

## INTRODUCTION

The purpose of this document is to provide a framework for the management and maintenance of the Parcel "C" Water Quality/Detention Pond at the Leona Quarry. Parcel "C" is located adjacent to the Mountain Boulevard on-ramp to Interstate 580 on the southwestern edge of the Leona Quarry development. As planned, the Leona Quarry site will be developed for attached and detached single-family homes, approximately 2 acres of park space and 3 recreation areas. The detention basin will be used to mitigate peak flows from the surface runoff on the subject site in addition to some storm water flows from the off-site Ridgemont Development as requested by the Alameda County Flood Control District. The detention basin design was based on results from hydrology modeling by Balance Hydrologics.

Inlets are located on the eastern and western ends of the basin, with a centrally-located outlet on the southern edge of the pond. Interior slopes for the basin are planned to be up to 24 feet high with a slope gradient of 2:1 (horizontal to vertical). A retaining wall, up to about 6 feet high, is planned around the basin at the top of the interior slope. Exterior slopes will be up to 20 feet high at a slope gradient of 2:1 (horizontal to vertical). A 10-foot-wide bench will extend around the top of the basin embankment. The basin is approximately 930 feet in length. The outlet discharges into an existing 39-inch-diameter storm drain pipeline that extends beneath Interstate 580.

We understand that the detention pond will be constructed with a 1-foot-thick layer of clay to impede the vertical migration of water. The 1-foot-thick clay liner will be overlain with a 1-foot-thick layer of soil to create the bottom of the basin. General monitoring and maintenance guidelines for a clay liner have been provided below.

### Monitoring Schedule

Quarterly monitoring during January, April, July and October is planned, with additional monitoring within two working days after significant storm events (defined as one inch of rainfall in a 12-hour period). Technicians retained by the GHAD will carry out site inspections and utilize the Monitoring Report Form included at the back of this manual. Personnel and subcontractors involved in detention basin management will be trained on reading the staff gauge, proper pruning/cutting techniques and inspection measures by the GHAD. A sample Inspection Report is included at the end of this letter.

The detention pond will be monitored to assure that it is self-draining with residence time that does not exceed the design criteria. The detention basin must drain within 24 hours after a rainfall event. All inlet structures will be monitored for proper functioning. Remedial procedures for the inlets should be taken immediately if the water level overtops an emergency spillway. Overtopping, or a drain time in excess of 24 hours would be indicative of silt build-up or an inoperable basin outlet structure that should be maintained/repared to prepare for subsequent storm events.

Sediment accumulation measurements will monitor the rate of sedimentation quarterly in the detention basin and identify the need for removal. Some sedimentation is expected within the basin; therefore, removal is planned only to the extent necessary for proper basin function.

### General Maintenance and Monitoring

Procedures for the following maintenance and monitoring items are presented in the following section:

- Inspection and repair of inlet and outlet structures.

- Stabilization and/or repair of eroded areas or failures of the embankment surrounding the Water Quality/Detention Pond.
- Pruning/cutting of the vegetation within and surrounding the Detention Pond.
- Maintenance of all access roadways.
- Monitoring any perimeter fencing for public safety.
- Sediment accumulation measurement and removal.
- Detention pond liner inspection and monitoring.

Inlet and Outlet Structures. Maintenance of inlet and outlet structures will involve the clearing of debris and repair of the trash rack structure, as required to allow passage of storm flows. The inlet and outlet structures should be visually inspected during or immediately after large storm events to avoid prolonged blockage. Any observed damage or apparent inoperability of the structures will be reported to the GHAD Manager immediately.

In the event that the primary detention basin outlet is rendered inoperable during a major storm event, the emergency overflow spillway should be allowed to operate as designed to pass the storm flows. Emergency maintenance of the inoperable outlet structure should be undertaken at such time, and with the equipment, that the GHAD Manager deems appropriate.

Detention Pond Embankment. Maintenance shall involve visual inspection of the detention pond embankment. The detention pond slopes should be inspected for obvious signs of vertical and/or horizontal displacements. All embankment sides should be free of erosion, rills, slumps or landslides. Any observed slope displacement should be reported to the GHAD Manager immediately. Any irrigation systems are to be monitored for proper function. Leaking or malfunctioning irrigation systems will be repaired within two days of inspection.

Vegetation. Vegetation that does not preclude the proper functioning of the Water Quality/Detention Pond should be allowed on the floor of the basin to aid in the trapping of sediment. Although vegetative growth is generally encouraged, excess vegetation (defined as shrub and tree growth in excess of 5 feet in height) must be removed from the basin floor by pruning. Herbicides will not be used in the basin unless absolutely necessary. Such use shall be governed by all applicable rules and regulations.

Vegetation removal will be accomplished by pruning with hand labor, unless aggressive, non-native species become pervasive, in which case other methods of removal can be initiated at the discretion of the GHAD Manager. Activities will involve only the cutting and removing of vegetation above the ground, e.g. mowing, rotary cutting and chainsawing, where the activity neither substantially disturbs the root system nor involves mechanized pushing, dragging or other similar activities. No heavy equipment will be used within the detention basin for routine vegetation control. The pruning debris will be removed from the basin in burlap or canvas bundles and trucked to an authorized dumpsite reviewed and approved by the GHAD Manager. Vegetation removed or destroyed during maintenance will be allowed to re-establish naturally without replanting.

Maintenance of Access Roads. Maintenance of access roads and top of berm bench will involve repair of excessive bumps, cracks and depressions such that maintenance vehicles can easily navigate the roads. The roadways will be inspected on a quarterly basis and repaired as needed. Any damage to or failures of the embankments near the road will be reported to the GHAD Manager immediately.

Fencing Repair. Maintenance of fencing involves repair of all gaps, tears, sags and breaks such that public safety is provided. All perimeter fencing will be monitored quarterly and maintained in good condition without breaks or damage.

Desilting and Clearing of Basin. The detention basin floor must be regularly cleared of excess sediment and excess vegetation to enable proper flow characteristics. Failure to do so can create flood hazards. The floor of the detention basin should be monitored on a quarterly basis. If sediment in excess of 18 inches or 10 percent of the storage capacity, whichever is greater, has accumulated above design grades, the sediment should be removed. Sediment accumulation will be measured with installed staff gauges. If vegetation in excess of 5 feet in height is present, it will require removal as described in the Vegetation section. Vegetation accumulation will be measured with a tape measure in at least four locations within the basin floor. Prior to sediment removal or vegetation pruning, the procedure should be reviewed and authorized by the GHAD Manager.

If sediment in excess of 18 inches or 10 percent of the storage capacity, whichever is greater, has accumulated above design grades during a quarterly sediment monitoring event, sediment removal shall be undertaken before the next winter season. The dry season is the preferred time of year for sediment removal. Sediment removal for routine maintenance will be with small mechanized equipment, hand labor and wheelbarrows as much as possible subject to compliance with regulatory agency requirements. Emergency repairs may require use of larger equipment including, but not limited to, excavators. Sediment will be removed in small sections, with as little disturbance to existing vegetation as possible. No heavy equipment will be used within the detention basin without permission from the GHAD Manager. To reduce potential damage to the clay liner during sediment removal no removal of material is allowed below the original design grades for the detention basin.

The sediment should be disposed of in a legal manner. In general, due to the steepness of the site, limited areas will be available to place the material from the detention basin on open space areas of the parcel and any proposed disposal areas should be reviewed by the GHAD Manager. The sediment will not be placed within 20 feet of a creek or drainage. The sediment will not be

placed on sloping ground, or any area of sensitive wildlife habitat. After spreading, the sediment will be hand seeded and covered with straw mulch.

Detention Basin Liner Inspection and Monitoring. Monitoring of the water quality/detention pond liner shall involve visual inspection of the detention basin containment area and piezometer measurement. The detention basin should be inspected for obvious signs of vertical and/or horizontal displacements. The base of the detention basin should be free of erosion, rills, slumps or landslides that significantly penetrate the basin liner. It may be necessary to recompact clayey liner materials if they have been disrupted. Any observed displacement should be reported to the GHAD Manager immediately.

Piezometers should be installed adjacent to the detention basin after the completion of basin construction and prior to the first expected filling of the basin. The piezometers would allow for monitoring of the subsurface water levels and this information should be included in the quarterly monitoring reports to the GHAD Manager.

#### Emergency Response and Scheduled Remedial Repair

Emergency response and scheduled repair expenditures are to be prioritized at the discretion of the GHAD Manager based upon available funds and the approved operating budget. When available funds are not sufficient to undertake all of the identified remedial and preventive stabilization measures, the expenditures are to be prioritized as follows in descending order of priority:

- A. Prevention, mitigation, abatement or control of hazards that have either damaged or pose a significant threat of damage to the detention basin embankments or spillway.

- B. *Prevention, mitigation, abatement or control of hazards which have either damaged or pose a significant threat of damage to ancillary structures, including but not limited to the inlet and outlet pipes.*
- C. *Prevention, mitigation, abatement or control of geologic hazards which have either damaged or pose a significant threat of damage to the detention basin.*

The techniques which may be employed by the Leona Quarry GHAD to prevent, mitigate, abate or control hazards include, but are not limited to, the following.

1. Repair, maintenance or replacement of inlet or outlet control valves and structures.
2. Stabilization (either partial or total) of embankments by removal and replacement with compacted, drained fill.
3. Construction of erosion control measures. *Whenever feasible, bioengineering techniques will be utilized and are preferred over hard armor.*
4. Placement of subsurface drainage devices (e.g. underdrains, or horizontal drilled drains).
5. Slope correction (e.g. gradient change, slope trimming or contouring).
6. Construction of additional surface ditches and/or detention basin, sediment traps, or backfill of eroded channels.

**MONITORING REPORT**

Leona Quarry  
Oakland, California

**PARCEL "C" WATER QUALITY/DETENTION POND OPERATIONS AND  
MAINTENANCE  
SITE MONITORING AND MAINTENANCE  
REPORT FORM**

(TO BE COMPLETED QUARTERLY IN JANUARY, APRIL, JULY AND OCTOBER AND  
AS NECESSARY DURING HEAVY RAINFALL)

Inspector: \_\_\_\_\_ Date: \_\_\_\_\_

Weather Conditions: \_\_\_\_\_

Days since last rainfall: \_\_\_\_\_ Dry season? \_\_\_\_\_ Wet season? \_\_\_\_\_

Pond Water Level: \_\_\_\_\_

Sediment Accumulated since Last Monitoring Event \_\_\_\_\_

MONITORED CONTROL	YES	NO	N/A	COMMENTS/ SUGGESTED MAINTENANCE
1. Are inlet and outlet structures functioning properly, allowing the pond to drain and are they in satisfactory condition?				
2. Are access roads in satisfactory condition?				
3. Is all perimeter fencing in good condition without breaks, gaps or damage?				
4. Have the debris racks been cleaned and are they in good condition?				



MONITORED CONTROL	YES	NO	N/A	COMMENTS/ SUGGESTED MAINTENANCE
5. Are embankments surrounding the pond in good condition without rills or failures?				
6. Is the vegetation less than 5 feet in height?				
7. Are embankment slopes protected with mulch or vegetation?				
8. Has sediment removal been undertaken in the last 3 months?				
9. Is there evidence of chemical sheen or odor, contaminated runoff, litter or blowing debris in or near the pond?				
10. Do any pond devices require maintenance to provide more effective function?				
11. Are there signs of leaking irrigation systems?				
12. Are there any signs of vandalism?				
13. Are mosquitoes evident?				
14. Has mosquito abatement been undertaken since the last monitoring event?				

MONITORED CONTROL	YES	NO	N/A	COMMENTS/ SUGGESTED MAINTENANCE
15. Are there remedial/repair tasks that should be undertaken in the near future?				
16. Is there evidence or information received in the last 3 months to indicate a lengthy drain time?				

**“No” answers to Items 1-7 or “Yes” answers to Items 8-16 require a corrective action noted on Page 3.**

**PARCEL "A" WATER QUALITY/DETENTION POND OPERATIONS AND  
MAINTENANCE  
SITE MONITORING AND MAINTENANCE  
REPORT FORM (CONTINUED)**

**CORRECTIVE ACTIONS UNDERTAKEN  
(If none required, enter date and "none")**

DATE	DEFICIENCY NOTED	CORRECTIVE ACTION

DATE	DEFICIENCY NOTED	CORRECTIVE ACTION

5188.5.001.01  
August 2, 2004

**APPENDIX B**

**H.T. HARVEY AND ASSOCIATES**

**Leona Quarry Slope Revegetation Plan  
(Revised in Accordance with the April 2004 Grading Plan)  
Oakland, California  
April 16, 2004**

5188.1.001.02  
August 13, 2004  
Latest Revision March 9, 2005

**LEONA QUARRY SLOPE  
REVEGETATION PLAN  
(Revised in Accordance with  
the April 2004 Grading Plan)**



***H. T. HARVEY & ASSOCIATES***  
***ECOLOGICAL CONSULTANTS***

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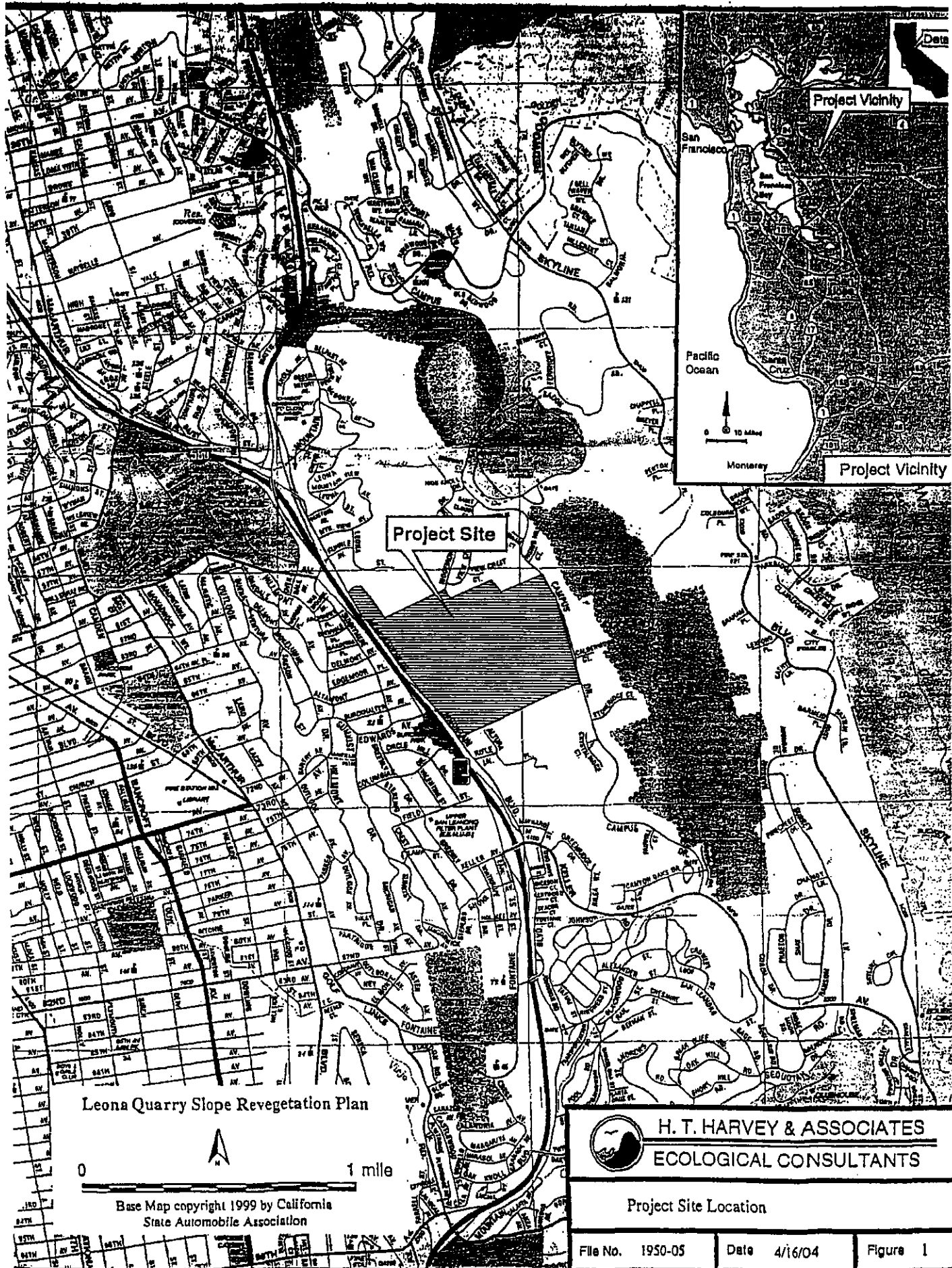
## 1.0 INTRODUCTION

This revegetation plan for the Leona Quarry was prepared for The DeSilva Groups' Leona Quarry project. This plan presents the revegetation design for the slope reclamation portion of the project and incorporates the most recent grading plans provided to H.T. Harvey & Associates in April 2004 by Carlson Barbee & Gibson, Inc. In addition, the plan incorporates design revisions in response to comments on slope erosion control provided by Lowney & Associates (comments dated January 30, 2004). This plan is based on the Conceptual Revegetation Plan for Reconstructed Slopes (H.T. Harvey & Associates 2001a) that was submitted to the City of Oakland as part of the project's Draft Environmental Impact Report (DEIR) (ESA 2002). In accordance with the City's Conditions of Approval #17, 18, and 21 (approved on October 23, 2002), the plan includes the following:

1. restoration of a minimum of 37 acres of habitat for Alameda Whipsnake (*Masticophis lateralis euryxanthus*) and other native species;
2. more detailed revegetation plans for the main slope that are consistent with the "Conceptual Revegetation Plan for Reconstructed Slopes" (H.T. Harvey & Associates 2001a);
3. revegetation plans for the denuded slopes along the western side of the project (Parcels C-C and D-D) that were not addressed in the "Conceptual Revegetation Plan for Reconstructed Slopes" and;
4. revegetation plans for tree replacement that are consistent with the City's Tree Ordinance and the DEIR tree replacement mitigation measures.

The Leona Quarry project site is located in southeast Oakland, Alameda County, California (Figure 1). Residential development, Highway 580 and Mountain Boulevard border the site to the south and southwest. The site extends upslope and is bordered to the northeast by Campus Drive and residential development. The Leona Heights Regional Open Space Preserve is located approximately 1.5 miles to the northeast. Relatively undisturbed sage scrub, chaparral and oak woodland vegetation border the site to the east and west. Located in the East Bay Hills, elevations at the site range from 300 feet on the southwestern portion of the quarry floor to 1067 feet along the quarry crest adjacent to Campus Drive. The Leona Quarry has been in operation as a rock quarry since the early 1900s. Throughout the life of the quarry, quarrying activities have severely altered the topography, soils and vegetation throughout the majority of the approximately 128-acre site.

The Leona Quarry project proposes a combination of primarily residential development with quarry slope reclamation and revegetation. The majority of the proposed residential development is located in the lower elevation, southwestern portion of the site (Figure 2). The remainder of the residential units is proposed along Campus Drive at the upper elevation portion of the site. Slope reconstruction combined with revegetation is proposed for the existing steep, denuded quarry slope between Campus Drive and the lower development area in the northeast portion of the site. This approximately 37.5-acre revegetation area on reconstructed slopes is shown in Figure 2.



Leona Quarry Slope Revegetation Plan

0 1 mile

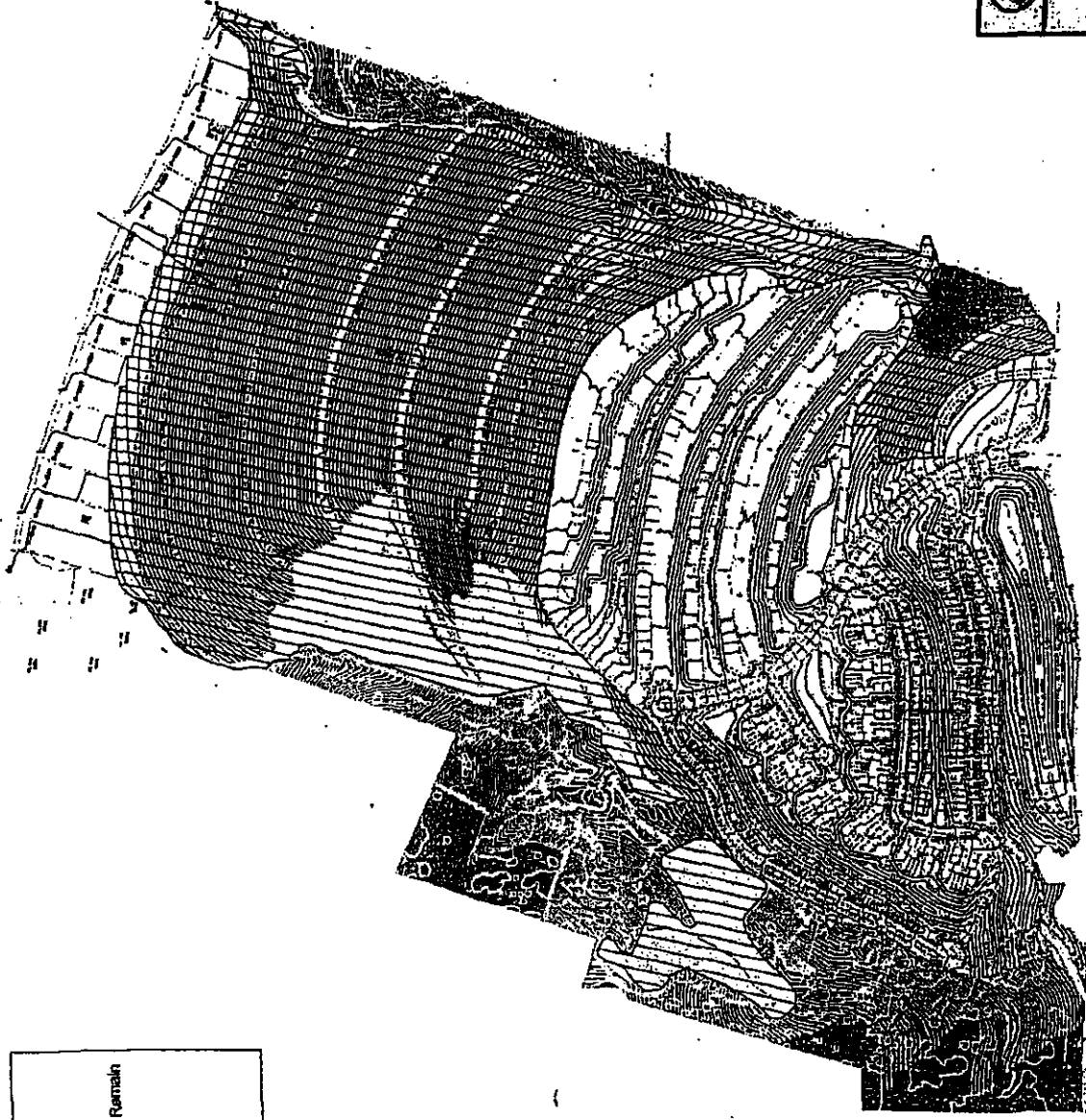
Base Map copyright 1999 by California State Automobile Association








H. T. HARVEY & ASSOCIATES  
ECOLOGICAL CONSULTANTS

Project Site Location

File No. 1950-05	Date 4/16/04	Figure 1
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**Legend**

-  Slope Revegetation Areas
-  Existing Well-Vegetated Areas to Remain (No Revegetation Required)
-  Design Grade
-  800
-  Pilot Revegetation Site (Installed In Fall 2001)

0 100 200 300 400

Scale: 1" = 300'

North Arrow

Prepared by: [illegible]  
Checked by: [illegible]

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Revegetation is also proposed for portions of the disturbed, unvegetated quarry slopes located beyond the limits of slope reconstruction in the northern and western portions of the site (Figure 2). This area encompasses approximately 8.1 acres.

Currently, an approximately 0.6-acre area within the northwest portion of the project site is being utilized for a pilot revegetation study (Figure 2). The primary purpose of the pilot project is to analyze vegetation response, cost-effectiveness, and relative difficulty of installation of a number of revegetation techniques (H.T. Harvey & Associates 2001b). Five experimental plots were selected for the pilot project to test the various revegetation treatments, which include two irrigation regimes, two soil amendment treatments, and two shrub seeding methods. The experimental plots consist of a tree planting plot, a shrub planting plot, a shrub broadcast seed plot, a shrub hydroseed plot, and a gully planting pocket plot. The pilot plots were installed in Fall 2001 and were subsequently monitored by H. T. Harvey & Associates in Fall 2002 and 2003. Information obtained from the first two years of monitoring was incorporated into the revegetation design presented herein.

The first year results at the pilot shrub and tree planting plots are promising. The dominant plant species, soil amendments, plant installation and maintenance techniques employed resulted in moderate to high survival and growth. Tree survival was 100% and shrub survival was 63% after the first growing season. Based on results of the Year-1 data analysis, there appears to be no significant difference between the manual irrigation treatment and the drip irrigation treatment for any species in terms of survival or growth characteristics, which included height and crown volume (H.T. Harvey & Associates 2003). California sagebrush and chamise seedlings, which received the deep plus shallow amendment treatment, performed slightly better in terms of height and crown volume than those that received only the shallow amendment treatment. These initial findings were used to assist in development of this conceptual plan (Figure 2). Additional replanting, revegetation technique experimentation, and quantitative monitoring was implemented in 2003 within the pilot revegetation plot.

This conceptual revegetation plan proposes soil preparation and revegetation techniques for the slope reconstruction area and the northern, ungraded portions of the slope (Figure 2). The boundary of the reconstructed slope revegetation area was defined by the grading limits to the east and west, the proposed lots along Campus Drive to the north, and by a 50-foot buffer from the proposed roads in the lower development area to the southwest. The boundaries of the northern, ungraded revegetation areas were defined as those areas outside the area of mass grading in the northern portion of the site, which are currently poorly vegetated. The revegetation layout and slope geometry were based the most recent grading plans (Carlson, Barbee & Gibson, Inc., April 2004). Preparation of the revegetation plan involved close coordination and collaboration with the project proponent and the project team's geotechnical engineer (Frank Berlogar of Berlogar Geotechnical Consultants) and civil engineer (Grant Gibson of Carlson, Barbee & Gibson). In addition, soil and vegetation studies were conducted in unquarried, densely vegetated reference sites and throughout the quarry site to provide a basis for the soil preparation plan and revegetation plant species palette.

## 2.0. EXISTING SITE CONDITIONS AND REVEGETATION PLAN GOALS

### 2.1 EXISTING REVEGETATION SITE CONDITIONS

The existing quarry slope to be reconstructed (regraded) and revegetated is approximately 350 to 1070 feet above mean sea level (MSL) with an overall gradient of approximately 1.5 Horizontal: 1 Vertical (1.5H:1V). The north slope is approximately 500 to 950 feet above MSL in the northeast section and 450 to 760 feet above MSL in the northwest section and also has an overall gradient of approximately 1.5 horizontal: 1 vertical (1.5H:1V). Slopes are 1H: 1V and steeper in numerous localized areas. The majority of this slope is sparsely vegetated even though historic aerial photography shows that soil disturbance from quarry activities ceased throughout much of the slope between 1988 and 1992. Poor vegetation establishment is likely due primarily to soil instability, low soil fertility, poor development of soil structure, and limited plant available water. Soil erosion and slumping events are too frequent to allow early successional plant species to gain a foothold. Berlogar (2000) observed a number of sidecast fills throughout the quarry slope that are loose and highly susceptible to erosion. Numerous erosional gullies, surficial landslides and debris fans are present (Berlogar 2000).

Scattered patches of vegetation are present and are dominated by French broom (*Genista monspessulana*), with smaller patches of pampas grass (*Cortaderia ssp.*). Both French broom and pampas grass are invasive, non-native species common on disturbed soils. French broom is native to the Mediterranean region and pampas grass to South America. A few small patches of arroyo willow (*Salix lasiolepis*) are present in the ephemeral drainage gullies on the slope. The occurrence of willows indicates the likely presence of ground water close to the soil surface throughout the year at these locations. Along the north portion of the slope, small patches of California sagebrush, Santa Barbara Island buckwheat (*Eriogonum giganteum* var. *compactum*) coyote brush (*Baccharis pilularis*), and grasses such as wild oats (*Avena fatua*) and pampas grass occur. Steep, rocky portions (1.5H:1V and steeper) of the north slope are sparsely vegetated with a mixture of grasses and small shrubs (especially Santa Barbara Island buckwheat) growing in small pockets of soil.

### 2.2 REVEGETATION PLAN GOALS

The overall goal of this conceptual revegetation plan is to establish a moderately dense cover of self-sustainable herbaceous (i.e. grasses and forbs) and woody (i.e. trees and shrubs) vegetation on the reconstructed and north slopes. In this case, the term self-sustainable refers to a self-perpetuating plant-soil system that does not require anthropogenic inputs such as fertilizer, water, or re-planting beyond an approximately 3-year plant establishment/maintenance period. Woody vegetation will be planted within localized planting areas on approximately 40% of the site, while herbaceous vegetation and shrubs will be established via seed, which will be applied throughout the majority of the reconstructed and north slopes. The most efficient means of achieving these goals is to utilize native plant species adapted to the site-specific edaphic (soil) and climatic characteristics and to provide topsoil conditions suitable for their establishment and growth.

The specific revegetation plan goals are as follows:

- control soil erosion;
- restore sustainable native plant communities within localized planting areas similar in species composition to the adjacent undisturbed habitats;
- provide a minimum of 37 acres of restored habitat for the federally-threatened Alameda Whipsnake and other native species;
- utilize existing on-site topsoil and soil amendments as necessary to provide topsoil conditions suitable for colonization by native, site-specific plant species;
- create initial soil-vegetation conditions that will promote the long-term progressive improvement of soil fertility and topsoil development;
- salvage and reuse on-site topsoil;
- minimize the need for long-term vegetation maintenance beyond a 3-year plant establishment period;
- enhance the visual appearance of the landscape;
- break up the linear, human-made appearance of the constructed benches, and;
- provide ecological connectivity across the quarry slope between adjacent undisturbed chaparral and oak woodland habitats.

## 3.0 BASIS OF REVEGETATION DESIGN FIELD STUDIES

### 3.1 INTRODUCTION

To meet the revegetation design objectives of establishing a self-sustainable native plant community, a study was conducted of the soils and vegetation within reference sites, the revegetation area for the reconstructed slope, and at potential topsoil harvest sites. Information gathered during this baseline study was utilized to formulate the design of the soil preparation plan and the target plant species composition for the revegetation site. The planting palette was further refined based on plant species performance at the Pilot Revegetation Site.

### 3.2 CHARACTERIZATION OF REFERENCE SITES

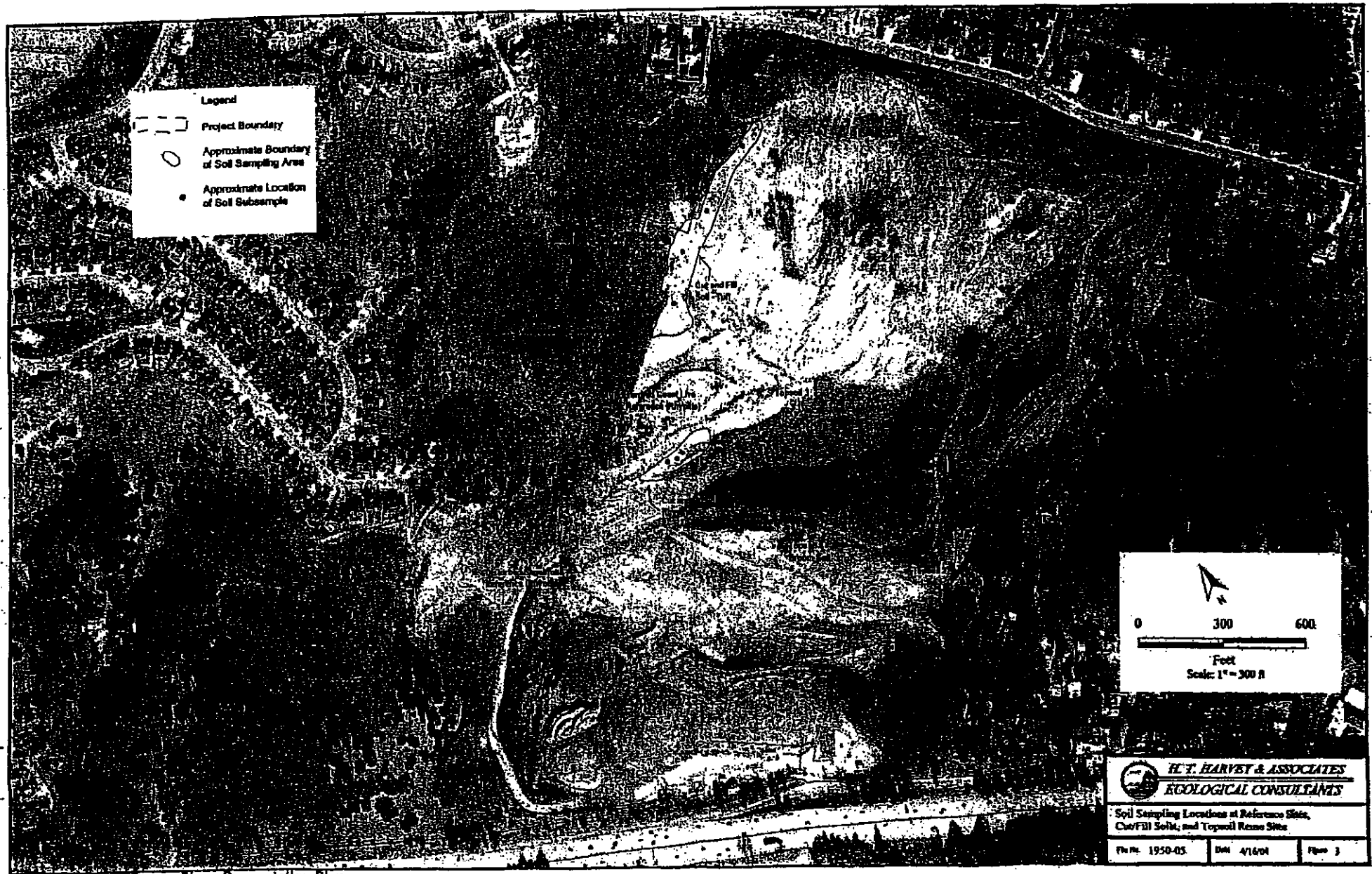
#### 3.2.1 Overview

The term reference site refers to an area of land that comprises a plant community similar to the desired plant community for a restoration project (SERG 2001, Bowler 2000, Read et al. 1996). The reference site provides a model of what the area to be restored should resemble once the revegetated plant community has established. In addition, the reference site provides information about the environmental characteristics that allow the desired vegetation type to grow. Ecological factors are compared between the reference site and the restoration site and typically include such variables as plant species composition, soil profile stratification, depth of topsoil, soil nutrient status, soil texture, soil organic matter content, the status of the soil microbial community, and the slope and aspect of the site. The goal of this comparison is to determine which factors control the composition of species within the desired plant community and to determine if any of these factors can be re-established within the restoration site to increase the probability of successful plant establishment.

To determine the appropriate target species composition and topsoil characteristics for the Leona Quarry revegetation project, six reference sites were identified and analyzed (Figure 3). In this report, reference sites are defined as areas adjacent to the project site where: 1) native vegetation is growing; 2) no quarry activities have occurred, with the exception of the disturbed sagebrush reference site (see below); and 3) the parent material consists of either tuff or rhyolite. The reference sites were then compared to proposed topsoil reuse areas (Section 3.2) and proposed cut and fill soils (Section 3.3) to determine the probability of successful plant establishment.

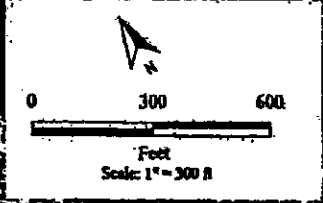
#### 3.2.2 Methods

Data on the soils, vegetation, and other pertinent environmental characteristics were collected from the six reference sites. The six reference sites were selected based upon the plant species composition, parent material, and proximity to the project site. The reference sites are all located north/northwest of the revegetation site (Figure 3). Soil samples were collected from the sites by digging three to four soil pits (sub-samples) to a minimum depth of 12 inches (30 cm) at each



Legend

- Project Boundary
- Approximate Boundary of Soil Sampling Area
- Approximate Location of Soil Subsample



**H. T. HARVEY & ASSOCIATES**  
**ECOLOGICAL CONSULTANTS**

Soil Sampling Locations at Reference Sites,  
Cut/Fill Sites, and Topsoil Remo Sites

FIG. NO. 1950-05    DATE 4/16/04    PAGE 3

Leona Quarry Slope Revegetation Plan



site. Sub-samples from each site were composited to create an approximately one-gallon soil sample. All sub-samples were collected starting immediately below the soil litter layer and extending down to the bedrock layer. Large rocks, plant litter, and debris were removed. Data collected from each soil pit included general descriptions of such variables as the soil profile, the percent rock fragment, depth to bedrock, aspect (defined as the direction toward which the land surface is oriented), elevation, rooting zone, and plant community composition. Each variable was qualitatively evaluated and used to assess the environmental characteristics of the site. In addition, soil samples were sent to the Soil and Plant Laboratory (Santa Clara, CA) for nutrient, texture, organic matter content, and pH analysis.

### 3.2.3 Results

The reference sites are classified as central coastal scrub for the California sagebrush dominated sites and northern mixed chaparral for sites dominated by chamise (*Adenostoma fasciculatum*) (Holland 1986). In addition, soils within a patch of coast live oak woodland were sampled. The majority of the reference sites are outside of the previously disturbed quarry boundaries, with the exception of the disturbed sagebrush reference site (Figure 3). The disturbed site was previously part of the active quarry site, but has since been recolonized by California sagebrush. Because of the disturbed nature of this site, it provides a good reference in terms of the likely conditions present within some of the reconstructed slope locals.

The topography of the reference sites is very steep with gradients of 2H: 1 V and steeper. The reference sites have west to southwest aspects with the exception of the disturbed sagebrush site, which has an aspect that is more to the south. Elevation ranges from 700 feet above mean sea level (MSL) to approximately 1000 feet above MSL. The plant community types form a mosaic across the landscape with each plant community gradually grading into the next.

**3.2.3.1 Undisturbed Chamise Reference 1 (Rhyolite).** Undisturbed chamise reference site 1 is dominated by a dense cover of chamise with California sagebrush, coyote brush, deerweed (*Lotus scoparius*), coast range melic (*Melica imperfecta*), big squirreltail (*Elymus multisetus*), creeping snowberry (*Symphoricarpos mollis*), orange bush monkeyflower (*Mimulus aurantiacus*), poison oak (*Toxicodendron diversilobum*), and golden yarrow (*Eriophyllum confertiflorum* var. *confertiflorum*) growing in gaps within the chamise canopy. Little to no vegetation grows beneath the dense canopy of the chamise. The plant community type is located at elevations ranging from approximately 700 to 850 feet above MSL.

The parent material of this site is primarily rhyolite. The soil profile consists of a light brown, shallow mineral soil approximately 13 inches thick, overlying unconsolidated bedrock. The mineral soil contains approximately 30-35% rock fragments, with the chamise roots penetrating the unconsolidated bedrock.

**3.2.3.2 Undisturbed Chamise Reference 2 (Tuff).** Undisturbed chamise reference site 2 is similar to the first chamise reference site including the species composition, rooting characteristics, and aspect. The primary differences between the two sites are that the parent material of reference site 2 is tuff, the soil layer is thicker and the elevation is 750 to 1000 feet above MSL. A leaf litter layer (0.5-1 inch thick) was present underlain by an approximately 4-inch thick dark brown organic matter enriched layer. This was underlain by mineral soil to a

depth of at least 18 inches. Relatively well-developed soil aggregate structure was present in the upper 12 inches of the profile.

**3.2.3.3 Undisturbed Sagebrush Reference (Rhyolite).** The undisturbed sagebrush reference site is dominated by California sagebrush and has a relatively dense understory composed of deerweed, coast range melic, poison oak, golden yarrow, coyote brush, wild cucumber (*Marah fabaceus*), California poppy (*Eschscholzia californica*), and caterpillar phacelia (*Phacelia cicutaria*). The site has less than 10% bare ground, on average. This plant community type occurs at elevations between approximately 500 to 650 feet above MSL.

The parent material associated with the undisturbed sagebrush reference site is composed primarily of rhyolite. The soil has a one-inch thick black organic soil layer on top of a well-developed dark brown mineral soil. The mineral soil is approximately 23 inches thick and contains 10-15% rock fragments overlying the unconsolidated bedrock. The roots of the plants at the site penetrate both the mineral soil and unconsolidated bedrock.

**3.2.3.4 Undisturbed Chamise/Sagebrush Reference (Rhyolite).** The undisturbed chamise/sagebrush reference site represents a transition, or ecotone, between the undisturbed chamise and undisturbed California sagebrush reference sites. The site occurs at elevations of approximately 650 to 750 feet and is composed of a relatively even mix of chamise and California sagebrush. Other native species occurring in this ecotone include deerweed, California figwort (*Scrophularia californica* ssp. *californica*), wild cucumber, coast range melic, toyon (*Heteromeles arbutifolia*), coyote brush, golden yarrow, poison oak, and blue elderberry. The percentage of bare ground is approximately 10-15%.

The chamise/sagebrush site occurs on rhyolite. The soil associated with the chamise/sagebrush reference site has a small, black, organic soil layer (less than a half inch deep) on top of a weakly developed brown mineral soil. The brown mineral soil overlies unconsolidated bedrock. The mineral soil contains approximately 20-25% rock fragments and is approximately 12 inches thick. The roots of many of the understory species penetrate to a depth of about 10 inches, while the roots of the shrubs penetrate both the mineral soil and the unconsolidated bedrock.

**3.2.3.5 Disturbed Sagebrush Reference (Rhyolite).** The disturbed sagebrush reference site occurs in an area that was previously quarried, but has since been recolonized by California sagebrush and other plant species such as pampas grass, red brome (*Bromus madritensis* ssp. *rubens*), riggut brome (*Bromus diandrus*), deerweed, and coyote brush. Factors contributing to the re-establishment of vegetation at this site may have included moderate slopes, favorable soils, appropriate hydrology, and/or nearby seed source. The disturbed sagebrush reference site occurs at the same elevation and in close proximity to the undisturbed sagebrush reference site. The disturbed site is dominated by California sagebrush and contains a mostly bare ground understory with very little vegetation growing between the sagebrush plants.

The soil that occurs on the disturbed sagebrush reference site is a thin, poorly developed mineral soil approximately 1-2 inches thick that has 80-90% pea-size rocks overlying unconsolidated bedrock. The site is composed of rhyolite parent material. The roots of the California sagebrush penetrate the mineral soil and the unconsolidated bedrock to a depth of approximately 12 inches.

**3.2.3.6 Undisturbed Coast Live Oak Reference (Rhyolite).** The coast live oak reference site occurs adjacent to the undisturbed chamise and sagebrush reference sites along a small ridgeline at approximately 600 to 800 feet elevation. The site is dominated by coast live oak with an understory comprised of poison oak, wild-cucumber, and coast range melic and about 30-40% bare ground.

Approximately 6-inches of decomposing leaf litter occurs above the soil surface. The leaf debris layer serves as a food source for the soil microorganisms. A thick organic soil layer, which is being created in part by the soil microorganisms breaking down the above ground leaf debris, can be found in the first 2 to 3 inches of soil. Below the organic soil layer is an approximately 13- inch thick, well-developed gray-brown mineral soil, containing approximately 30-40 % rock fragments. The mineral soil overlies the unconsolidated bedrock. The parent material within the coast live oak reference site is rhyolite.

### **3.2.4 Soil and Plant Laboratory Results**

The Soil and Plant Laboratory analysis results and report are presented in Appendix A and summarized below. The reference site soils were characterized as gravelly loam, gravelly clay loam, or gravelly sandy clay loam (Table 1). The soil analysis also indicated that the majority of the reference site soils have low concentrations of nitrogen (5 -13 ppm) and phosphorous (1 - 8 ppm) (Table 1). Potassium levels ranged from 170 - 430 ppm and were considered to be adequate for most plants. The ratios between calcium and magnesium were adequately balanced for all soils within the reference areas. The pH's of the soils were moderately acidic (5.3 - 5.9), with the exception of the disturbed sagebrush site (pH = 7.4). The organic matter contents were unexpectedly high at the undisturbed chamise and sagebrush reference sites (3.7 - 4.4%) and coast live oak site (7.2%). In contrast, the disturbed sagebrush site exhibited a relatively low to moderate percent organic matter (1.1%).

**Table 1. Leona Quarry Soil Laboratory Analysis Results for Select Key Factors (See Appendix A for entire soil laboratory analysis results)**

Sample ID	% OM*	Texture** (USDA)	% Clay	pH	NO <sub>3</sub> ppm	PO <sub>4</sub> ppm	K ppm	Ca ppm	Mg ppm
<b>Reference Soils</b>									
Undisturbed Chamise 1 (Rhyolite)	3.9	GL	22.9	5.5	13	1	290	1340	330
Undisturbed Chamise 2 (Tuff)	3.7	GL	24.5	5.5	7	2	250	1450	388
Undisturbed Sagebrush (Rhyolite)	4.4	GCL	22.9	5.9	6	4	400	2000	672
Undisturbed Chamise/Sagebrush (Rhyolite)	4.3	GL	20.9	5.9	7	2	250	1860	372
Disturbed Sagebrush (Rhyolite)	1.1	GCL	26.4	7.4	5	6	170	3050	402
Undisturbed Coast Live Oak (Rhyolite)	7.2	GSCL	23.9	5.3	6	8	430	2290	506
<b>Cut and Fill Revegetation Soils</b>									
Rhyolite 1	0.6	GL	24.9	6.9	5	7	70	1620	856
Rhyolite 2	0.6	GSL	16.9	7.3	4	1	120	1430	896
Tuff	0.1	GCL	22.3	5.3	6	6	90	190	828
<b>Topsoils</b>									
Topsoil 1 a (Grass)	0.5	GSCL	25.4	6.8	4	9	60	2140	2050
Topsoil 1 b (Shrub)	0.6	GSCL	21.5	6.7	4	9	70	2440	3220
Topsoil 1 c	0.5	GSL	18.5	6.7	4	4	90	3290	2300
Topsoil 2 – Oak Woodland	3.3	GL	26.8	5.0	6	5	310	1330	546
Topsoil 2 – Grass/Shrub	1.9	GL	26.4	5.7	10	1	120	1560	540
Topsoil 3	1.7	GL	26.5	7.3	4	16	110	2870	830
Topsoil 4	1.6	GCL	26.5	7.3	11	20	190	2330	668

\* OM = Organic Matter

\*\* G = Gravelly, S = Sandy, C = Clay, L = Loam

### 3.3 ASSESSMENT OF SOIL SUITABILITY ON THE CUT AND FILL SLOPE AREAS

#### 3.3.1 Overview

The parent material at Leona Quarry is primarily composed of two types of bedrock: tuff and rhyolite (Berlogar Geotechnical Consultants 2000). Rhyolite is further divided into rhyolite 1 and rhyolite 2 based on weathering and alteration of the bedrock. Following site grading, these parent materials will comprise the majority of the soil and sub-soil within the cut and fill slopes, and therefore, will need to support most of the plant growth. Analysis of these soils provides an understanding of the physical, chemical, and biological make-up of the soil and helped determine which, if any, soil amendments are needed to make the soils more suitable for native plant growth.

#### 3.3.2 Methods

Samples of tuff and rhyolite were collected and analyzed using the same methods that were used for the soils from the reference sites (see Section 3.2.2). Three areas were sampled including a site composed of tuff, a site composed of rhyolite 1, and a site composed of rhyolite 2 (Figure 3). Soils were evaluated based on quantitative data obtained from Soil and Plant Laboratory and qualitative observations made in the field. The cut and fill revegetation soils were each compared to the reference site soils. Soil amendments were partially based on recommendations from the Soil and Plant Laboratory.

#### 3.3.3 Soil Suitability for Vegetation Establishment

The tuff, rhyolite 1, and rhyolite 2 sample areas all occur within the active quarry and are primarily composed of sub-soil exposed by quarry excavation (Figure 3). The tuff sample area contains little vegetation, primarily due to the steep slopes. The rhyolite 1 and 2 sample areas comprise non-native ruderal species including wild oats (*Avena fatua*), red brome, Italian thistle (*Carduus pycnocephalus*), and French broom. The rhyolite 2 sample area is relatively flat, while the rhyolite 1 sample area has a steeper grade. Table 1 provides details about some of the most important soil factors for plant growth at Leona Quarry. The three cut and fill soil samples had low organic matter content (0.1% - 0.6%). The rhyolite 1 and 2 soils had relatively high pH (6.9 and 7.3, respectively), while the tuff sample had a pH of 5.3. Nitrate and phosphate concentrations were similar to the reference sites, while the potassium levels in all three soils were lower than the concentrations in the reference sites. The ratio of calcium to magnesium was also relatively low for all three samples compared to the reference sites indicating a lack of calcium and relatively high magnesium in these soils.

Although the tuff, rhyolite 1, and rhyolite 2 revegetation site soils share some of the same characteristics as the reference site soils (e.g. low nitrate and phosphate concentration), overall the soils do not match those found at the reference sites. Therefore, the cut and fill soils will require soil amendments and/or topsoil placement prior to seeding and planting. The goal of the amendment and topsoil additions is to establish a soil that more closely matches the reference site soils and is thus more appropriate for the establishment of the target habitat.

## 3.4 ASSESSMENT OF ON-SITE TOPSOIL SUITABILITY FOR POTENTIAL REUSE

### 3.4.1 Overview

Topsoil provides many benefits to native plantings including providing organic matter, nutrients, native plant seed, and soil microbes to otherwise harsh revegetation conditions (Holmes 2001). Therefore, the potential for topsoil salvage from on-site locations and reuse on the revegetation site was investigated. The primary objective of this investigation was to identify areas that are composed of topsoils that match, as much as possible, the soil found within the reference sites. If necessary, this may require the addition of soil amendments.

Potential topsoil salvage areas were chosen based on multiple factors including the footprint of grading, the characteristics of the soils, size of area, and the composition and density of vegetation. Five potential topsoil salvage areas were identified and are shown in Figure 3. These included an area along Campus Drive (Topsoil 1), an area composed of an oak woodland and grasses and shrubs occurring along the south border of the site (Topsoil 2 – Oak Woodland and Topsoil 2 – Grass/Shrub), an area within the quarry that is composed of fill material (Topsoil 3), an area composed of French broom in the central portion of the quarry (Topsoil 4), and a topsoil adjacent to existing gullies, which will be filled during grading operations (Gully Fill Topsoil).

The majority of the potential topsoil salvage areas are located within the footprint of former quarry activity. As such, the soil profile in these areas has been significantly altered. Therefore, the term topsoil is used loosely in this context to refer to the upper zone of the soil profile. Woody and herbaceous vegetation has recolonized these areas and reinitiated the process of topsoil development.

### 3.4.2 Methods

Samples from the potential topsoil salvage areas, excluding the Gully Fill Topsoil, were collected and analyzed using the same methods that were used for the soils from the reference sites (see Section 3.1.2). Soils were evaluated based on quantitative data obtained from Soil and Plant Laboratory and qualitative observations made in the field. The determination of which topsoil salvage areas provide suitable topsoil was based on a critical analysis of the similarity of each site's topsoil to the reference sites' topsoils. Soil amendments were based, in part, on recommendations from Soil and Plant Laboratory. The Gully Fill Topsoil was qualitatively assessed in the field to determine whether it was suitable for use within the gully repair sites. Quantitative data was not collected from this topsoil.

### 3.4.3 Results

The raw chemical and particle size analysis data is presented in Appendix A. Table 1 provides a summary of this data.

**3.4.3.1 Topsoil 1.** Topsoil 1 occurs at the top of the quarry at approximately 1000 feet above MSL (Figure 3). Topsoil 1 comprised fill from on-site that was placed along Campus Drive sometime in the early 1990's (Chapman 2001, pers. comm.). A sparse cover of predominantly

non-native grasses including wild oats and Italian ryegrass (*Lolium multiflorum*) has established. Native species such as coyote brush, poison oak, big squirreltail, and California poppy are sparsely distributed throughout this site. Three soil samples were taken from the Topsoil 1 location (Topsoil 1 a, b, and c). Topsoil 1a and 1b were sampled in January 2003 from areas comprising grasses and shrubs, respectively, while Topsoil 1c was sampled in May 2001 from both grass and shrub dominated areas. All samples had similar characteristics (Table 1). The organic matter content is relatively low (0.5-0.6%) and the pH is higher than that found in the majority of the reference sites (6.7-6.8). Nitrate levels are 4 ppm for all samples, while phosphate range from 4-9 ppm. These levels are similar to the reference sites' nitrate and phosphate levels (Table 1). The potassium levels (60-90 ppm) and the ratio of calcium to magnesium, on the other hand, are low compared to the reference sites.

Topsoil 1 will provide suitable topsoil for the cut slope if appropriate soil amendments are incorporated (see Section 4.3.2.1). It is recommended that the top 12 inches of topsoil be harvested from the site and appropriate amendments incorporated. The total volume of topsoil available at Topsoil 1 is approximately 7450 cubic yards.

**3.4.3.2 Topsoil 2.** Topsoil 2 is located at approximately 500 to 750 feet above MSL (Figure 3). The area was divided into two sections for topsoil analysis. The first area occurs in the southeast corner of the site and consists of an oak woodland composed primarily of mature coast live oak and valley oak (*Quercus lobata*). The understory is comprised primarily of a 2 to 3-inch thick layer of leaf litter with patches of grasses growing within gaps in the canopy. The second sample was taken from an area north of the oak woodland composed of open grassland with scattered patches of shrubs. The vegetation within this area consists of coyote brush, California sagebrush, poison oak, wild oats, Italian ryegrass, ripgut brome, squirreltail, and coast range melic. The oak woodland and grass/shrub topsoils have organic matter contents of 3.3% and 1.9%, respectively (Table 1). The pHs of the soils are 5.0 for the oak woodland and 5.7 for the grass/shrub, which are both similar to pHs of the reference sites. The nutrient statuses of the two topsoil samples are also similar to most of the reference sites. Nitrate levels for the oak woodland and the grass/shrub site are 6 ppm and 10 ppm, respectively, the phosphate levels are 5 ppm and 1 ppm, respectively, and the potassium levels are 310 ppm and 120 ppm, respectively. The ratios of calcium to magnesium are slightly low compared to the reference sites for both Topsoil 2 sites:

Because both Topsoil 2 samples are comparable to the reference sites, it is recommended that the topsoil from this site be considered for reuse. The total volume of topsoil available at Topsoil 2 is approximately 2856 cubic yards assuming that 1.5 vertical feet is available for harvest.

**3.4.3.3 Topsoil 3.** Topsoil 3 is located at approximately 480 feet above MSL (Figure 3) and is composed of many non-native ruderal species including wild oats, ripgut brome, red brome, and French broom. This soil was imported to the site from primarily two off-site sources (Chapman 2001, pers. comm.). The organic matter content is somewhat low (1.7%) and the pH is high (7.3) compared to the reference sites (Table 1). Although nitrate levels are similar to the reference soils (4 ppm), the phosphate level is extremely high (16 ppm). No literature was found concerning the role of phosphate in French broom growth and invasion, but it is hypothesized that the high level of phosphate within the topsoil is the main contributing factor in the success of French broom at this site. In addition, patches of French broom surround the site. The soil

potentially has a high number of viable French broom seeds that could germinate on the reclaimed slope, which could be detrimental to the revegetation of the target habitats.

Because Topsoil 3 is composed of fill material of unknown origin and the characteristics of the soil may encourage the expansion of French broom, it is recommended that Topsoil 3 not be used within the revegetation site.

**3.4.3.4 Topsoil 4.** Topsoil 4 is located along the southern portion of the active quarry at approximately 550 feet above MSL (Figure 3). The site is dominated by French broom and other non-native ruderal species. Soils at this location were high in nitrate (11 ppm), moderate in potassium (190 ppm), and very high in phosphate (20 ppm) (Table 1). This high phosphate level may lead to French broom invasion within the reclaimed slopes. Thus, Topsoil 4 is not recommended for reuse.

**3.4.3.5 Gully Fill Topsoil.** The topsoils located adjacent to the gullies within the northwest portion of the site, which will be filled with rock riprap and topsoil, were qualitatively analyzed in the field. Soil samples were not taken to the Plant and Soil Laboratory because the area in which the gully fill topsoil will be used will not be planted with native woody vegetation. Three soil pits were dug to a depth of 12 inches. The texture of the soil was found to be similar to the disturbed sagebrush reference soils with a gravelly loam texture. The depth of topsoil is approximately 12 inches. The areas are comprised of a moderate cover of vegetation including California sagebrush, deerweed, coyote brush, and grasses. Patches of French broom are present on the west side of the topsoil area. Based on the soil texture and the presence of desirable plant species on the site, this topsoil will be appropriate for use within the gully repair sites. The total volume of the Gully Fill Topsoil available is approximately 670 cubic yards.



## 4.0 GRADING AND SOIL PREPARATION PLAN

### 4.1 SLOPE GRADING PLAN

The Leona Quarry conceptual grading plan (Carlson, Barbee, & Gibson, April 2004) proposes to regrade/reconstruct the majority (37.5 acres) of the high quarry slope (Figures 2 and 4). The purpose of the proposed slope reconstruction and grading work from geotechnical and engineering perspectives is to create a stable slope that is safe for the lower development area proposed at the toe of the reconstructed slope. Accordingly, the conceptual grading plan proposes reconstruction of a 2H:1V, benched slope. The majority of the benches will be 10 feet wide and the plan also includes three, 30-foot wide benches (Figure 4). Slope drainage throughout the site would be controlled via a system of cement-lined V-ditches situated at the toe of each slope segment and connected to a network of drainage pipes.

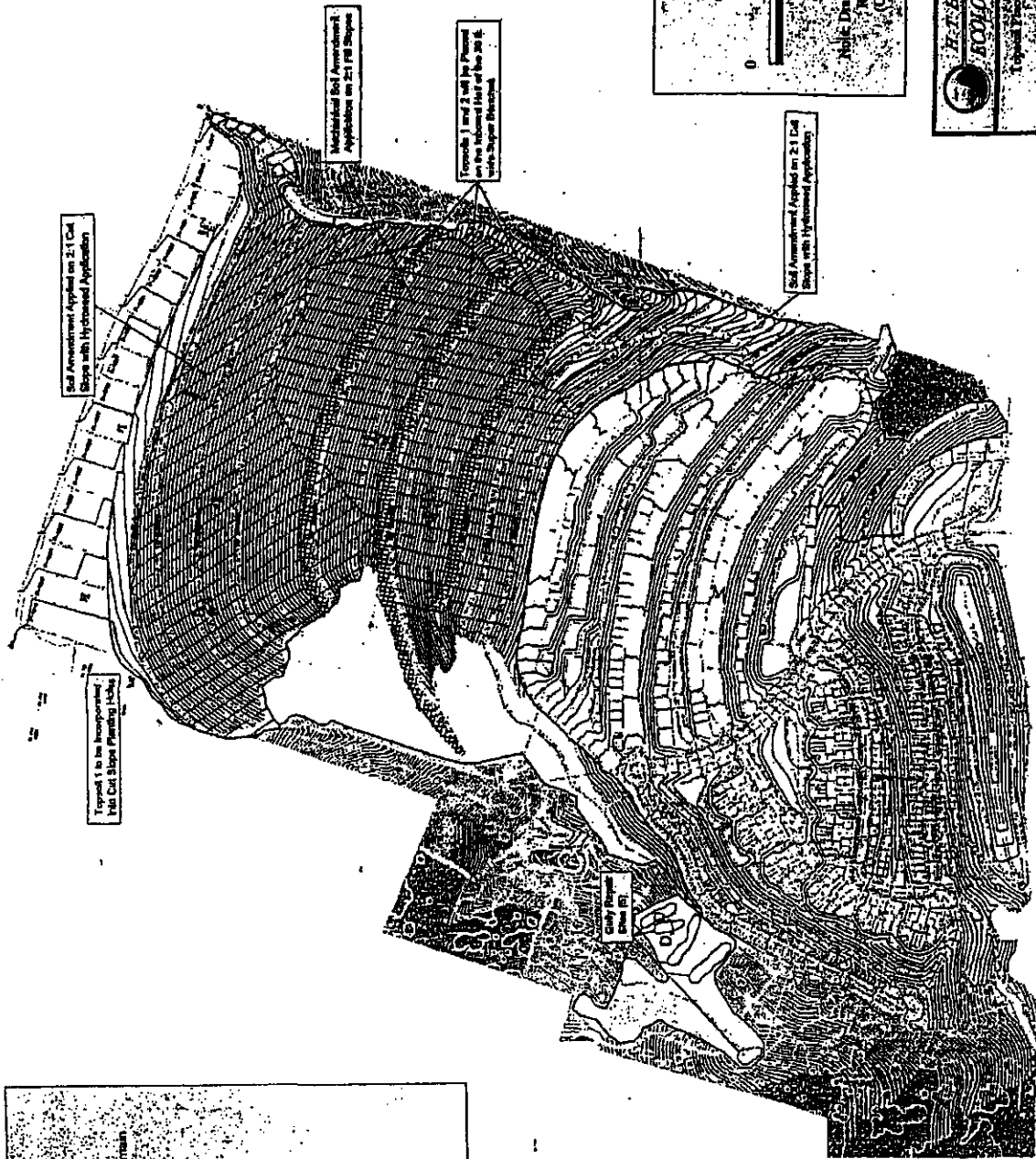
The proposed slope gradient of 2H:1V represents a substantial reduction in steepness from the existing slopes. By cutting the upper portion of the slope and utilizing this cut material to fill the lower portion of the slope, a gentler slope will be constructed. The cut slope area to be revegetated is approximately 18.2 acres and is located across the upper 1/2 to 1/3 of the slope and within the southeastern margin of the site (Figure 4). An approximately 19.3-acre fill slope area is located in the central and lower portion of the revegetation planning area (Figure 4). The fill slope area will be constructed in lifts of up to approximately 160 vertical feet of compacted material harvested from the cut slope area (Berlogar 2003). Soil compaction is expected to be approximately 95% in the interior portion and approximately 85-90% in the upper one (1) foot of the fill slopes (Berlogar 2001, pers. comm.). Based on the surface geology map and borings, the material to be cut and utilized to construct the fill slope will be derived primarily from the Tuff bedrock type with some Rhyolite (Berlogar 2000). Thus, the revegetation site soil surface after slope reconstruction in both the cut and fill areas should be composed of primarily Tuff derived material with some Rhyolite. Since the Tuff is a relatively friable material, a significant component of finer grained soil particles should be generated from grading operations during fill slope construction (Berlogar 2001, pers. comm.).

Four gullies that currently exist in the northwest portion of the development area will be excavated down to bedrock and backfilled with a subdrain system, filter fabric, and rock riprap (Figure 4). The riprap will be filled to the plane of the adjacent slope and will be placed in layers within the gullies. After each rock layer is set within the gullies, a layer of topsoil from the Gully Fill Topsoil area will be placed over the riprap to fill-in the gaps between the rocks to the extent possible. A fifth gully located west of the other gully sites will also be repaired (Figure 4). These repairs will include cleaning out loose soil, installation of a subdrain, and filling with a compacted fill to the grade of the surrounding areas.

The remainder of the slope revegetation area, which primarily occurs within the northern portion of the site, will not be graded, thus keeping its current steep (approximately 1H:1V) grade.

**Legend**

- Slope Revegetation Areas
  - Existing Well-Vegetated Areas to Remain (No Revegetation Required)
  - Final Revegetation Area (Installed in Fall 2001)
- Design Grade
- Old Slope Area - Spray Soil Amendment Application
- FR Slope Area - Mechanical Soil Amendment Application
- Location of Typical Cross-Section for Soil Preparation
- Topsoils 1 and 2 (4H:1V FR Slope)



0 100 200 300 400 500 600

Scale: 1" = 300 ft

Note: Drawing based on Aerial Photograph from 1980 (CSCW 81 2100)

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## 4.2 SOIL PREPARATION/AMENDMENT PLAN

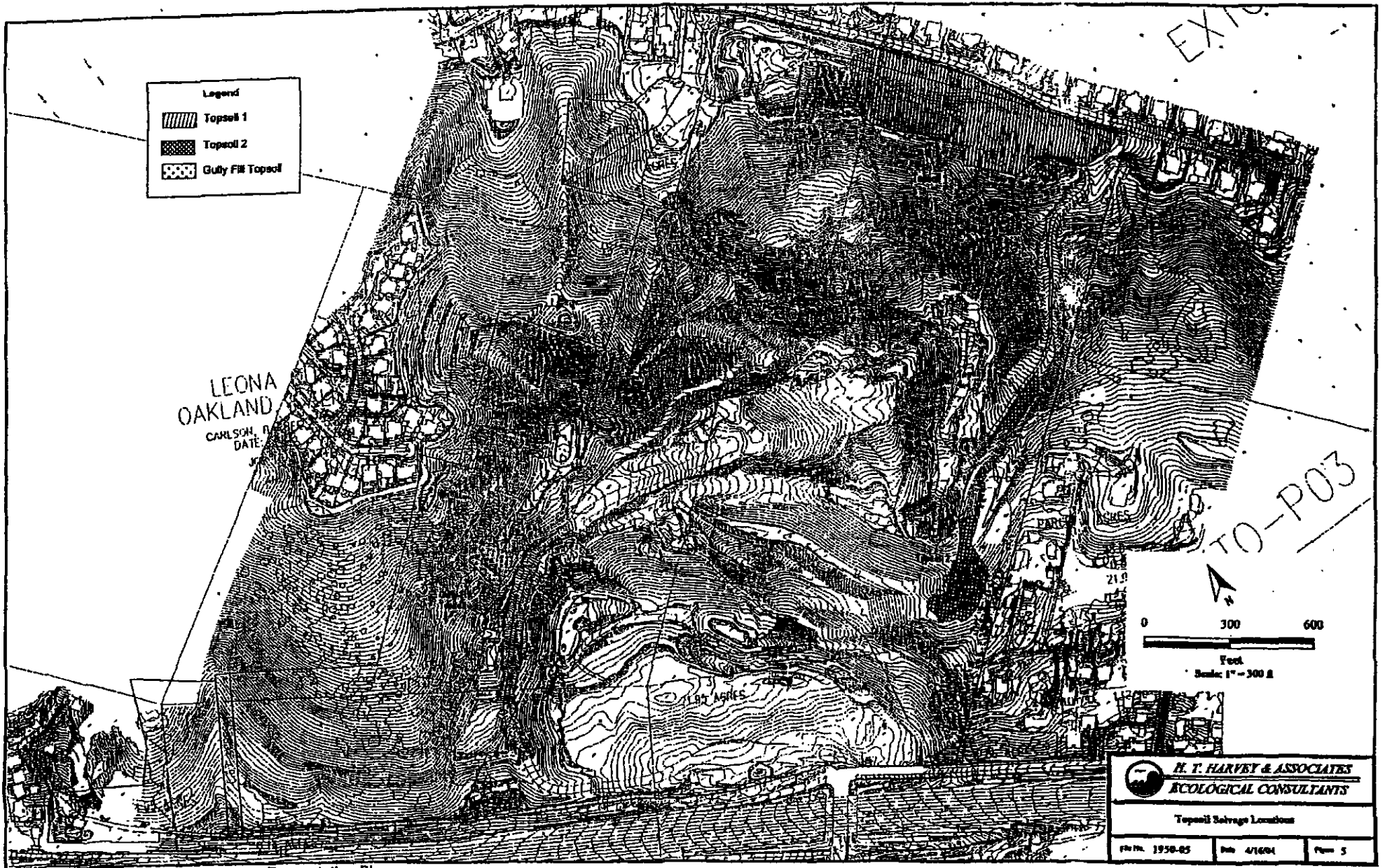
### 4.2.1 Overview

The proposed conceptual grading plan is a critical first step toward increasing the likelihood of revegetation success since it would transform the majority of the currently unstable, erosive slope into a physically stable soil surface suitable for vegetation colonization and establishment. However, the soil surface following regrading efforts will be composed of subsoil cut from depths far beneath the existing soil surface. Based on comparison of reference site soils to the revegetation site soils (Section 3.0) and on past restoration site experience, poor, slow vegetation establishment would be expected without soil amendments or respread topsoil (Holmes 2001). Subsoil that has not interacted over a substantial time period with vegetation and soil fauna typically exhibits low fertility. Generally, the low fertility of subsoils is due to a lack of plant available nutrients, low organic matter, absence of a functional soil microbial community, low soil aggregate formation, and low water holding capacity (Coleman and Crossley 1996, Jim 2001, Harris 1999). The process of vegetation colonization on newly exposed rock/soil surfaces is known as primary succession (Odum 1959). If left to occur without human intervention, the natural process of primary succession on the site's stable, regraded soil surface would occur over the course of decades and eventually lead to the improvement of soil structure and fertility along with a concomitant gradual increase in vegetative cover. Plant species composition would likely shift from an annual/perennial grass dominated community to a shrub dominated association, and depending on site conditions, potentially a tree dominated association (Connell and Slatyer 1977, Huston and Smith 1987). The soil preparation/amendment plan presented here, coupled with active seeding, planting, and short-term irrigation and weed control, should serve to greatly increase the rate of primary succession at the site.

The goal of the soil preparation/amendment plan is to create edaphic conditions suitable for initial establishment of seeded and planted native vegetation. In addition, the soil amendment and planting plans together are designed to promote the progressive, long-term improvement of edaphic conditions. Successful native plant establishment will lead to progressive soil development via the positive feedback between increasing plant productivity and development of a leaf litter layer (O Horizon), healthy soil microbial/faunal community, increased organic matter build-up and decomposition, soil aggregate formation, and improved water holding capacity. Composted organic matter will form a key component of the soil amendment strategy because it is well known that organic matter is critical to soil aggregate formation, soil microbial community development, plant available nutrient levels, and water holding capacity (Darwish 1995, Harris 1999).

### 4.2.2 Topsoil Harvesting and Stockpiling

Topsoils 1 and 2 will be harvested (stripped) and stockpiled as one of the first slope grading operations (Figure 5). A restoration specialist will work with the grading contractor prior to grading operations to determine the exact location of topsoil harvest from these sites. Topsoil 1 will be excavated to an approximate depth of 1 foot, and the upper approximately 1.5 feet will be harvested from Topsoil 2. Tree trunks, branches and root wads greater than 6 inches in diameter



Leona Quarry Slope Revegetation Plan

**H. T. HARVEY & ASSOCIATES**  
 ECOLOGICAL CONSULTANTS

Topsoil Salvage Locations

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will be harvested and stockpiled separately for use as large woody debris habitat on the site (Section 5.0). In addition, native tree and shrub branches less than 6 inches in diameter could be chipped and stockpiled for use as wood chip mulch during plant installation (Section 5.0).

Grading operations should be scheduled to minimize the time that topsoil is stockpiled. Topsoil should be labeled and mapped on plans to allow the contractor to distinguish it from other soils. Topsoil piles should not exceed 10 feet in height and should be linear rather than one large heap. The stockpiles will be protected from erosion during the rainy season by hydroseeding in a one-step application. Table 2 lists the species to be used and the pounds of pure live seed (PLS) per acre that will be applied. In addition, wood fiber (700 lbs/acre), non-asphaltic tackifier (120 lbs/acre), and inorganic fertilizer (6N-20P-20K at 300 lbs/acre) will be applied with the seed in the first application. Topsoil stockpiles should be hydroseeded prior to October 15 of each year of storage to ensure that they are protected prior to the first rain event.

**Table 2. Hydroseed mix for stockpiled topsoil.**

Common Name	Scientific Name	Minimum % Purity	Minimum % Germination	Pounds of PLS/Acre	Total Pounds / Acre
California brome	<i>Bromus carinatus</i>	95	80	8	10.5
three week fescue	<i>Vulpia microstachys</i>	90	80	5	6.9
regreen sterile wheat	<i>Triticum x Elymus</i>	90	80	35	48.6
arroyo lupine	<i>Lupinus succulentus</i>	98	85	2	2.4
			<b>Total</b>	<b>50</b>	<b>68.4</b>

#### 4.2.3 Topsoil Amendments

Topsoils 1 and 2 will be amended prior to reuse. Amendments should be incorporated into the salvaged topsoils immediately prior to applying the topsoil to their respective locations.

**4.2.3.1 Topsoil 1 Amendment.** Amendments for Topsoil 1 will be uniformly mixed into the topsoil prior to topsoil reuse. Table 3 provides the application rates for bulk blending with Topsoil 1. The blend of 50% yardwaste compost and 50% recycled wood fines is recommended as the organic amendment since it has an appropriately low C:N ratio of <23 and has lower phosphate concentrations compared to 100% yardwaste compost. High phosphate concentrations were associated with on-site topsoils dominated by French broom, an undesirable non-native plant.

**Table 3. Topsoil 1 Amendments and Application Rates.**

Amendment Type	Application Rates
Organic Compost Blend*	2 cy organic matter/10 cy soil
Soil Sulfur	6 lbs/10 cy soil
Potassium Sulfate (0-0-50)	6 lbs/10 cy soil
Agricultural Gypsum	22 lbs/10 cy soil

\*Blend of 50% yardwaste compost and 50% recycled wood fines. Premium compost blend available from Z-Best Products.

**4.2.3.2 Topsoil 2 Amendment.** Topsoil 2 will not require additional inorganic amendments because its soil characteristics are similar to the reference site soils (Table 1). However, an organic compost blend shall be mechanically incorporated into Topsoil 2 at a rate of 0.9cy organic matter / 10cy soil prior to topsoil reuse to improve soil conditions. As for Topsoil 1, the organic compost blend of 50% yardwaste and 50% recycled wood fines is recommended.

**4.2.3.3 Ordering Amendments.** The organic amendment (Premium Compost Blend from Z-Best Products) should be ordered 8-12 months in advance of the installation date to ensure that adequate quantities are available.

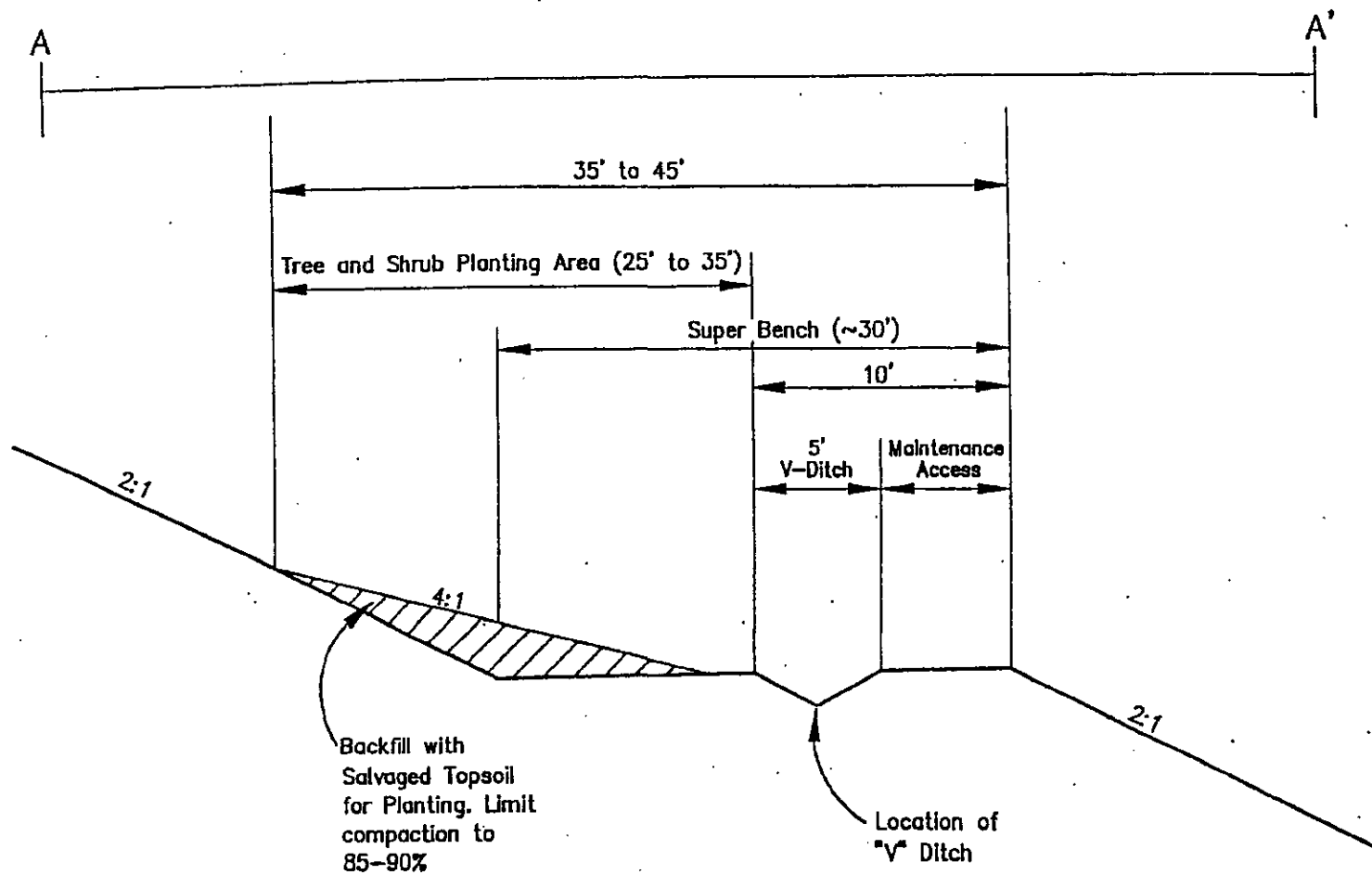
**4.2.4 Soil Preparation on Super Benches**

The conceptual grading plan shows the three super benches as uniform 30-foot wide benches bordered on either side by 2H: 1V slopes (Figures 2 and 4). The inside (i.e. upslope) portions of each super bench will be filled with Topsoil 1 and 2 to create an approximately 30-foot wide tree-planting area (Figure 6). The available amount of Topsoil 1 and 2 is approximately 9776 cubic yards, while the required amount will be approximately 7432 cubic yards (Table 4). The topsoil fill will be graded to form a 4H:1V slope that will begin at the center of each super bench and continue upslope until it intercepts the 2H:1V slope (Figure 6). The topsoil will be spread across the entire length of each of the super benches and will have a maximum depth of between 3 – 5 feet in the center and a maximum compaction of 85-90%. This configuration provides space for both the V-ditch and maintenance/hiking trail access (15-foot wide) and the revegetation area.

**Table 4. Topsoil placement locations and the available and required amounts of topsoil for each location.**

Location	Topsoil	Available Amount of Topsoil (cubic yards)	Required Amount of Topsoil (cubic yards)
Cut slope planting holes (2700 holes)	1	530*	530
Inboard half of three 30-foot wide super-benches	1 and 2	6920* + 2856	7432
Northwest slope gully repair sites	Gully Fill	670	350

\* Topsoil 1 (7450 cy) will be divided between cut slope planting holes and super-benches



Leona Quarry Slope  
Revegetation Plan

Note: Cross-Section Location Shown on Figure 4  
Scale: 1" = 10'



**H. T. HARVEY & ASSOCIATES**  
**ECOLOGICAL CONSULTANTS**

Topsoil Placement on Super Benches - Typical  
Section A-A'

File No. 1950-05

Date 4/16/04

Figure 6

## 4.2.5 Soil Preparation on Cut Slopes

**4.2.5.1 Soil Surface Shaping and Amendment.** Following site grading, the entire cut slope will be track-walked to create track marks running parallel to the contours (Figure 4). This soil surface modification will facilitate vegetation establishment by increasing water retention and water infiltration, slowing down surface runoff and by capturing litter, soil particles and seeds (Bainbridge 2000). Mechanical application of soil amendments will not be performed on the cut slope surface since these slopes will be too rocky to allow effective physical incorporation of the amendments. Instead, a soil amendment will be sprayed onto the site during hydroseed application (see Section 5.3.3.1) (Figure 4 and 7). This amendment will make the site more conducive for plant establishment.

**4.2.5.2 Planting Hole Auguring and Topsoil Installation.** Approximately 2700 planting holes will be augured throughout the cut slope. The dimensions of the planting holes will be approximately 1.5 feet in diameter by 3 feet deep (Figure 7). Each of the augured holes will be backfilled with amended Topsoil 1 prior to plant installation. Rough calculations of topsoil cut and fill volumes show that the volume of Topsoil 1 available should be more than adequate to fill each of the planting holes (Table 4). The total volume of topsoil needed to fill the planting holes on the cut slope is approximately 530 cubic yards.

## 4.2.6 Soil Preparation on 2H:1V Fill Slopes

Fill slopes will be constructed to ensure that compaction in the upper one (1) foot of soil is between 85 and 90% (Figures 4 and 8). In accordance with recommendations from the geotechnical engineer, topsoil will not be spread on the 2H: 1V fill slopes (Berlogar 2001, pers. comm.). Rather, the soil amendments specified in Table 5 will be mechanically incorporated into the upper 3 to 6 inches of the soil profile (Figure 8). Soil amendments will be incorporated as uniformly as possible using tracked equipment and tilling, if required. The soil will be amended such that the final soil surface will have equipment tracks that are parallel to the slope contours.

**Table 5. Soil Amendments and Application Rates for 2H:1V Fill Slopes.**

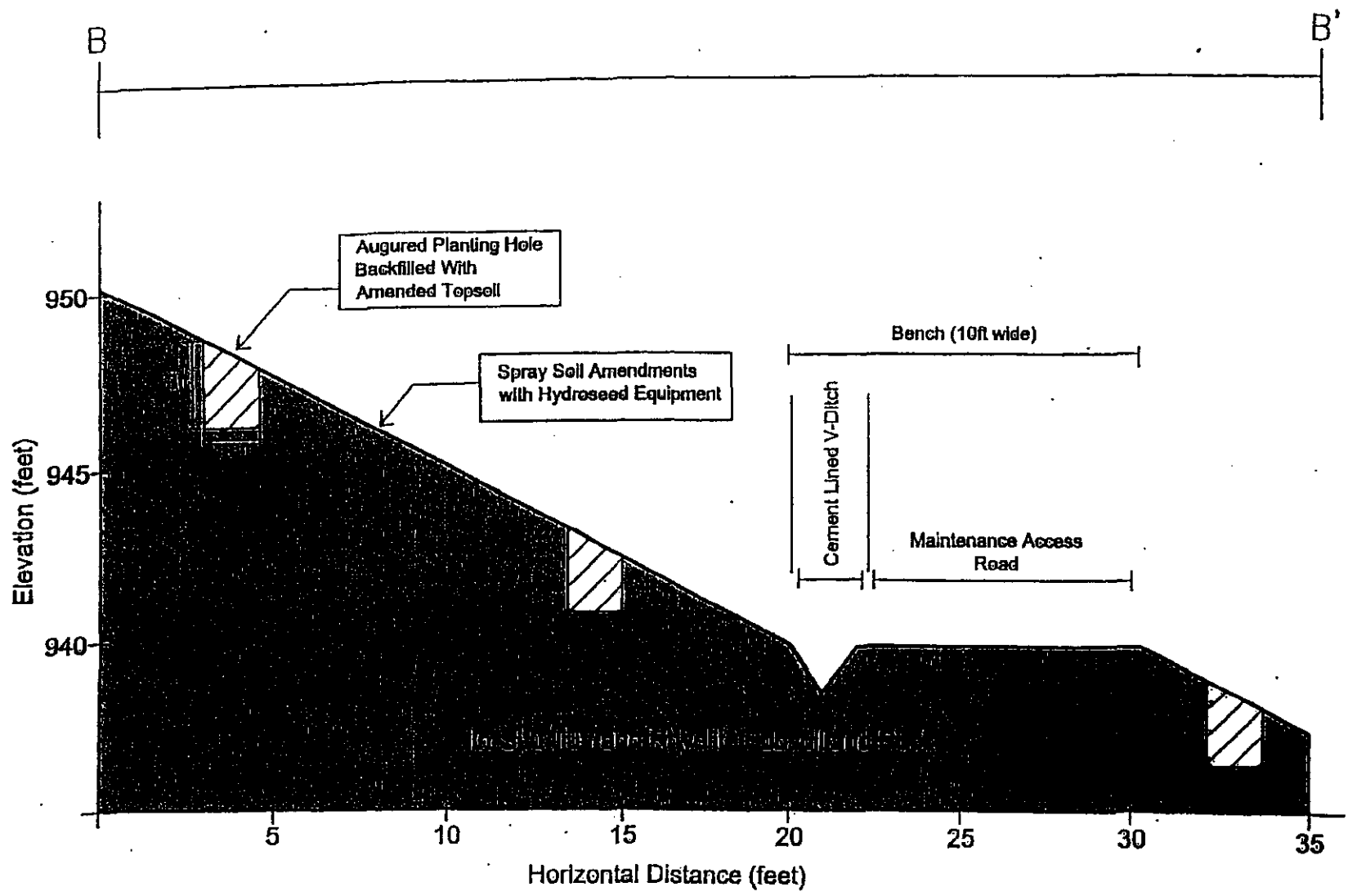
Amendment Type	Application Rates*
Organic Compost Blend**	166 cubic yards/acre
Potassium Sulfate (0-0-50)	350 lbs/acre
Agricultural Gypsum	1743 lbs/acre

\* Incorporated into the upper 3 to 6 inches of soil.


\*\* Blend of 50% yardwaste compost and 50% recycled wood fines (Premium Compost Blend available from Z-Best Products)

After the completion of fill slope construction, the upper 1-foot of soil will be sampled at representative locations to confirm/adjust the amendment protocol for the 2H: 1V fill slopes, to the actual post-construction soil chemistry.

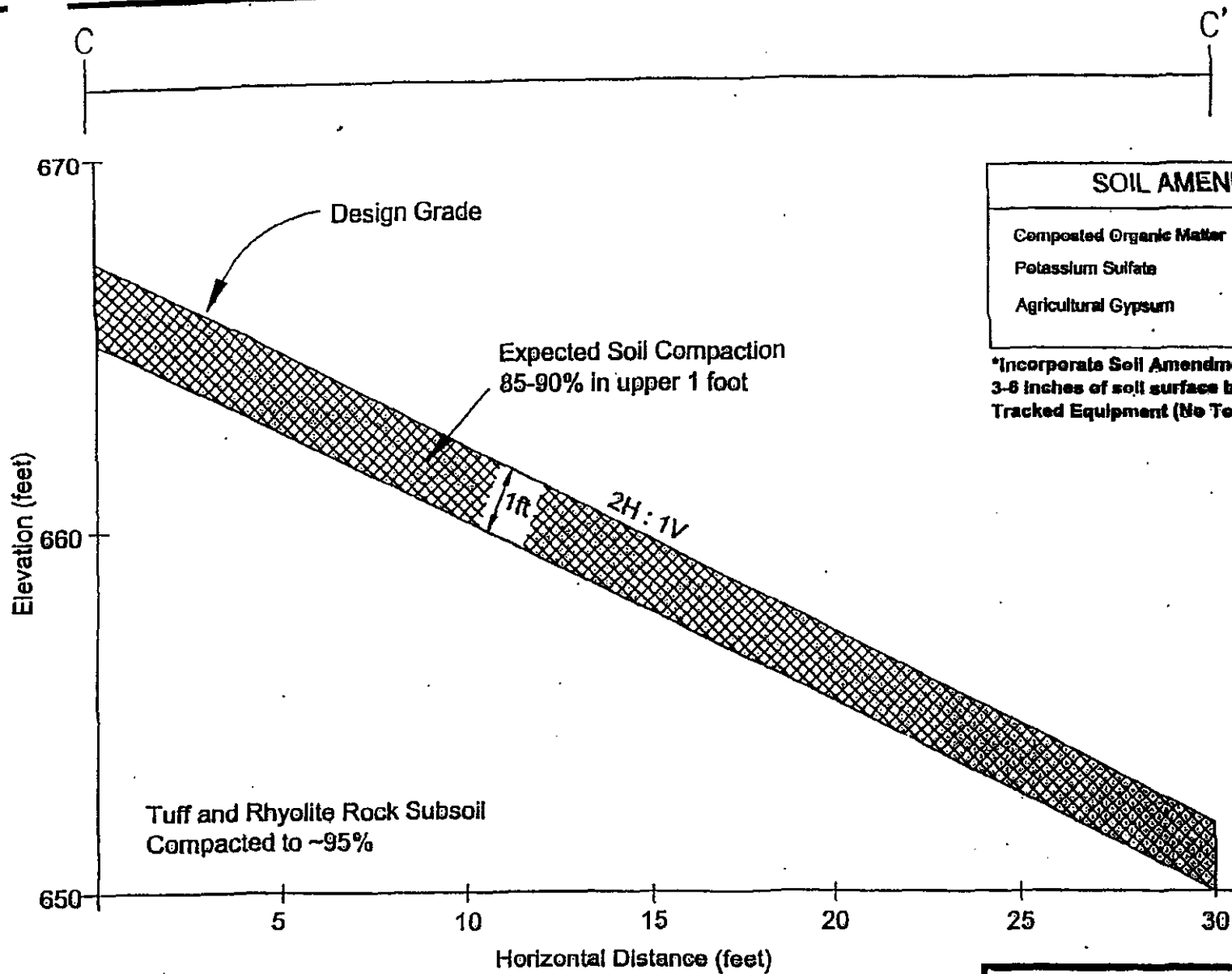




Note: Cross-Section Location Shown on Figure 4

 <b>H. T. HARVEY &amp; ASSOCIATES</b> <b>ECOLOGICAL CONSULTANTS</b>		
Cut Slope Soil Preparation and Planting Notes - Typical Section B-B'		
File No. 1950-05	Date 4/16/04	Figure 7

Leona Quarry Slope Revegetation Plan



SOIL AMENDMENTS*	
Composted Organic Matter	188 cubic yards/acre
Potassium Sulfate	350 lbs./acre
Agricultural Gypsum	1743 lbs./acre

\*Incorporates Soil Amendments into Upper 3-6 inches of soil surface by using Tracked Equipment (No Topsoil Placement)

Note: Cross-Section Location Shown on Figure 4

**H. T. HARVEY & ASSOCIATES**  
**ECOLOGICAL CONSULTANTS**

Soil Preparation on 2H:1V Fill Slopes:  
 Typical Section C-C

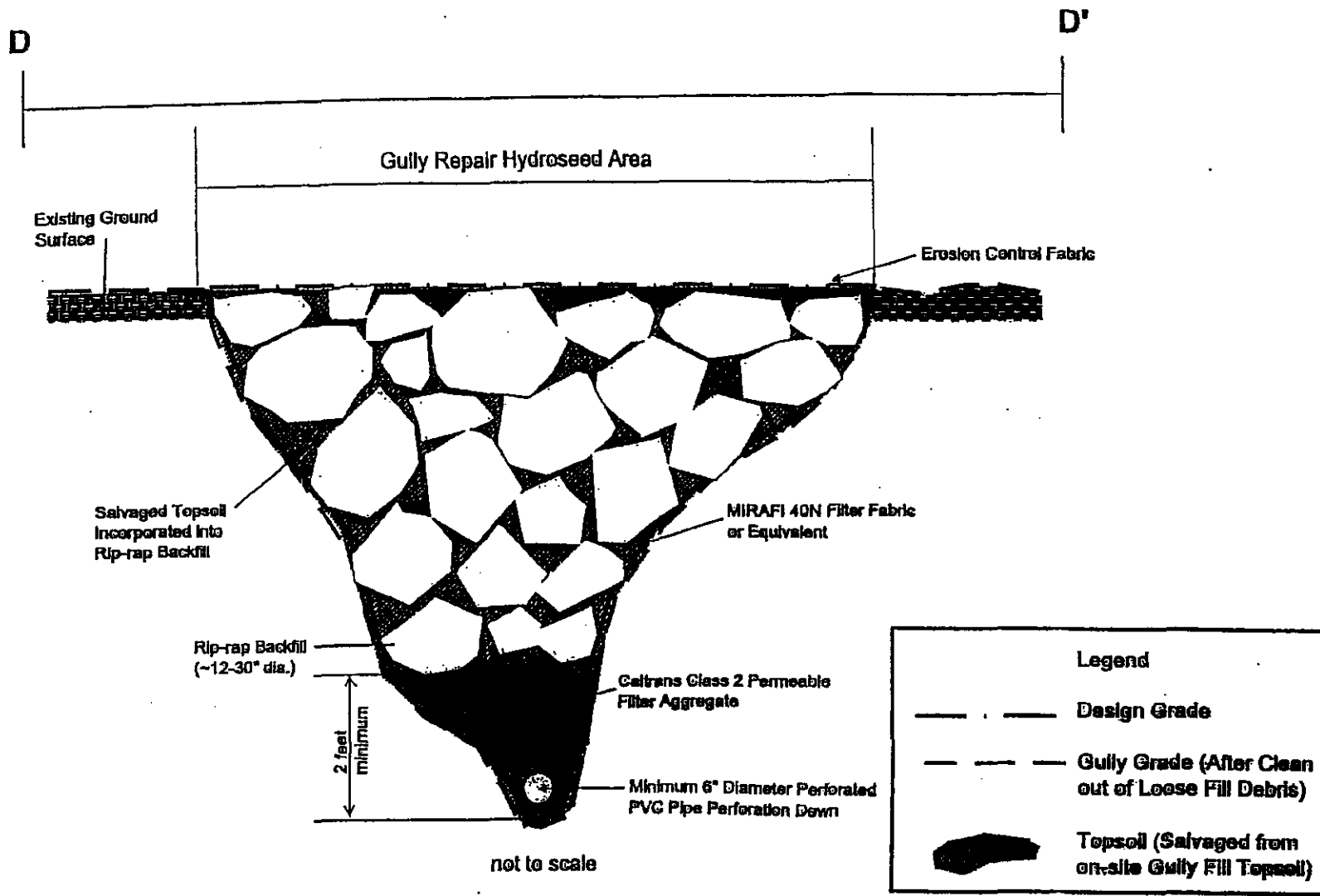
File No. 1950-05	Date 4/16/04	Figure 8
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#### **4.2.7 Gully Repair Sites**


Salvaged soil from the Gully Fill Topsoil will be spread in layers along with the rock riprap within the gully repair sites (Figure 4 and 9). After each layer of rock riprap is set in place, a sufficient quantity of soil will be spread across the rock and allowed to fill-in the voids between the rocks. This will continue until each gully is filled according to the conceptual grading plan. Approximately 670 cubic yards are available for use within the gully repair site, while approximately 350 cubic yards are required (Table 4). The topsoil used for the gully repair sites will not be amended prior to reuse because the site will receive a soil amendment during hydroseed application (see Section 5.3.4).

#### **4.2.8 Invasive Species Removal From Slope Grading Area**

Where the non-native invasive species French broom and pampas grass are cleared from the grading area, care should be taken to remove this vegetation from the site. This will help limit the inadvertent spread of propagules onto the revegetation site.



Note: Cross-Section Location Shown on Figure 4

 <b>H. T. HARVEY &amp; ASSOCIATES</b> ECOLOGICAL CONSULTANTS		
Topsoil Placement at Gully Repair Sites Typical Section D-D'		
File No. 1950-05	Date 4/16/04	Page 9

## 5.0 CONCEPTUAL REVEGETATION PLAN

### 5.1 TARGET HABITATS



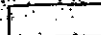



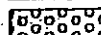


The target habitat mosaic for the reclaimed slope consists of patches of native shrub and tree dominated habitats interspersed with grassland (Figure 10). The shrub and tree dominated habitats consist of four plant associations modeled after the reference sites. These include a central coastal scrub (scrub) plant association dominated by California sagebrush, a northern mixed chaparral (chaparral) plant association dominated by chamise, an oak woodland plant association, and an oak woodland/scrub plant association (Figure 10). The scrub and chaparral plant associations are composed of relatively short-statured shrub species while the oak woodland association is dominated by tree species. The oak woodland/scrub association will be comprised of a mix of shrub and tree species. In addition, a diversity of native grasses and forbs are included in the hydroseed plan, which are expected to establish throughout the slope revegetation area. The combination of these species will provide a complex, multi-layered canopy structure that will control erosion, increase wildlife habitat, and enhance the aesthetic of the landscape.

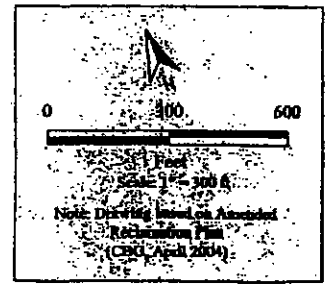
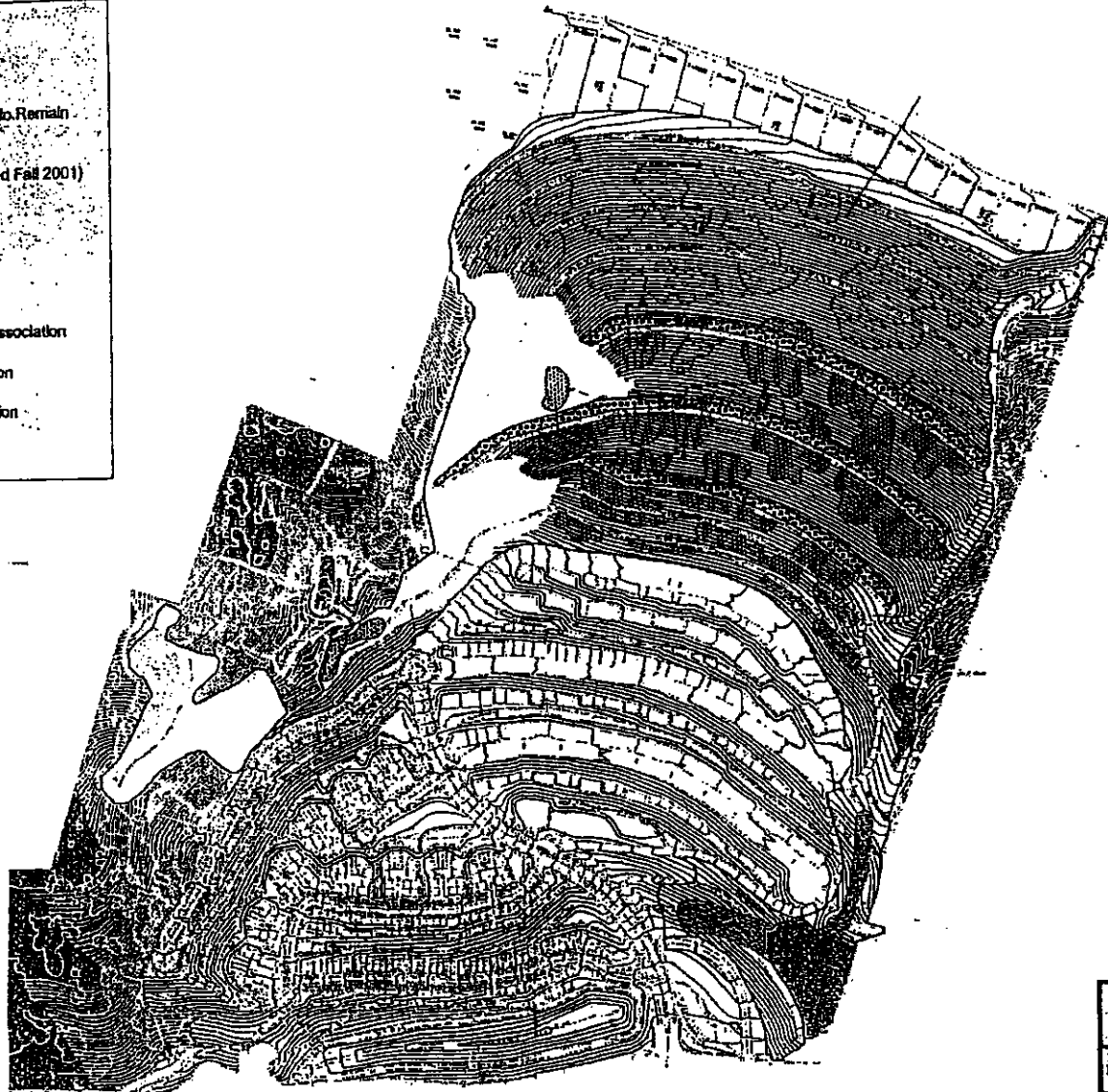
The arrangement of the plant associations is based on the locations of the plant communities in the reference sites. The scrub plant association will occur at the lower elevations of the project site between 600 to 700 feet above MSL. The scrub and chaparral plant associations will overlap between 700 and 800 feet above MSL creating an ecotone between the two plant communities. The chaparral plant association will dominate from approximately 800 feet above MSL to the top of the revegetation area. The oak woodland plant association will occur along the 30-foot wide maintenance benches. The oak woodland/scrub association will occur within the southeast portion of the site at elevations between 350 and 600 feet above MSL.

California sagebrush will dominate the scrub association, whereas chamise will be the dominant species within the chaparral association. Additional native plant species will be planted within the gaps between the chamise and California sagebrush plants. Other shrub species to be planted include blue elderberry, coffeeberry (*Rhamnus californica*), orange bush monkeyflower, coyote brush, silver bush lupine (*Lupinus albifrons*), black sage (*Salvia mellifera*), California buckwheat (*Eriogonum fasciculatum*), and deerweed. Herbaceous grasses and forbs, including California poppy, arroyo lupine, golden yarrow, Purshings lotus (*Lotus purshianus*), coast range melic, California brome, purple needlegrass (*Nassella pulchra*), slender wheatgrass (*Elymus trachycaulus*), blue wild rye (*Elymus glaucus*) and three-week fescue, will also be found within the scrub and chaparral plant associations. Both habitat types are expected in the long-term to form moderately dense canopies within localized patches throughout the reconstructed slopes.

The dominant species within the oak woodland habitat will be coast live oak. Species that will be associated with coast live oak will include valley oak, California buckeye (*Aesculus californica*), Mexican elderberry, and California bay (*Umbellularia californica*). An herbaceous layer consisting of California poppy, coast range melic, California brome, purple needlegrass, slender wheatgrass, and three-week fescue is expected to occur within the oak woodland habitat. At maturity, the oak woodland habitat will consist of multiple canopy layers, which will benefit

**Legend**

-  Slope Revegetation Areas
-  Existing Well-Vegetated Areas to Remain (No Revegetation Required)
-  Pilot Revegetation Site (Installed Fall 2001)
-  Design Grade
-  Scrub Plant Association
-  Chaparral Plant Association
-  Oak Woodland / Scrub Plant Association
-  Oak Woodland Plant Association
-  Location of Typical Cross-Section for Planting Plan



**H.T. HARVEY & ASSOCIATES**  
**ECOLOGICAL CONSULTANTS**

Planting Plan - Final View of Final Installation Location

File: 1956-03	Date: 4/1/04	Page: 10
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wildlife species and add to the diversity of the landscape.

The oak woodland/scrub association will comprise coast live oak and native shrub species. The shrub species will be the same as those found in the scrub plant association. This habitat type will provide a complex habitat that will blend into the surrounding native landscape.

An approximately 8.1-acre area located along the northern portion of the site will not be planted due to the steep (1H:1V) slopes and inaccessibility (Figure 10). These areas, however, will be seeded with a diverse mix of native shrub and herbaceous species.

A relatively large area (25.7 acres) within the northern portion of the Leona Quarry, which was not disturbed by past quarrying activities and is currently well-vegetated with oak woodland, mixed chaparral, and scrub habitats, will not receive any revegetation (Figure 2). These habitats currently consist of a dense cover of woody and herbaceous species that is self-sustainable without human intervention. Because these areas are well vegetated and will not be disturbed during grading operations, they will not require revegetation. This area however, will provide a long-term seed source for natural revegetation of the quarry slopes.

## 5.2 INTERIM CONSTRUCTION HYDROSEED PLAN

Grading of the reclaimed slope area will likely take place over two construction seasons. Consequently, the following interim construction hydroseed plan was developed as a component of the erosion control strategy to be employed between construction seasons. All areas throughout the project site that have been disturbed by grading activities and are composed of unvegetated soil at the beginning of the rainy season (mid-October) will be protected from erosion by hydroseeding in a one-step application. Table 6 lists the species to be used and the pounds of pure live seed (PLS) per acre that will be applied. The one-step hydroseed application will also consist of wood fiber (700 lbs/acre), non-asphaltic tackifier (120 lbs/acre), and inorganic fertilizer (6N-20P-20K at 300 lbs/acre). Hydroseed application shall occur prior to October 15 of each year to ensure that the areas are protected prior to the first rain event.

Table 6. Interim construction hydroseed mix.

Common Name	Scientific Name	Minimum % Purity	Minimum % Germination	Pounds of PLS/Acre	Total Pounds / Acre
California brome	<i>Bromus carinatus</i>	95	80	10	13.2
blue wild rye	<i>Elymus glaucus</i>	90	80	5	6.9
three weeks fescue	<i>Vulpia microstachys</i>	90	80	7.5	10.4
re green sterile wheat	<i>Triticum x Elymus</i>	90	80	25	34.7
arroyo lupine	<i>Lupinus succulentus</i>	98	85	2.5	3
			Total	50	68.2

## 5.3 POST SLOPE CONSTRUCTION HYDROSEED PLAN AND EROSION CONTROL FABRIC

### 5.3.1 Introduction

The long-term success of habitat restoration at the project site is dependent upon effective stabilization of the reconstructed soil surfaces. This will be especially important during the first few years of plant establishment when the vegetation cover of shrubs and trees will be limited. To ensure proper erosion control, a hydroseed plan has been devised that will provide erosion control throughout the project site (Figure 11). The entire 45.6-acre site will be hydroseeded. In addition, it is anticipated that the hydroseed plan will contribute to the long-term stability of the site by "filling in" the gaps between the planted trees and shrubs, providing a stable surface for natural recruitment of plant species and hastening soil development.

Hydroseeding with a mixture of California native annual and perennial species, combined with the application of straw mulch and wood chips, will be the primary method of erosion control. The principal objective of the hydroseeding operation is to provide erosion control during the first rainy season after project construction. Secondly, hydroseeded grasses, forbs, and shrubs will increase the diversity of native species cover at the site.

### 5.3.2 Seed Mix

Plant species for the hydroseed mix were selected to provide rapid germination and growth for effective erosion control during the first winter and to provide long-term soil stability throughout the project site. A combination of annual and perennial grasses, forbs, shrubs, and sub-shrubs was chosen for the hydroseed mix (Table 7).

Table 7. Hydroseed Mix for Slope Revegetation Area

Common Name	Scientific Name	Type	Approx Number of Seeds per Pound	Minimum % Purity	Minimum % Germination	Pounds of PLS/Acre (Slope Measurement)	Total Pounds/Acre
coast range melic*	<i>Melica imperfecta</i>	perennial grass	450,000	90	60	4	7.4
California brome	<i>Bromus carinatus</i>	perennial grass	95,000	95	80	10	13.2
blue wild rye	<i>Elymus glaucus</i> (Berkeley Hills ecotype)	perennial grass	120,000	90	80	7	9.7
purple needlegrass	<i>Nassella pulchra</i> (San Juan Baptista ecotype)	perennial grass	289,000	80	70	2	3.6



Common Name	Scientific Name	Type	Approx Number of Seeds per Pound	Minimum % Purity	Minimum % Germination	Pounds of PLS/Acre (Slope Measurement)	Total Pounds/Acre
slender wheatgrass	<i>Elymus trachycaulus</i> (San Juan Baptista ecotype)	perennial grass	146,000	90	80	4	5.6
three weeks fescue	<i>Vulpia microstachys</i>	annual grass	500,000	90	80	6	8.3
arroyo lupine	<i>Lupinus succulentus</i>	annual legume	15,000	98	85	8	9.6
Purshings lotus	<i>Lotus purshianus</i>	annual legume	120,000	98	60	2	3.4
golden yarrow*	<i>Eriophyllum confertiflorum</i>	sub-shrub	2,750,000	30	60	0.2	1.1
California poppy*	<i>Eschscholzia californica</i>	perennial forb	275,000	98	70	2	2.9
California sagebrush*	<i>Artemisia californica</i> (San Francisco Bay Area Source)	shrub	6,500,000	15	50	0.5	6.7
chamise*	<i>Adenostoma fasciculatum</i> (San Francisco Bay Area Source)	shrub	580,000	50	50	3**	12
Santa Barbara Island buckwheat*	<i>Eriogonum giganteum var. compactum</i>	shrub	900,000	30	60	1***	5.6
black sage*	<i>Salvia mellifera</i> (Northern California Collection)	shrub	625,000	70	50	2	5.7
deerweed*	<i>Lotus scoparius</i> (Northern California Collection)	shrub	450,000	90	60	3	5.6

Common Name	Scientific Name	Type	Approx Number of Seeds per Pound	Minimum % Purity	Minimum % Germination	Pounds of PLS/Acre (Slope Measurement)	Total Pounds/Acre
California buckwheat*	<i>Eriogonum fasciculatum</i> (Northern California Collection)	shrub	325,000	50	10	1	20
<b>Total</b>						<b>55.7</b>	<b>120.4</b>

\* Found in reference sites adjacent to quarry revegetation site

\*\* Seed treated with 10% sulfuric acid solution for 15 minutes prior to hydroseeding

\*\*\* Seed applied only on the North Slope Area (slopes 1.5H:1V and steeper)

### 5.3.3 Erosion Control Fabric

In response to comments received by Lowney & Associates, erosion control fabric will be installed on all slope segments greater than 30 vertical feet tall (Figure 11). Thus, the majority of the slopes will receive erosion control fabric. The erosion control fabric will consist of a 100% coconut fiber matrix with natural fiber netting (North American Green C125BN or equivalent).

### 5.3.4 Hydroseed Application for 2H:1V Reconstructed Slopes/Benches

The hydroseed application will vary as follows for reconstructed slopes with and without erosion control fabric (Figure 11).

**5.3.4.1 Reconstructed Slopes With Erosion Control Fabric.** Reconstructed slopes taller than 30 vertical feet will receive erosion control fabric as stated above. These areas will receive a 1-step hydroseed treatment before the erosion control fabric is installed. It will be important to hydroseed the soil surface prior to fabric installation to ensure good seed to soil contact and adequate seed germination and growth. The 1-step hydroseed application will consist of the following:

Seed mix (Table 7) + Wood fiber (800 lbs/acre) + Biosol (800 lbs/acre) + Potassium sulfate (175 lbs/acre) + Agricultural gypsum (1500 lbs/acre) + Non-asphaltic tackifier (120 lbs/acre)

Seed will be thoroughly mixed to ensure that they are broadcast at the pure live seed rates shown in Table 7.

**5.3.4.2 Reconstructed Slopes Without Erosion Control Fabric.** Reconstructed slopes equal to or less than 30 vertical feet tall will not receive erosion control fabric. These slope segments will be hydroseeded with a 3-step process as follows to utilize straw for additional erosion protection in lieu of fabric.

- Step 1: Seed mix (Table 7) + Wood fiber (800 lbs/acre) + Biosol (800 lbs/acre) +



**Figure 11. Hydroseed Plan – Plan View of Hydroseed Locations.**

### 5.3.5 One-Step Hydroseed Application for North Slope Area

Slopes that are 1.5H:1V and steeper will receive only one hydroseed application. Only one step will be necessary for these slopes because it is assumed straw mulch would not stay on the steep slopes. The one-step application will consist of the following:

- Seed mix (Table 7) + Wood fiber (800 lbs/acre) + Biosol (6N-1P-3K, 800 lbs/acre) + Potassium sulfate (0N-0P-50K, 175 lbs/acre) + Agricultural gypsum (1500 lbs/acre) + Non-asphaltic tackifier (120 lbs/acre)

### 5.3.6 Mulching

Rice straw and/or wood fiber mulch will be included in the hydroseed application to minimize soil erosion during the early part of the rainy season prior to the development of herbaceous plant roots. In addition to providing erosion control, mulch provides a more conducive environment for native plant germination and growth by conserving moisture, regulating soil temperatures and increasing microbial activity (Zink and Allen 1998).

### 5.3.7 Timing of Hydroseed Application

The project site will be hydroseeded between September 15 and October 15 after slope grading work is complete and prior to the onset of winter rains. The entire 45.6-acre site will be hydroseeded after soil preparation, soil shaping, and irrigation system installation and prior to planting of shrubs and trees.

### 5.3.8 Irrigation

Irrigation will not be necessary for the hydroseeded vegetation since natural precipitation typically supplies sufficient water for the establishment of the grass, forb, and shrub species in the hydroseed mix (Table 7). In addition, irrigation may wash seeds off the slopes or cause the hydroseeded vegetation to fail if the plants become "dependent" on the supplemental water. Furthermore, non-native weed species may be given a competitive advantage over native species by the application of additional irrigation water.

## 5.4 MYCORRHIZAL INOCULATION

### 5.4.1 Introduction

Mycorrhiza refers to the symbiotic relationship that occurs in nature between a plant's roots and one of many types of specialized fungus (Smith and Read 1997). Mycorrhizal inoculation has been shown to have many beneficial effects on native plants in restoration projects (Chaudhary and Griswold 2001, St. John 1992). The mycorrhizal fungi attach to a plant's roots and essentially increase the volume of soil from which the roots can extract water and nutrients. This association provides the plant with increased water and nutrient uptake (particularly phosphorous) and may increase the plant's growth rate and long-term survival. At the same time, the fungi receive photosynthates, which are essential for their survival and growth. In addition, mycorrhizal fungi improve soil structure, which is beneficial to plant growth. Many of the species that will be planted and hydroseeded at Leona Quarry are mycorrhizal (Chaudhary

and Griswold 2001, Allen et al. 1999, St. John 1996).

#### **5.4.2 Method of Mycorrhizal Fungi Inoculation**

Many methods of inoculating restoration sites with mycorrhizal fungi exist. These include allowing natural colonization from surrounding undisturbed native habitats to occur, spreading native topsoil known to contain mycorrhizal fungi across the restoration site, adding native mycorrhizal fungi directly to container grown stock, or inoculating the plants or soil with some form of commercial inoculum (Chaudhary and Griswold 2001). The latter method involves either inoculating container stock while it is in the nursery or spreading the commercial inoculum across the project site either with a land imprinter or in a hydroseed mix.

Establishment of mycorrhizal fungi by means of natural colonization into a highly disturbed area such as Leona Quarry is a slow process that typically takes a few years or more to occur. This means that typically within the first year or two of plant establishment mycorrhizal fungi will not be present in the soil and therefore will not benefit the plants during their most stressful phase of establishment. The addition of native, undisturbed topsoil across the project site is probably the best means to inoculate the soil, but requires a substantial quantity of high quality, properly stored soils. Therefore, this method cannot be used at Leona Quarry due to the lack of available high quality topsoil. Commercial inoculum has been shown to work in some coastal sage scrub-chaparral restoration projects, but the fungi are typically not native species and little quantitative data exists about the long-term success of using the commercial inoculum. Therefore, commercial inoculum will not be used to inoculate the soils with mycorrhizal fungi at Leona Quarry.

Inoculation of the soils with native mycorrhizal fungi will occur at the project site by strategically placing inoculated container grown plants throughout the revegetation site. The nursery grown trees and shrubs will be inoculated by incorporating native duff from the reference sites into the potting material during nursery propagation. The inoculated trees and shrubs will be planted in patches throughout the site once they are ready for planting. In addition, a small amount of topsoil and duff from undisturbed chaparral and oak woodland habitats will be added to the planting holes within the cut and fill slopes at the time of planting to increase the probability of mycorrhizal inoculation. It is expected that within a short time period a network of mycorrhizae will form around each planting group. Species that were hydroseeded onto the site will quickly become inoculated as the mycorrhizal network spreads across the regraded slopes.

### **5.5 PLANTING PLAN**

#### **5.5.1 Introduction**

Approximately 14.2 acres of the regraded slope (~ 40% of the reconstructed slope) will be planted with nursery grown trees and shrubs (Figure 10). The trees and shrubs will be divided into four plant associations including the chaparral, scrub, oak woodland, and oak woodland/scrub plant associations. The chaparral association will account for approximately 5.2 acres, the scrub association will cover 5.1 acres, the oak woodland habitat will be planted on approximately 2.6 acres, and the oak woodland/scrub association will cover approximately 1.3 acres. The planting plan is designed to successfully establish the three habitat types designated

for the site.

The addition of container grown trees and shrubs was chosen because planting trees and shrubs will give the site some immediate plant cover and structure. Moderate to high survival and growth rates of native trees and shrubs were observed at the Pilot Revegetation Site (H.T. Harvey & Associates 2003). In addition, because non-native annual plants reduce the natural recruitment of many native shrubs including California sagebrush, the addition of container grown plants will increase the likelihood of establishment and long-term sustainability of the project (Eliason and Allen 1997). Therefore, the planting of nursery grown trees and shrubs, which will be irrigated and maintained on-site for a minimum of 3 years during the plant establishment period, will increase the probability of success for the revegetation project.

Planting locations were based on the following criteria: slopes gentler than 1.5H:IV, sites accessible to manual laborers on foot, and soil depths greater than 10 inches. Therefore, portions of the northern, ungraded slope will not be planted with nursery grown trees and shrubs (Figure 10). These areas will, however, receive a hydroseed application of native shrub and herbaceous species.

### 5.5.2 Plant Species Palette

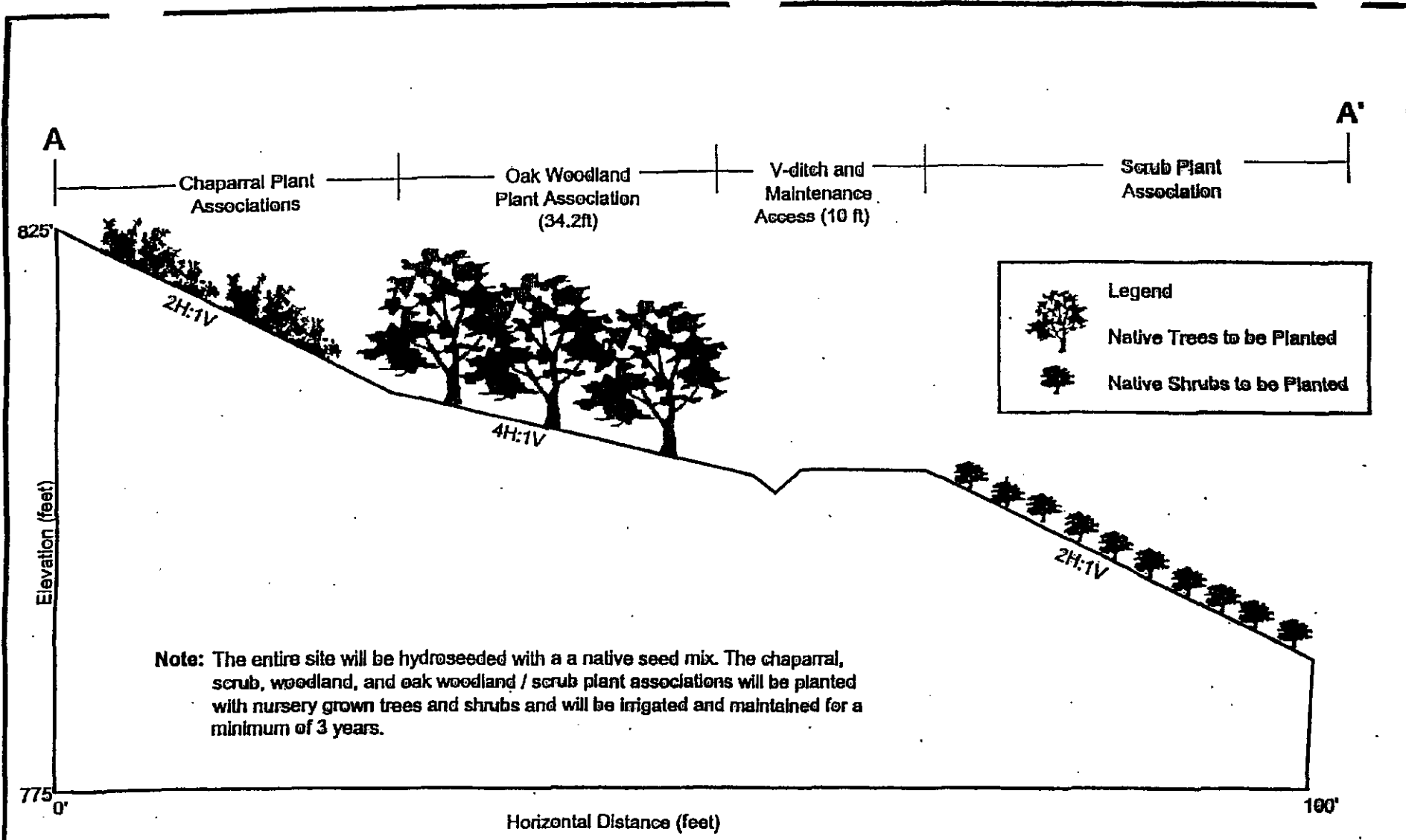
Table 8 provides the plant species palette for each plant association. Based on the on-center spacings, approximately 500 plants per acre will be planted in the scrub and chaparral plant associations, 195 plants per acre will be planted in the oak woodland plant association, and 327 plants per acre will be installed within the oak woodland/scrub plant associates. The exact number of each species to be planted per acre shall be determined during preparation of restoration plans and specifications.

**Table 8. List of Nursery Grown Trees and Shrubs for the Leona Quarry Slope Revegetation Areas Including On-Center Spacing, Container Size, and Percentage**

Plant Association	Common Name	Scientific Name	On-Center Spacing (feet)	Container Size*	Approximate Percentage
Scrub	California sagebrush	<i>Artemisia californica</i>	10	deepot	35
	coyote brush	<i>Baccharis pilularis</i>	10	deepot	15
	blue elderberry	<i>Sambucus mexicanus</i>	10	deepot	10
	coffeeberry	<i>Rhamnus californica</i>	10	deepot	10
	silver bush lupine	<i>Lupinus albifrons</i>	10	deepot	10
	deerweed	<i>Lotus scoparius</i>	10	deepot	5
	California buckwheat	<i>Eriogonum fasciculatum</i>	10	deepot	5
	black sage	<i>Salvia mellifera</i>	10	deepot	5

Plant Association	Common Name	Scientific Name	On-Center Spacing (feet)	Container Size	Approximate Percentage
	orange bush monkeyflower	<i>Diplacus aurantiacus</i>	10	deepot	5
Chaparral	chamise	<i>Adenostoma fasciculatum</i>	10	deepot	40
	coyote brush	<i>Baccharis pilularis</i>	10	deepot	15
	California sagebrush	<i>Artemisia californica</i>	10	deepot	10
	blue elderberry	<i>Sambucus mexicanus</i>	10	deepot	10
	silver bush lupine	<i>Lupinus albifrons</i>	10	deepot	10
	deerweed	<i>Lotus scoparius</i>	10	deepot	5
	orange bush monkeyflower	<i>Diplacus aurantiacus</i>	10	deepot	5
	coffeeberry	<i>Rhamnus californica</i>	10	deepot	5
Oak Woodland	coast live oak	<i>Quercus agrifolia</i>	16	acorn or treepot	50
	blue elderberry	<i>Sambucus mexicanus</i>	12	deepot	20
	valley oak	<i>Quercus lobata</i>	16	acorn or treepot	15
	California buckeye	<i>Aesculus californica</i>	16	treepot	10
	California bay	<i>Umbellularia californica</i>	16	deepot	5
	knobcone pine**	<i>Pinus attenuata</i>	16	treepot	NA
	foothill pine**	<i>Pinus sabiniana</i>	16	treepot	NA
Oak Woodland / Scrub	coast live oak	<i>Quercus agrifolia</i>	16	acorn or treepot	40
	California sagebrush	<i>Artemisia californica</i>	10	deepot	30
	coffeeberry	<i>Rhamnus californica</i>	10	deepot	10
	silver bush lupine	<i>Lupinus albifrons</i>	10	deepot	5
	deerweed	<i>Lotus scoparius</i>	10	deepot	5





**Note:** Cross-Section Location Shown on Figure 10

<b>H. T. HARVEY &amp; ASSOCIATES</b> ECOLOGICAL CONSULTANTS		
Planting Plan: Typical Cross-Section A-A'		
File No. 1958-05	Date 4/16/04	Figure 12

Native duff from the reference sites will be incorporated into the potting material of the nursery grown trees and shrubs prior to planting the propagules in the nursery pots. The purpose of adding the duff to the potting soil is to establish the symbiotic relationship between the plants and the mycorrhizal fungi. The duff will be composed of topsoil and decaying organic matter, which will likely contain spores of the mycorrhizal fungi. The duff should be collected, mixed with the potting material, and placed within each planting pot at the time of planting. The trees and shrubs will be allowed to germinate and grow in the nursery for approximately 8-12 months. During this time, the plants and fungi will form the symbiotic relationship.

### **5.5.6 Plant Installation**

Container grown plants will be installed between October and March, after the onset of winter rains. Prior to digging the planting hole, a 12 to 18-inch wide terrace, which slopes slightly back into the hillside, will be constructed at each planting location. The planting holes should be approximately 1-foot in diameter and 1 foot deep. All rocks greater than 3 inches in diameter will be removed from the excavated soils. A handful of topsoil and duff from undisturbed scrub, chaparral and oak woodland habitat will be added to each of the planting holes at the time of planting. In addition, a slow release fertilizer tablet (14N-14P-14K) will be added to the bottom of each planting holes to reduce transplant shock. The plants will be installed so that their root crowns are at or slightly above (up to ½ inch) grade following soil settlement that occurs after initial irrigation. The plants will also be installed so their root crowns are at the highest position within the irrigation basin. This will minimize standing water at the root crown and reduce root disease.

A 2 to 3-foot diameter irrigation basin with a 4-inch high, 4-inch wide earthen berm will be constructed around each tree and shrub. The basin will help to conserve water for use by the plant and will be kept weed free during the 3-year plant establishment period to reduce plant competition. The appropriate plant protection measure will also be installed immediately following planting.

A 3-inch thick layer of mulch will be spread throughout the bottom of each irrigation basin. Mulch will consist of wood chips, tree bark, or shredded bark. Mulch will be free of salt, leaves, soil clods, sticks, rocks, weeds, or weed seeds. Wood chip mulch that has been chipped and stockpiled from clearing of on-site native trees and shrubs will be used and will be supplemented, as needed, by imported mulch.

### **5.5.7 Plant Protection**

Wildlife browse to the revegetation plantings could be severe if protective measures are not taken. Three foliage protection techniques will be utilized to protect the plants from wildlife browse.

**5.5.7.1 Window Screen.** Foliage protection cages fabricated from window screen will be installed for chamise and California sagebrush seedlings. Window screen cages will be 2 feet in diameter by 2 feet tall and will be supported by 3 rebar posts. The tops of these cages will be enclosed with window screen.

**5.5.7.2. Chicken Wire Foliage Protection Cages.** Foliage protection cages fabricated with chicken wire will be installed for all planted California buckeye and Mexican elderberry. Cylindrical foliage protection cages will be 4 feet in diameter by 5 feet tall. The top of the foliage protection cages will be covered with additional chicken wire. All seams in the fabricated cylinder and top will be fastened on 3-6 inch centers with baling wire or plastic ratchet-locking ties. The bottom of the foliage protection cages will be flush with the soil surface. Two 6 to 7-foot long rebar posts will support each foliage protection cage. The foliage protection cage will be fastened to the rebar with baling wire or plastic ratchet-locking ties.

**5.5.7.3 Tree Shelters.** Photodegradable tree shelters will be used to protect coast live oak and valley oak seedlings. The tree shelters will reduce browsing pressure and increase soil moisture in the vicinity of the oak plantings. Tree shelters have been shown to increase the percent survival and height increment for oak plantings when implemented in concert with weed control (McCreary and Tecklin 1997). Tree shelters should be 3.25 inches to 4.25 inches in diameter by 4 feet long and supported by a pressure-treated wooden tree stake. The tree shelters will be fastened to the tree stake with plastic ratchet-locking ties and the base of the shelter buried approximately 2 inches into the topsoil. Baling wire will be woven across the top of the tree shelters to prevent birds from inadvertently falling into the shelters.

#### **5.5.8 Coarse Woody Debris**

Large woody debris including logs, branches, and root wads (greater than 6 inches diameter) removed during site grading may be incorporated into the planting plan, if practicable. The large woody debris should be randomly placed and partially buried within the oak woodland plant association on 4H:1V slopes. Coarse woody debris would function to increase the structural diversity of the habitat providing additional shelter and nesting sites for wildlife and would also help to establish long-term soil fertility.

### **5.6 IRRIGATION PLAN**

A temporary drip irrigation system will be designed and installed to irrigate the planted trees and shrubs throughout the slope revegetation area. Planted trees and shrubs will be irrigated between April and October during the first 3 years following planting (i.e. plant establishment period). The goal of the irrigation program is to facilitate the development of the plant's root system during the 3-year plant establishment period, while at the same time eliminating the plant's need for a supplemental water source. Because the majority of the species that will be planted are drought tolerant, it is anticipated that limited irrigation will be required. In addition, root diseases may develop if too much water is given. The soils around each plant, therefore, shall be allowed to dry prior to initiation of subsequent irrigation. The quantity and frequency of irrigation will be greatest in Year-1 and will be reduced to an as-needed basis in subsequent years. By Year-3, the roots of the plants should be well developed and able to grow with little to no supplemental water. The exact quantity and frequency of irrigation during the remainder of the plant establishment period will be determined in the field by a qualified restoration ecologist.

Results from the pilot revegetation project are currently being used to determine the appropriate irrigation regime to be utilized for the planted trees and shrubs (H.T. Harvey & Associates 2001). The pilot revegetation project, which was installed in fall 2001, is testing the effectiveness of

irrigating the desired plants with 1 gallon of water versus 10 gallons of water every two weeks (H.T. Harvey & Associates 2001). Based on results from the first two years of monitoring it appears that plants receiving 1 gallon of irrigation water once every two weeks have similar growth and survival rates compared to those receiving 10 gallons of water once every two weeks (H.T. Harvey & Associates 2003).

Therefore, trees and shrubs installed from small (restoration sized) container stock will be irrigated with 2-4 gallons of water per event during the plant establishment period. The frequency of irrigation will be approximately 2 times per month during the first dry season after installation. This frequency will be gradually diminished over the three year establishment period to allow the plants to shift to a self-sustainable condition. Irrigation should not be required after year three.

## **5.7 MAINTENANCE PLAN**

### **5.7.1 Overview**

The planted trees and shrubs will be maintained during a 3-year plant establishment period. Adequate maintenance during the first 3 years after planting will be critical to revegetation success. Maintenance activities will include irrigation, weed control, maintenance of foliage protectors, and dead plant replacement.

### **5.7.2 Plant Replacement**

All dead plants that were planted in the four plant associations will be replaced on a yearly basis in Years 1 and 2. In Year 3, all dead plants will be replaced if survival drops below 80%. An adaptive management approach towards plant replacement will be instituted, which will require a critical evaluation of the cause of death and the survival rate of other species. Those species that have high survival rates, and therefore are better adapted to the site, will generally be used to replace the dead plants.

### **5.7.3 Weed Control**

Herbaceous vegetation will be controlled within the 3-foot diameter irrigation basin around each plant during the three-year plant establishment period. Weed control within the irrigation basins will primarily consist of hand-pulling the weeds to maintain the basins free of herbaceous vegetation.

Invasion of the revegetation site by invasive, non-native species can significantly impede the development of the plantings and may reduce the diversity of plants and the aesthetic of the site. Therefore, invasive, non-native species will be monitored and may be controlled within the plant installation areas. Species of concern include French broom, pampas grass, and yellow star thistle. Control of invasive species will be determined on an as needed basis and may include the use of an Environmental Protection Agency (EPA) approved herbicide or manual removal efforts.

## 5.7.4 Irrigation Basins

Irrigation basins will be maintained during the three-year plant establishment period. Earthen berms, which have failed, will be reconstructed to ensure that the plant receives an adequate amount of supplemental irrigation water. In addition, the 3-inch layer of wood chip mulch within the irrigation basins will be maintained during the plant establishment period.

## 5.7.5 Plant Protection

Protective cages and shelters will be regularly maintained during the 3-year plant establishment period. If a plant outgrows its cage or shelter prior to the end of the 3-year period, the plant protection will be removed as soon as possible to ensure that the tree or shrub grows unhindered. At the end of the 3-year period, all cages will be removed from the site to allow the plants to grow without obstruction.

All tree shelters will be maintained in a vertical orientation and the bottom buried 2 inches below the grade. The woven wire cover will be removed from the top of the tree shelter when each tree reaches the top of its shelter. Tree shelters and tree stakes will be removed when the tree's height has exceeded the top of the shelter for 2 years (~ 5 years after installation). Premature removal of tree shelters can damage trees if they have not attained sufficient stem girth to remain upright.

## 5.8 MONITORING PLAN

### 5.8.1 Overview

The purpose of the monitoring plan is to track vegetation establishment, assess the degree of revegetation success, and provide a basis for adaptive management recommendations. Site visits will be conducted every two months for the first three years during the growing season to qualitatively assess vegetation establishment and to monitor vegetation maintenance. In addition, quantitative monitoring will occur on an annual basis during the first 5 years of plant establishment. A qualified restoration ecologist will perform the site monitoring. The restoration ecologist will make recommendations for replanting and vegetation maintenance as needed based on the monitoring results.

**5.8.1.1 Qualitative Growing Season Monitoring.** Site visits will be made every two months during the growing season (April - October). Qualitative assessments of the site will be made and reported during these visits. The purpose of monitoring during the growing season is to assess the overall performance of the vegetation and the adequacy of vegetation maintenance. Assessment of the following factors will be made during site visits:

- Vegetation establishment with special attention paid to areas lacking vegetation
- Mortality of planted shrubs and trees
- Plant species composition
- Slope stability and erosion
- Formation of seeps
- Irrigation and maintenance of planted trees and shrubs

- Invasion of revegetation site by non-native, invasive weeds
- Other pertinent site conditions that may influence plant establishment

**5.8.1.2 Quantitative Annual Monitoring.** Annual monitoring will occur during Years-1, 2, 3 and 5 following plant installation and the field work will be conducted between October and December of each year. Site visits will be conducted to assess site conditions and the establishment of vegetation throughout the project site. Quantitative measurements of percent survival, percent vegetative cover, and plant health and vigor will be made.

### 5.8.2 Quantitative Annual Vegetation Monitoring Methods

**5.8.2.1 Percent Shrub and Tree Survival.** In Years 1, 2, and 3, the percent survival for all planted tree and shrub species will be estimated by counting a minimum of 25 % of the trees and shrubs installed. The trees and shrubs will be counted along 30-foot wide, 100-foot long randomly placed transect belts. Percent survival will be calculated by species and for the trees lumped and shrubs lumped. If the percent survival falls below 100% in Years 1 and 2 or 80% in Year 3, all dead trees and/or shrubs will be replaced. Species observed to perform well would be utilized to replace the dead individuals.

**5.8.2.2 Percent Vegetation Cover.** Vegetation cover is a good measure of vegetation establishment and plant community composition. Therefore, the percent vegetation cover will be quantitatively monitored in Years 1, 2, 3, and 5 to track the development of the vegetation. Detection of an increasing temporal trend in average percent shrub and a tree cover would serve as an indicator of successful vegetation establishment.

Permanent transects will be established at random locations throughout the four plant associations. Percent vegetation cover by species (herbaceous species may be lumped into one category) will be measured using the line intercept method (Bonham 1989). The percent cover of the shrub layer, tree canopy layer and herbaceous layer will be measured separately. The number of transects will be determined by evaluating the average cover values obtained over increasing numbers of transects. The number of transects used will be the point where additional samples do not substantially change the average cover values obtained (Kershaw 1973). The sample area may be slightly increased or decreased after initial data are collected and analyzed and the requisite sample surface area is re-assessed.

**5.8.2.3 Average Tree and Shrub Health and Vigor.** Average health and vigor will be determined by species for trees and shrubs on a yearly basis to determine which species are best adapted to site conditions. Individual plants selected for the survival tally (Section 5.7.2.1) will also be rated for health and vigor. Species with the highest health and vigor rating will likely be primarily used for dead plant replacement. The average health and vigor by shrub and tree species will be determined based on the following scale:

<u>Rating</u>	=	<u>Health and Vigor</u>
0	=	Dead
1	=	Very Low Vigor
2	=	Low Vigor

<u>Rating</u>		<u>Health and Vigor</u>
3	=	Moderate Vigor
4	=	High Vigor
5	=	Very High Vigor

### 5.8.3 Soils Monitoring

If plant survival and growth rates are low in localized areas, soils at various depths in the profile will be sampled and analyzed to help determine the reasons for poor growth and survival. Soil chemistry and structure at various depths would be compared between areas with high and low vegetation performance.

### 5.8.4 Reporting

Annual vegetation monitoring reports will be prepared in Years 1, 2, 3, and 5 documenting the progress of vegetation establishment and prescribing management recommendations as needed to meet the revegetation goals.

## 6.0 TREE REMOVAL MITIGATION AND MONITORING PLAN

### 6.1 INTRODUCTION

Native trees planted in the oak woodland plant association will mitigate for the loss of "protected" trees at the project site as defined by the City of Oakland's Tree Protection Ordinance. Mitigation measure B.10a in the project's Environmental Impact Report (EIR) requires mitigation for the removal of protected trees at a ratio of at least 1:1 (trees removed to trees replaced). A maximum of 151 protected, native, trees (149 coast live oak and 2 California bay) are permitted for removal and require mitigation per the tree removal permit (Tree Permit dated February 19, 2003). The slope revegetation plan presented herein calls for the placement of topsoil and the planting of native tree species (i.e. oak woodland plant association) on the inboard side of the three 30-foot wide super-benches (Figure 10). Approximately 545 trees will be installed within the oak woodland habitat (tree replacement mitigation site), which will encompass approximately 2.6 acres. Table 9 lists the species and number of each species to be installed along the super-benches. Therefore, implementation of this slope revegetation plan will significantly exceed the requirement to mitigate at 1:1 for the removal of the approximately 151 protected, native trees. In addition, hundreds more trees will be planted within the development area.

**Table 9. List of tree species to be installed within oak woodland plant association.**

Common Name	Scientific Name	On-Center Spacing (Feet)	Total Number
<i>Quercus agrifolia</i>	coast live oak	16	273
<i>Quercus lobata</i>	valley oak	16	82
<i>Sambucus mexicana</i>	blue elderberry	12	109
<i>Aesculus californica</i>	California buckeye	16	54
<i>Umbellularia californica</i>	California bay	16	27
		<b>Total</b>	<b>545</b>

The trees installed within the tree replacement mitigation site will be monitored in Year-1, 2, 3, and 5 during the annual monitoring of the revegetated slopes. Annual monitoring of the mitigation site by a qualified biologist will determine whether the project is fulfilling its mitigation obligations. By Year-5 of monitoring, the trees within the mitigation site should be sufficiently established to determine if they would eventually achieve the long-term goal of self-sustainability. The results of the final year of monitoring will be compared to the final success criteria presented below to determine if they have been met. If the success criteria for the mitigation site have not been met, adaptive management actions will be taken and monitoring will continue until the criteria has been achieved.

### 6.2 FINAL SUCCESS CRITERIA

The goal of the tree replacement mitigation is to establish a minimum of 151 trees (any combination of the species listed in Table 9) at the site. The minimum number of 151



replacement trees shall be healthy and capable of self-sustained growth in the absence of long-term human maintenance. The final success criteria were crafted to provide quantitative criteria that will indicate that the tree mitigation goal has been achieved.

#### **6.2.1. Percent Survival**

A minimum of 1.5 times the required number of replacement trees (1.5 x 151=227 trees) shall be alive within the tree replacement mitigation site two years after the cessation of irrigation and weed control (approximately in Year-5)

#### **6.2.2 Tree Height**

Average tree height will be used as an indicator of the growth of planted trees. In Years 1, 2, 3, and 5, the average height of tree species exhibiting relatively high percent survival will have a positive increasing trend. The average height by species will be increased during a minimum of 2 growing seasons following cessation of irrigation and weed control.

### **6.3. PERFORMANCE CRITERIA**

#### **6.3.1 Percent Survival**

Percent survival of mitigation tree plantings will be tabulated by species within the mitigation site during Years 1-3. If the percent survival falls below 100% in Years 1 and 2 or 80% in Year 3, all dead trees within oak woodland plant association will be replaced.

### **6.4 MONITORING METHODS**

#### **6.4.1 Percent Survival**

In Years 1, 2, 3, and 5, the percent survival for all tree species within the oak woodland plant association will be estimated by counting all individuals installed during the fall of each year. Percent survival will be reported by species. Percent survival will be calculated as follows:

Percent Survival of Species A = (Number of Individuals of Species A Alive During Monitoring Period / Total Number of Species A Alive at Installation) \* 100

#### **6.4.2 Tree Height**

Tree height will be measured on a minimum of 30% of each tree species installed. Trees will be located throughout the site using a stratified random sampling methodology and will be tagged with a specific number for comparison purposes in later years. Height measurements will be taken along the main stem using a tape or telescopic pole. A clinometer will be used for individual trees that exceed the height of the pole. Average tree height will be determined by species.

### 6.4.3 Health and Vigor

A qualitative assessment of overall health and vigor of tree species will be made to determine which species are best adapted to site conditions. This assessment will be based on such factors as leaf size and color, bud development, fungal and insect infestation, drought, new growth, herbivory, and physical damage. Average health and vigor assessments will be made on individuals selected and tagged for height measurement and will occur during annual monitoring. Species with the highest health and vigor rating will be used for dead plant replacement. The average health and vigor by tree species will be determined based on the following scale:

Rating		Health and Vigor
0	=	Dead
1	=	Very Low Vigor
2	=	Low Vigor
3	=	Moderate Vigor
4	=	High Vigor
5	=	Very High Vigor

### 6.5 REPORTING

An annual tree monitoring report will be prepared in Years 1, 2, 3, and 5 documenting the progress of tree establishment and prescribing management recommendations as needed to meet the mitigation requirement including appropriate species replacement recommendations. The monitoring report will be submitted to the City of Oakland by December 31 of each monitoring year.

### 6.6 COMPLETION OF TREE MITIGATION

When the final success criteria are met, a final report will be submitted to the City of Oakland documenting the achievement of the final success criteria. Tree mitigation monitoring will be discontinued after achievement of the final success criteria.

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## 8.0 PERSONAL COMMUNICATION

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**APPENDIX A.**  
**Soil Analysis Laboratory Testing Results**



# Soil and Plant Laboratory, Inc.

[www.soilandplantlaboratory.com](http://www.soilandplantlaboratory.com)

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## SANTA CLARA OFFICE

May 18, 2001

Lab. No. 26396

## H. T. HARVEY & ASSOCIATES

3150 Almaden Expressway, Suite 145

San Jose, CA 95118

Attn: Ernst Strenge

RE: LEONA QUARRY - PROJ. NO. 1950-01, P. O. NO. 01-390

## BACKGROUND

The following evaluation has taken into account the thorough background information that accompanied the samples.

## SUMMARY

Characteristics common to the reference soils that may also help preclude invasive species include moderate acidity and low phosphorus availability. Adjustment to soil chemistry is needed for both the fill and potential topsoil to lower pH, increase potassium and improve the balance between calcium and magnesium.

All of the reference soils have substantial organic content while the soils for new planting are low in organic. The incorporation of composted organic matter would offer advantages such as introducing a microbial population, improving soil structure and providing some nutrients. There is a significant concern here though because this could increase the phosphorus level beyond what is typical at the reference sites. Since higher phosphorus is a distinguishing characteristic in the sample from the Broom area this might not be desirable. There would still be an advantage to soil structure from incorporating a more inert source of organic such as nitrogen stable sawdust.

## REFERENCE SITES

The slightly alkaline pH of sample 1 deviates from the moderate acidity at all the other areas. Correlating with the higher pH are lower levels of the micronutrients. Based on levels in 2 it appears the goal should be to have a lower pH.

All of these sites show favorably low salinity, and sodium. SAR values indicate sodium is adequately balanced by calcium and magnesium.



H. T. HARVEY & ASSOCIATES

May 18, 2001

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Particle size makeup is diverse and if it were not for the abundance of organic matter these soils would be susceptible to consolidation as the various size particles intermingle. The predominate classification is gravelly sandy clay loam. Infiltration rates are estimated to be in the range of 0.22 to 0.26 inch per hour.

Available nutrient levels show all low in nitrogen and phosphorus. Potassium is barely adequate in 1 but well above sufficiency in the others. All show a proper balance between calcium and magnesium. Sample 1 shows lower micronutrient levels with zinc and iron deficient. In the other areas levels are higher with manganese particularly abundant. Sulfate levels vary from low to fair.

#### RHYOLITE FILL SOILS

Characteristics of 2 deviate significantly from 1 and are also more dissimilar from the reference soils. While salinity of 2 would not typically be restrictive it is much higher than in any of the other samples. This reflects high soluble levels of calcium, magnesium and sulfate. This is also associated with a slightly alkaline pH. If this is readily distinguishable from 1, then its use for the root zone should be minimized. If it will be blended with 1, then at least there will be some dilution bringing salt content closer to that found in the reference soils. Either will need pH adjustment. Sodium levels are favorably low.

Sample 1 has more silt and clay than 2 but both show a broad range of coarse particles similar to the reference soils. Organic levels are very low and infiltration rates are estimated at 0.23-inch per hour.

Available nutrient levels match the low nitrogen and phosphorus of the reference soils but potassium levels are much lower and in deficiency ranges. Calcium levels are lower than desired relative to the abundance of magnesium. Micronutrients are not deficient but are much lower than in the reference samples. The adjustment of pH may compensate for this sufficiently. Sulfate is deficient in 1 and very high in 2.

#### POTENTIAL TOPSOILS

Characteristics of these two samples are significantly different and the higher pH and higher phosphorus level in 2 makes it particularly undesirable. All characteristics of 2 are very similar to the undesirable Broom soil.

Sample 1 will need to have pH lowered but it does show favorably low nitrogen and phosphorus. Potassium is very deficient and needs aggressive supplementation to bring it in line with the reference soils. The pH adjustment should improve micronutrient levels. Iron is deficient at this time. The characteristic of this that still deviates from all the other samples is its high magnesium level. This cannot be altered by the amendment program even though the addition of calcium and potassium will improve the cation balance. The abundance of magnesium might be a significant enough deviation that use of this source should be reconsidered.





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Texture of 2 is fairly similar to the reference soils but organic content is lower. It is still in a fairly normal range for a topsoil horizon. The infiltration rate is estimated at 0.28-inch per hour.

#### BROOM SOIL – INVASIVE, NON-NATIVE HABITAT

Characteristics that deviate mostly from the reference sites are slight alkalinity and an adequate phosphorus level. While micronutrient levels are lower, none are in a deficiency range. Sulfate is marginal at best. Salinity, sodium and boron are safely low and comparable to the reference soils.

Texture is similar to the others except that more gravel is present. Organic content is normal for native topsoil and the infiltration rate is estimated at 0.21 inch per hour.

#### RECOMMENDATIONS

Because of the steepness of planting areas you might consider blending amendments with the fill or topsoil before that is spread. It would be difficult to obtain the desired degree of pH adjustment without being able to blend sulfur with these soils. The efficiency of improving the calcium to magnesium balance would also be compromised if materials were just applied to the surface.

#### FILL SOILS

In order to most closely match characteristics of the reference soil the preference would be to minimize use of soil represented by samples 2. For bulk blending amendments the following formula would apply:

##### Amount Per 10 Cubic Yards

7 pounds	Soil Sulfur
5 pounds	Potassium Sulfate (0-0-50)
16 pounds	Agricultural Gypsum

If materials are incorporated to 6 inches after the soil has been spread then the equivalent rates would be:

##### Amount / 1000 Square Feet

13 pounds	Soil Sulfur
9 pounds	Potassium Sulfate (0-0-50)
30 pounds	Agricultural Gypsum



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POTENTIAL TOPSOILS

It is suggested that #2 not be used. For bulk blending amendments with #1 the following formula would apply:

Amount Per 10 Cubic Yards

6 pounds	Soil Sulfur
8 pounds	Potassium Sulfate (0-0-50)
22 pounds	Agricultural Gypsum

If materials are incorporated to 6 inches after the soil has been spread then the equivalent rates would be:

Amount / 1000 Square Feet

11 pounds	Soil Sulfur
14 pounds	Potassium Sulfate (0-0-50)
40 pounds	Agricultural Gypsum

As noted above, this topsoil would still have much higher magnesium availability than the reference soils. The additions of calcium and potassium should be sufficient that the magnesium level would not interfere with the plants ability to utilize either of these nutrients.

  
JIM WEST

Fax 7 pages and mail.



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COMPREHENSIVE SOIL ANALYSIS  
 (A05-1, A05-2 or A05-3)

Santa Clara Office  
 Lab No. 26396  
 LEONA QUARRY

Sam ple #	Half sat%/ TEC	pH/ Qual Lime	ECe	Samples Taken:			Samples Rec'd: 5/7/01										Organic % dry wt.	Sample Description & Log Number
				Parts Per Million Parts Dry Soil														
				NO3 N	NH4 N	PO4 P	K	Ca	Mg	Cu	Zn	Mn	Fe					
1	22 189	7.4 Low	0.6	5 0.3	6	6 0.2	170 0.6	3050 1.0	402 1.0	2.0 0.5	3 0.3	22 1.1	13 0.1	1.1	CA, Sage Disturbed Reference 0.9901-A10610 23 4			
2	20 166	5.9	0.4	6 0.3	7	4 0.2	400 2.1	2000 0.9	672 2.2	4.6 1.7	11 1.6	54 3.6	68 1.0	4.4	CA, Sage Undisturbed 0.8301-A10611 23 4			
3	18 102	5.5	0.6	13 0.8	15	1 0.1	290 2.3	1340 0.9	330 1.7	2.8 1.6	9 2.0	90 9.2	52 1.2	3.9	Chamise Undisturbed 0.8701-A10612 23 4			
4	22 130	5.9	0.3	7 0.4	10	2 0.1	250 1.3	1860 0.9	372 1.3	3.2 1.2	11 1.7	82 5.7	47 0.7	4.3	CA, Sage / Cham. Undisturbed 1.0101-A10613 23 4			

Sam ple #	Saturation Extract Values							Percent of Sample Passing 2 mm Screen							USDA Soil Classification
	Ca me/l	Mg me/l	Na me/l	K me/l	B ppm	SO4 me/l	SAR	Gravel		Sand			Silt	Clay	
								Coarse 5-12	Fine 2-5	Very Coarse 1-2	Med. to Coarse 0.5-1	Med. to Fine 0.05-.5			
1	2.9	1.2	1.1	0.2	0.11	0.7	0.8	14.2	14.6	11.9	11.4	27.6	22.7	26.4	Gravelly Sandy Clay Loam
2	1.1	0.8	0.9	0.3	0.14	0.8	0.9	7.7	15.9	19.2	11.6	21.0	25.3	22.9	Gravelly Sandy Clay Loam
3	1.7	1.4	1.0	0.7	0.13	1.7	0.8	11.3	14.1	15.2	9.8	23.8	28.3	22.9	Gravelly Loam
4	1.0	0.7	0.7	0.3	0.13	0.8	0.8	10.5	16.0	15.8	11.4	22.6	29.3	20.9	GravelLoam

5/10/01

Sufficiency factor (1.0=sufficient for average crop) below each nutrient element. N factor based on 200 ppm constant feed. Half Saturation % approx field moisture capacity. Salinity ECe (ds/m at 25 deg.C.) by sat ext method. Major elements by sodium chloride extraction (phosphorus by sodium bicarbonate extraction). Cu, Zn, Mn & Fe by DTPA extraction. SAR=Sodium adsorption ratio. Na=Sodium (meq/l). TEC (listed below Half Sat.)=Estimated Total Exchangeable Cations (meq/kg) Gravel fraction expressed as percent by weight of oven-dried sample passing a 12mm (1/2 inch) sieve. Particle sizes in millimeters.



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Santa Clara Office  
Lab No. 26396  
LEONA QUARRY

Sam ple #	Half Sat%/ TEC	pH/ Qual Lime	ECe	Samples Taken: Parts Per Million				Samples Rec'd: 5/ 7/01 Parts Dry Soil								Organic % dry wt.	Sample Description & Log Number
				NO3 N	NH4 N	PO4 P	K	Ca	Mg	Cu	Zn	Mn	Fe				
5	22 167	5.3	0.5	6	11	8	430	2290	506	5.6	25	106	142	7.2	Coast Live Oak Undisturbed 0.8201-A10614 23 4		
				0.4		0.3	2.1	1.0	1.6	2.0	3.6	6.9	2.1				
6	16 155	6.9 None	0.3	5	6	7	70	1620	856	1.4	3	33	23	0.6	RH 1 Fill 0.7801-A10615 23 4		
				0.3		0.3	0.4	0.8	3.3	0.6	0.5	2.5	0.4				
7	15 136	7.3 None	3.2	4	6	1	120	1430	896	3.3	5	18	39	0.6	RH 2 Fill 0.7801-A10616 23 4		
				0.3		0.1	0.8	0.8	3.9	1.6	0.9	1.5	0.8				
8	17 358	6.7 Low	0.5	4	5	4	90	3290	2300	2.2	1	24	23	0.6	Top Soil 1 0.6401-A10617 23 4		
				0.3		0.2	0.3	0.9	4.7	0.5	0.1	1.0	0.2				

Sam ple #	Saturation Extract Values							Percent of Sample Passing 2 mm Screen								USDA Soil Classification
	Ca me/l	Mg me/l	Na me/l	K me/l	B ppm	SO4 me/l	SAR	Gravel Coarse 5-12	Fine 2-5	Vary Coarse 1-2	Sand Coarse 0.5-1	Med. to V. Fine 0.05-.5	silt .002-.05	Clay 0-.002		
5	1.8	1.1	1.0	0.6	0.34	1.6	0.8	6.2	10.6	21.2	12.8	18.8	23.3	23.9	Gravelly Sandy Clay Loam	
6	1.0	0.8	1.1	0.1	0.13	0.6	1.2	11.0	14.5	13.4	10.0	21.7	30.0	24.9	Gravelly Loam	
7	18.2	25.5	1.9	0.2	0.09	47.1	0.4	11.1	16.1	18.1	16.1	30.4	18.5	16.9	Gravelly Sandy Loam	
8	1.7	2.0	1.0	0.1	0.07	1.0	0.7	3.9	13.2	15.0	14.8	27.3	24.4	18.5	Gravel Sandy Loam	

5/10/01

Sufficiency factor (1.0=sufficient for average crop) below each nutrient element. N factor based on 200 ppm constant feed. Half Saturation = approx field moisture capacity. Salinity ECe (ds/m at 25 deg.C.) by sat ext method. Major elements by sodium chloride extraction (phosphorus by sodium bicarbonate extraction). Cu, Zn, Mn & Fe by DTPA extraction. SAR=sodium adsorption ratio. Na=sodium (meq/l). TEC (listed below Half Sat.)=Estimated Total Exchangeable Cations (meq/kg) Gravel fraction expressed as percent by weight of oven-dried sample passing a 12mm (1/2 inch) sieve. Particle sizes in millimeters.



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## COMPREHENSIVE SOIL ANALYSIS (A05-1, A05-2 or A05-3)

Santa Clara Office  
 Lab No. 26396  
 LEONA QUARRY

Sam ple #	Half Sat%/ TEC	pH/ Qual Lime	ECe	Samples Taken: -----Parts Per Million Parts Dry Soil-----							Organic % dry wt.	Sample Description & Log Number			
				NO3 N	NH4 N	PO4 P	K	Ca	Mg	Cu			Zn	Mn	Fe
9	20 217	7.3 Low	0.7	4 0.2	6	16 0.7	110 0.4	2870 1.0	830 2.1	2.4 0.6	4 0.4	18 0.9	52 0.6	1.7	Top Soil 2 0.8601-A10618 23 4
10	20 175	7.3 None	0.7	11 0.6	14	20 0.8	190 0.8	2330 0.9	668 1.9	2.4 0.7	8 1.0	27 1.5	27 0.3	1.6	Broom soil 0.9401-A10619 23 4

Sam ple #	Saturation Extract Values							Percent of Sample Passing 2 mm Screen							USDA Soil Classification
	Ca me/l	Mg me/l	Na me/l	K me/l	B ppm	SO4 me/l	SAR	Gravel		Sand			Silt	Clay	
								Coarse 5-12	Fine 2-5	Very Coarse 1-2	Coarse 0.5-1	Med. to V. Fine 0.05-.5			
9	2.8	2.0	2.7	0.1	0.14	1.4	1.7	9.7	8.8	6.0	6.5	30.6	30.4	26.5	Gravelly Loam
10	3.4	2.7	1.1	0.3	0.14	1.3	0.6	21.5	14.0	11.4	11.7	29.0	21.4	26.5	Very GravSandy Clay Loam

5/10/01

Sufficiency factor (1.0=sufficient for average crop) below each nutrient element. N factor based on 200 ppm constant feed.  
 Half saturation %=approx field moisture capacity. Salinity ECe (dS/m at 25 deg.C.) by sat ext method. Major elements  
 by sodium chloride extraction (phosphorus by sodium bicarbonate extraction). Cu, Zn, Mn & Fe by DTEA extraction. SAR=sodium  
 adsorption ratio. Na=Sodium (meq/l). TEC (listed below Half Sat.)=Estimated Total Exchangeable Cations (meq/kg) Gravel fraction  
 expressed as percent by weight of oven-dried sample passing a 12mm (1/2 inch) sieve. Particle sizes in millimeters.



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## SANTA CLARA OFFICE

June 12, 2001

Lab. No. 26149

## H. T. HARVEY & ASSOCIATES

3150 Almaden Expressway, Suite 145

San Jose, CA 95118

Attn: Ernst Strenge

RE: LEONA QUARRY - PROJ. NO. 1950-01, P. O. NO. 01-429

## BACKGROUND

It is understood that displacement of the tuff soil from the upper portion of the slope will be used to fill the lower part to create a more gently grade. It was also indicated that some of the rhyolite soil evaluated 5/18 may be blended with this.

Specific questions raised in your 5/24 letter are addressed at the end of this report.

## REFERENCE SITE - TUFF

Characteristics are similar to reference sites represented by samples 2 through 5, which apparently are of rhyolite origin. Characteristics that may be particularly important in establishing the desired plants are the moderate acidity, low phosphorus and abundance of potassium.

## TUFF FILL

Reaction is just a little lower than the moderately acidic level seen in the reference sample. Fertility characteristics that need adjustment include correcting the extremely low calcium level and increasing potassium and organic content.

Texture may initially be coarser than the reference material but should break down with weathering. The presence of organic matter will also help compensate for this.

## DISCUSSION

Comparing the tuff fill and the rhyolite fill to the reference soil, similarities include low potassium, high magnesium and low organic content. The two fill materials differ from each other in that the tuff is a little more acidic than the target and is extremely low in calcium. The rhyolite is more alkaline than desired but does show the desired calcium content.



## Soil and Plant Laboratory, Inc.

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H. T. HARVEY & ASSOCIATES

June 12, 2001

Lab. No. 26149

### RECOMMENDATIONS

In order to most closely match characteristics of the tuff reference soil amendment needs would be:

	<u>Amount Per 10 Cubic Yards</u>	<u>Amount / 1000 Square Feet to 6 inches</u>	
100% Tuff Fill	2 cubic yards	3.8 cubic yards	Nitrogen Stable Organic
	5 pounds	10 pounds	Potassium Sulfate (0-0-50)
	5 pounds	10 pounds	Calcium Carbonate Lime
	22 pounds	45 pounds	Agricultural Gypsum
70% Tuff Fill 30% Rhyolite Fill	2 cubic yards	3.8 cubic yards	Nitrogen Stable Organic
	5 pounds	10 pounds	Potassium Sulfate (0-0-50)
	22 pounds	40 pounds	Agricultural Gypsum
100% Rhyolite Fill	2 cubic yards	3.8 cubic yards	Nitrogen Stable Organic
	5 pounds	10 pounds	Potassium Sulfate (0-0-50)
	16 pounds	30 pounds	Agricultural Gypsum
	7 pounds	13 pounds	Soil Sulfur

One of the items raised in your list of questions was the rate for amending an individual pit 2 feet in diameter by 1-foot depth. From the above rates listed for 10 cubic yards multiplying by 0.186 would result in units of ounces weight per pit.

### MISCELLANEOUS QUESTIONS

Responses are numbered to correspond with your numbered questions.

1. Rh1 needs potassium and calcium and would still have much higher magnesium than the reference material. Rh2 would not need as much potassium but still needs calcium and would still have high magnesium and higher soluble salts.

2. The high magnesium in both makes it even more important to address the potassium and calcium levels. This balance of the cations may be playing a significant role in determining the plant population.

3. Initial corrections should bring current conditions to sufficient similarity. Maintenance of those conditions depends on the natural recycling of nutrients from microbial activity. Without organic matter being present this would be slowed significantly. Fungal inoculum referred to in 9 may also be beneficial in this respect.



Soil and Plant Laboratory, Inc.

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H. T. HARVEY & ASSOCIATES  
June 12, 2001  
Lab. No. 26149

4. Check with Northern California Fertilizer Co. 408-453-7907.
5. Check with TMT Enterprises 408-432-9040.
6. Using less will just leave results farther from the target. Impact of that on maintaining the desired plants is not known.
7. If materials are only applied to the surface rates of sulfur and gypsum should be reduced by 30%. While the effectiveness of organic matter would be severely reduced if not incorporated, there would still be a long term benefit from applying some just as a top mulch if that is all that is possible.
8. As noted above 0.186 times the 10 cubic yard rate equals ounces weight per pit.
9. Mycorrhizal fungi use would not alter the amendments suggested and based on work done by others this may be beneficial. I do not have sufficient experience with their use and direction should be based on consultation with others.
10. Without organic matter these soils will be subject to consolidation which would mean less water penetration and more likely surface erosion concerns. Organic matter would help this a great deal.
11. The comment about phosphorus was only with respect to organic matter derived from yard waste. This is not a concern with sawdust.
12. Here again it is only the addition of organic matter than can create a condition similar to the reference soil. The organic matter will result in better water penetration and the ability to retain a better reserve for the plants. Estimated infiltration rates noted are not at field capacity. I have no familiarity with rain patterns.

  
JIM WEST

Fax 4 pages and mail.





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COMPREHENSIVE SOIL ANALYSIS  
(A05-1, A05-2 or A05-3)

Santa Clara Office  
Lab No. 26149  
Leona Quarry  
1950-01

Samples Taken: Samples Rec'd: 5/30/01  
Parts Per Million Parts Dry Soil

Sam ple #	Half TEC	pH/ Qual	ECe	NO3 N	NH4 N	PO4 P	Ca	Mg	Cu	Zn	Mn	Fe	Organo % dry wt.	Sample Description & Log Number	
1	ZZ	5.5	0.4	7	6	2	250	1450	388	4.6	8	22	85	3.7	Tree Reference
	111			0.3		0.1	1.6	0.8	1.6	2.1	1.4	1.8	1.6		1.0101-A12162 25 4
2	16	5.3	0.4	6	13	6	90	190	828	2.4	2	9	32	0.1	Tree Fall Soil
	87			0.6		0.3	0.9	0.2	5.2	1.7	0.6	1.1	0.9		0.8001-A12163 25 4

Sam ple #	Ca me/l	Mg me/l	Na me/l	K me/l	B ppm	SO4 me/l	Cl me/l	SAR	5-12	2-5	1-2	0.5-1	0.05-.5	0.002-.05	0-.002	USDA soil classification
1	1.2	0.9	0.7	0.3	0.08	0.9	0.7	12.4	13.8	11.0	10.4	19.7	34.4	24.5		Gravelly Loam
2	0.3	0.4	1.9	0.1	0.08	0.7	3.1	21.7	21.0	19.3	16.7	24.6	17.1	22.3		Very Gravelly Clay Loam

Sam ple #	Ca me/l	Mg me/l	Na me/l	K me/l	B ppm	SO4 me/l	Cl me/l	SAR	5-12	2-5	1-2	0.5-1	0.05-.5	0.002-.05	0-.002	USDA soil classification
1	1.2	0.9	0.7	0.3	0.08	0.9	0.7	12.4	13.8	11.0	10.4	19.7	34.4	24.5		Gravelly Loam
2	0.3	0.4	1.9	0.1	0.08	0.7	3.1	21.7	21.0	19.3	16.7	24.6	17.1	22.3		Very Gravelly Clay Loam

**Sufficiency factor (1.0=sufficient for average crop) below each nutrient element.** N factor based on 200 ppm constant feed.  
 Half saturation & approx field moisture capacity. Salinity ECe (ds/m at 25 deg.C.) by sat ext method. Major elements  
 by sodium chloride extraction (phosphorus by sodium bicarbonate extraction). Cu, Zn, Mn & Fe by DTPA extraction. Na+Potassium  
 adsorption ratio. Na+Potassium (meq/l). TEC (listed below Half Sat.)-Estimated Total Exchangeable Cations (meq/kg) Gravel fraction  
 expressed as percent by weight of oven-dried sample passing a 12mm (1/2 inch) sieve. Particle sizes in millimeters.

6/5/01



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COMPREHENSIVE SOIL ANALYSIS  
 (A05-1, A05-2 or A05-3)

Santa Clara Office  
 Lab No. 26149  
 Leona Quarry  
 1950-01

Samples Taken: Samples Rec'd: 5/30/01

Sam ple #	Half Sat%/ TEC	pH/ Qual Lime	ECe	Parts Per Million			Parts Dry Soil								Organic % dry wt.	Sample Description & Log Number
				NO3 N	NH4 N	PO4 P	K	Ca	Mg	Cu	Zn	Mn	Fe			
1	22 111	5.5	0.4	7	6	2	250	1450	388	4.6	8	22	85	3.7	Tuff Reference 1.0101-A12162 25 4	
2	16 87	5.3	0.4	6	13	6	90	190	828	2.4	2	9	32	0.1	Tuff Fill Soil 0.8001-A12163 25 4	

Sam ple #	Saturation Extract Values							Percent of Sample Passing 2 mm Screen							USDA soil classification
	Ca me/l	Mg me/l	Na me/l	K me/l	B ppm	SO4 me/l	SAR	Gravel		Sand			Silt	Clay	
								Coarse 5-12	Fine 2-5	Very Coarse 1-2	Med. to Coarse 0.5-1	V. Fine 0.05-.5			
1	1.2	0.9	0.7	0.3	0.08	0.9	0.7	12.4	13.8	11.0	10.4	19.7	34.4	24.5	Gravelly Loam
2	0.3	0.4	1.9	0.1	0.08	0.7	3.1	21.7	21.0	19.3	16.7	24.6	17.1	22.3	Very GravSandy Clay Loam

6/ 5/01

Sufficiency factor (1.0=sufficient for average crop) below each nutrient element. N factor based on 200 ppm constant feed. Half Saturation  $\approx$  approx field moisture capacity. Salinity ECe (ds/m at 25 deg.C.) by sat ext method. Major elements by sodium chloride extraction (phosphorus by sodium bicarbonate extraction). Cu, Zn, Mn & Fe by DTPA extraction. SAR=sodium adsorption ratio. Na=sodium (meq/l). TEC (listed below Half Sat.)=Estimated Total Exchangeable Cations (meq/kg) Gravel fraction expressed as percent by weight of oven-dried sample passing a 12mm (1/2 inch) sieve. Particle sizes in millimeters.

(408) 727-0123

JUN-12-01 12:55P

**APPENDIX C**

**GEOBRUGG**

**Service/Maintenance Manual  
Rockfill Barrier - 30 ft-ton  
June 28, 2002**

**Service/Maintenance Manual  
Rockfill Barrier - 74 ft-ton to 295 ft-ton  
July 1, 2002**

**5188.1.001.02  
August 13, 2004  
Latest Revision March 9, 2005**

**NOTE:** Rockfall, Landslides, Debris Flows or Avalanches are sporadic and unpredictable. Causes range from human (construction, etc.) to environmental (weather, earthquakes, etc.) Because of the multiplicity of factors affecting such an event, it is not and cannot be an exact science that guarantees the safety of individuals and property. However, by the application of sound engineering principles to a predictable range of parameters, and by the use of properly designed protection measures in identified risk areas, the risk of injury and property loss can be substantially reduced. Inspection and maintenance of such systems is necessary to insure the desired protection level. It can also be degraded by impact damage, which exceeds the design limits of a particular system or by corrosion caused by pollution or other man-made factors.

### **SERVICE / MAINTENANCE OF ROCKFALL PROTECTION BARRIERS:**

GEOBRUGG Rockfall Protection Barriers are designed to require little or no maintenance when impacted by rocks with kinetic energy within the design load rating of the system (please refer to the GEOBRUGG Impact Load Chart). However, minor maintenance is occasionally required after such impacts, depending on frequency. Other repairs may be necessary if rock impacts with kinetic energy beyond the design load rating are experienced. The most common (though infrequent) maintenance tasks required are outlined below. Please refer to the layout and design drawings for the particular installation for specific detail on assembly as needed.

Infrequent rockfall will obviously require less maintenance than frequent rockfall events. If frequent events (daily) take place well within the energy absorption design load of a system, the service efforts will generally be limited to routine checking as outlined below. Major events such as rockfalls with energies around system design load may necessitate some minor repairs. Major events such as rockfalls beyond system design load may necessitate repairs that are more significant.

### **ROUTINE CHECKING:**

- Periodic "quick" checking of the systems once to twice per year for major events:
  - are any bigger rocks lying in the nets?
  - have any braking elements responded?
  - is the effective height reduced due to sagging ropes?
  - re-checking of the wire rope clips (using a torque wrench)
- Does chainlink have any holes requiring repair? Chainlink material may become tattered from frequent rockfalls or may acquire holes from bigger rockfall events. Any holes or tears should be repaired to prevent rocks smaller than the mesh size of the nets from passing through the nets or to improve the aesthetics of a system.
- Clearing out of soil, rubble, dead leaves, etc. behind a system as necessary to prevent the formation of jump platforms. Such accumulations result in a reduced effective barrier height and reduced system flexibility and thus reduced energy dissipating capability. For such reasons, debris should never be allowed to accumulate behind the systems to more than 1/4 to 1/3 the height of the nets.
- Periodic checking of the anchorage condition after approximately 10 years.

### **CHECKING MAJOR EVENTS:**

If a major event occurs (energy around the design load of the system), the following service work must be carried out:

- **Braking Elements.** Check whether one or more braking elements have responded. Braking elements need no maintenance unless they are fully deformed, in which case they need to be replaced. Testing has shown that these new braking elements perform as intended up to the point of full activation, even if by several separate events. However, once any single braking element activation has accumulated to ~40 cm. or more, it should be replaced in order to maintain the full energy absorption capacity of the system as a whole. Care must be taken in any case that the additional sagging of the nets caused by the responding of braking elements does not become excessive, as this has a strong influence on the effective height of the barrier. Re-tightening of the appropriate ropes can also be carried out without exchange of the braking elements.
- **Support Rope Tightening.** Braking element response will result in extra slack in the support ropes and thus sagging of the support rope and net(s). If braking elements have responded, but not enough to warrant replacement, a judgment needs to be made whether or not the sag and consequent reduction in effective height is acceptable. The sag can be reduced or eliminated without replacing the braking element(s) by simply re-tensioning the support rope. Support ropes can be tightened to obtain the original effective height if deemed necessary.
- **Support Ropes & Shackles.** Examine for possible damage or loss of strength. Crushed or broken rope wires may result from rockfall events. The rope should be repaired or replaced if more than approximately 10% of the rope cross section is affected. Severe buckling of ropes is also a reason to proceed with replacement. Shackles are used to connect adjacent ring net panels and end ring net panels to support rope structure.
- **Ring Nets and Anchorages.** Examine for possible damage. Damaged rings of the ring net should be repaired. Clips on the rings that have broken or moved significantly should be replaced. Significantly damaged nets should be replaced, though the need for this is quite rare. Examine the anchorages to ensure they do not appear to have been disturbed, weakened, or damaged. If a major event occurs (beyond design load but within the ultimate load), the following service work must be carried out:
  - Replacement of braking elements as necessary (as above)
  - Support Rope & shackle repair, replacement or tightening (as above)
  - Net repair or replacement as necessary (as above)
  - Anchorage repair
  - Column repair or replacement as necessary. The fundamental function of the columns is to provide the nets with the necessary effective height. Direct rock impacts to the columns may bend or deform the columns, though such deformation is rare. Slightly bent columns do not

have to be repaired or replaced as long as their condition does not mean a significant loss of height or ill-fitting nets, or unless the deformation has aesthetic consequences. If so desired for aesthetic reasons, minor deformation can usually be pounded out and repainted. Column foundations should be examined to ensure that no damage exists and that the connections are sound.

### **SERVICE / REPAIR WORK:**

After performing any repair work to the system, re-assembly should be done in accordance with the original design drawings (i.e. with correct wire rope clip torques, clip orientation on the rope, etc.)

- Cleanout: Cleanout procedures for the systems will depend on the quantity of material in the nets and may require at least partial disassembly to allow material to be removed by hand or with heavy equipment. Some alternatives include:

1) For systems alongside roads or with easy access, cleanout will be most easily accomplished by driving behind the fence (where space allows) with heavy equipment such as a backhoe or loader.

2) If there is insufficient space behind the barriers to allow equipment passage, and jersey barriers are used for traffic protection with the nets being elevated off the ground, cleanout may be possible without requiring any degree of fence disassembly. After moving any jersey barrier that may be in front of any particular section, accumulated rocks can be removed through the 2'-8" high gap between the bottom of the nets and the ground, taking care not to "snag" the bottom of the net or bottom support rope with the equipment that is being used.

3) If better access is still required or desired, varying degrees of partial system disassembly can be undertaken as follows (with or without temporarily moving jersey barrier that may or may not be in place):

a) loosening the bottom support rope where it is attached to the anchor by removing the wire rope clips, and then sliding the bottom support rope through the affected nets to allow the nets to hang freely. Or,

b) it may be possible to unbolt the bottom cable guide assembly(s) from the columns, thereby allowing the bottom support rope and bottom of the nets to swing outward and/or be lifted.

Please note that the nets can withstand being driven over with rubber tires, but should not be driven over with track rigs.

- Chainlink: Holes or tears in the chainlink fabric can be patched or entire panels can be replaced. Chainlink should be reattached to the nets with galvanized hog rings.
- Braking Element replacement: If the braking element tube is not too badly deformed, the tube can simply be slid off the rope and a new tube can be slid onto the rope and into place. If the rope will no longer freely slide through the tube, the braking element will need to be cut out and a new braking element (tube with a prefabricated sling with presses at both ends) is spliced back into place.

- In a top support rope: First secure the support rope from moving through the cable guides by attaching one end of a come-along to the rope between the column and the braking element, and the other end to the anchor. Alternatively, a vise-grip or cable clip can be applied to the rope at the column cable guide, whatever works, to prevent the rope from passing through the cable guide when tension on the rope is relieved. Next, detach the support rope from the anchor by removing the wire rope clips. Finally, slide the old tube off the rope, slide a new tube onto the rope, and re-secure the rope to the anchor, and remove whatever restraining device was used. If the tube does not want to stay in place and instead wants to slide down the rope, a small piece of baling wire can be tied around the rope at the end of the tube to prevent it from sliding.

If the tube will not freely slide off the rope, the old braking element will need to be cut out of the rope and replaced with a spare. This is accomplished by cutting the support rope on each side of the old braking element and removing the old braking element. A new braking element is then spliced into place using loop splices (as shown in the design drawings) on each side of the replacement. Then, re-secure the rope to the anchor, and remove whatever restraining device was used.

- In a bottom support rope: Same as above, except the support rope does not need to be secured prior to disconnecting it from the anchor.
- Required material / tools:
  - spare braking element
  - wire rope cutter
  - wire rope clips of appropriate size
  - come-along (or vise-grips, cable clips),
  - set of socket wrenches with torque setting ability
  - ladder
- Repairing damaged Support Ropes: Broken or damaged support ropes can be spliced back together using wire rope clips and a small length of the same diameter wire rope, per the splicing detail in the design drawings. First, remove the net section in question from the support rope. Next, attach the ends of a come-along to the support rope on each side of the damaged section of rope, and tension. Cut the support rope on either side of the damaged section. Attach a new piece of wire rope to the two cut ends of the support rope by using a clipped splice per the design drawings. Remove the come-along and shackle the net(s) to the support rope. Alternatively, the repair cable can be spliced over the damaged section of cable without cutting out the damaged section.

Replacement of a support rope will necessitate removal of the net(s) from the support rope section in question. The support rope is then removed by unfastening the cable guides from the columns, and removing the wire rope clips from the anchors. The new rope is then installed (per design drawings) by putting it into place, re-attaching the cable guides, tensioning the rope as necessary and re-attaching to the anchors.

- Support Rope tightening. If the net sag is undesirable, and no braking elements are fully activated, the sag can be eliminated by re-tightening the support rope where it is attached to the anchor. First, attach a come-along to the anchor at one end and to the rope at the other end. Using the come-along, apply more tension to the rope as necessary. Next, detach the support

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Edition:

JK  
GNA-02

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Date: 6.28.02

**GEOBRUGG** 

rope from the anchor by removing the wire rope clips. Refasten the clips at the attachment to the anchor after removing any of the resultant slack. Remove the come-along.

Tension on these ropes should be such that it is only enough to eliminate the undesirable sag. Any more tension will inhibit the proper operation of the system.

- Repairing or replacing damaged Nets: Single rings that are broken can be replaced. Damaged rings should be cut and a new ring spliced back into place, eliminating the damaged portion.

If an entire net needs to be replaced, the chainlink mesh material must first be removed and carefully stored. Next, proceed as in section "Cleanout - 3a" (above)(top and bottom support ropes). The new net is now fastened again by sliding the support ropes through the ring nets. The support ropes are then fastened to the anchors with cable clips. Adjacent nets are shackled together. Finally, the chainlink is fastened to the new net again using galvanized hog rings on 2' centers vertically and horizontally.

- Column replacement or repair: Columns can be detached from the foundations after removal of support ropes, retaining ropes and nets by removing the four base plate nuts and lifting the column up off the foundation bolts.



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**Service / Maintenance Manual - 74 ft-ton to  
295 ft-ton Rockfall Barrier(s) - Ring Nets  
GEOBRUGG Technical Department**



**NOTE:** Rockfall, Landslides, Debris Flows or Avalanches are sporadic and unpredictable. Causes range from human (construction, etc.) to environmental (weather, earthquakes, etc.) Because of the multiplicity of factors affecting such an event it is not and cannot be an exact science that guarantees the safety of individuals and property. However, by the application of sound engineering principles to a predictable range of parameters, and by the use of properly designed protection measures in identified risk areas, the risk of injury and property loss can be substantially reduced. Inspection and maintenance of such systems is necessary to insure the desired protection level. It can also be degraded by impact damage, which exceeds the design limits of a particular system or by corrosion caused by pollution or other man-made factors.

**SERVICE / MAINTENANCE OF ROCKFALL PROTECTION BARRIERS:**

GEOBRUGG Rockfall Protection Barriers are designed to require little or no maintenance when impacted by rocks with kinetic energy within the design load rating of the system (please refer to the GEOBRUGG Impact Load Chart). However, minor maintenance is occasionally required after such impacts, depending on frequency. Other repairs may be necessary if rock impacts with kinetic energy beyond the design load rating are experienced. The most common (though infrequent) maintenance tasks required are outlined below. Please refer to the layout and design drawings for the particular installation for specific detail on assembly as needed.

Infrequent rockfall will obviously require less maintenance than frequent rockfall events. If frequent events (daily) take place well within the energy absorption design load of a system, the service efforts will generally be limited to routine checking as outlined below. Major events such as rockfalls with energies around system design load may necessitate some minor repairs. Major events such as rockfalls beyond system design load may necessitate more significant repairs.

**ROUTINE CHECKING:**

- Periodic "quick" checking of the systems once to twice per year for major events:
  - are any bigger rocks lying in the nets?
  - have any braking elements responded?
  - is the effective height reduced due to sagging ropes?
  - re-checking of the wire rope clips (using a torque wrench)
- Does chainlink have any holes requiring repair? Chainlink material may become tattered from frequent rockfalls or may acquire holes from bigger rockfall events. Any holes or tears should be repaired to prevent rocks smaller than the ring diameter of the nets from passing through, or to improve the aesthetics of a system.
- Clearing out of soil, rubble, dead leaves, etc. behind a system as necessary to prevent the formation of jump platforms. Such accumulations result in a reduced effective barrier height and reduced system flexibility and thus reduced energy dissipating capability. For such reasons, debris should never be allowed to accumulate behind the systems to more than 1/4 to 1/3 the height of the nets.
- Periodic checking of the anchorage condition after approximately 10 years.

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**Service / Maintenance Manual – 74 ft-ton to  
295 ft-ton Rockfall Barrier(s) – Ring Nets  
GEOBRUGG Technical Department**



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**CHECKING MAJOR EVENTS:**

If a major event occurs (energy around the design load of the system), the following service work must be carried out:

- **Braking Elements:** Check whether one or more braking elements have responded. Braking elements need no maintenance unless they have been fully deformed, in which case they need to be replaced. Testing has shown that these new braking elements perform as intended up to the point of full activation, even if by several separate events. However, once any single braking element activation has accumulated to ~40 cm. or more, it should be replaced in order to maintain the full energy absorption capacity of the system as a whole. Care must be taken in any case that the additional sagging of the nets caused by the responding of braking elements does not become excessive, as this has a strong influence on the effective height of the barrier. Re-tightening of the appropriate ropes can also be carried out without exchange of the braking elements.
- **Support Rope(s) and Retaining Rope(s) tightening:** Braking element response will result in extra slack in the support ropes, and thus sagging of the support rope and net(s). If braking elements have responded, but not enough to warrant replacement, a judgment needs to be made whether or not the sag and consequent reduction in effective height is acceptable. The sag can be reduced or eliminated without replacing the braking element(s) by simply re-tensioning the support rope. Support ropes can be tightened to obtain the original effective height if deemed necessary. Similarly, braking element response in tieback ropes will result in tieback ropes being slack. Slack tieback ropes should always be free of any slack, and thus need to be re-tightened if necessary.
- **Support Ropes & Shackles and Retaining Ropes:** Examine for possible damage or loss of strength. Crushed or broken rope wires may result from rockfall events. The rope should be repaired or replaced if more than approximately 10% of the rope cross section is affected. Severe buckling of ropes is also a reason to go ahead with replacement. Shackles are used to connect the ring nets to the support rope.
- **Ring Nets and Anchorages.** Examine for possible damage. Damaged rings of the ring net should be repaired. Clips on the rings that have broken or moved significantly should be replaced. Significantly damaged nets should be replaced, though the need for this is quite rare. Examine the anchorages to ensure they do not appear to have been disturbed, weakened, or damaged. If a major event occurs (beyond design load, but within the ultimate load), the following service work must be carried out:
  - Replacement of braking element(s) as necessary (as above)
  - Support Rope(s) & shackle repair and Retaining Rope(s) repair, replacement or tightening (as above)
  - Net repair or replacement as necessary (as above)

Author: JK

- Anchorage repair
- Column repair or replacement as necessary. The fundamental function of the columns is to provide the nets with the necessary effective height. Direct rock impacts to the columns may bend or deform the columns, though such deformation is rare. Slightly bent columns do not have to be repaired or replaced as long as their condition does not mean a significant loss of height or ill-fitting nets, or unless the deformation has aesthetic consequences. If so desired for aesthetic reasons, minor deformation can usually be pounded out and re-painted.

For columns with the column breakaway assembly at the base, extremely large impacts may cause the breakaway assembly to engage, allowing the column to rotate (tieback ropes prevent the column from laying all the way down). In this case, the breakaway shear bolts will need to be replaced after the column has been righted, and the retaining rope braking elements will need to be replaced. Foundations should be examined to ensure that no damage exists, and that the connections are sound.

For columns without the column breakaway assembly at the base, foundations should be examined to ensure that no damage exists, and that the connections are sound.

### **SERVICE / REPAIR WORK:**

After performing any repair work to the system, re-assembly should be done in accordance with the original design drawings (i.e. with correct wire rope clip torques, clip orientation on the rope, etc.)

- Cleanout: Cleanout procedures for the systems will depend on the quantity of material in the nets, and may require at least partial disassembly to allow material to be removed by hand or with heavy equipment. Some alternatives include:

1) For systems alongside roads or with easy access, cleanout will be most easily accomplished by driving behind the fence (where space allows) with heavy equipment such as a backhoe or loader. Prior to driving equipment behind a system, the retaining ropes need to be detached from the top of the columns by opening the top cable guide on the column, and slipping the pressed loop of the rope off the top of the column. Alternatively, the retaining rope can be detached from the anchors by removing the wire rope clips on the clip loop attachments to the anchors.

2) If there is insufficient space behind the barriers to allow equipment passage, and jersey barriers are used for traffic protection with the nets being elevated off the ground, cleanout may be possible without requiring any degree of fence disassembly. After moving any jersey barrier that may be in front of any particular section, accumulated rocks can be removed through the 2'-8" high gap between the bottom of the nets and the ground, taking care not to "snag" the bottom of the net or bottom support rope with the equipment that is being used.

3) If better access is still required or desired, varying degrees of partial system disassembly can be undertaken as follows (with or without temporarily moving jersey barrier that may or may not be in place):

- a) unshackle the bottom of the net from the bottom support rope, allowing the bottom of net to be raised (please note that the bottom support rope will still be in place, and care must be taken not to "snag" it with the equipment being used). Or,
- b) loosening the bottom support rope by removing the wire rope clips at the clipped loop end of the rope with no unshackling, and then pulling up the bottom support rope slightly, net and all. Or,
- c) It may be possible to open the bottom cable guide assembly(s), thereby allowing the *bottom support rope and bottom of the nets to swing outward and/or be lifted*. Or,
- d) unshackling the affected net from the support ropes. The net will then fall to the ground, allowing the rock to be removed. Again, please note that the support ropes will still be in place, and care must be taken not to "snag" them with the equipment being used. The net can then be lifted back into place, and be re-shackled to the support ropes and adjacent nets as before. Please note that the nets can withstand being driven over with rubber tires, but should not be driven over with track rigs.

- **Chainlink:** Holes or tears in the chainlink fabric can be patched or entire panels can be replaced. Chainlink should be re-attached to the nets with galvanized hog rings as necessary.
- **Braking Element replacement:** Attach the ends of a come-along to the support rope on each side of the old braking element, and tension. Cut the support rope on each side of the old braking element to remove the old braking element. A spare braking element (tube with a prefabricated sling with pressed loops at both ends) is then spliced back into the support rope by using loop splices (as shown in the design drawings) on each side of the replacement. Remove the come-along, re-shackle the net (as necessary) to the support rope.
- **In a retaining rope:** These braking elements are most easily replaced by simply replacing the entire retaining rope. Alternatively, the retaining rope can be disconnected from the anchor, and if the tube is not too badly deformed, the tube can be slid off the rope. A replacement tube (spare braking element with rope sling removed) is then slid back into place, and the retaining rope is reconnected to the anchor. If the tube does not want to stay in place and instead wants to slide down the rope, a small piece of baling wire can be tied around the rope at the end of the tube to prevent it from sliding. If the tube will not freely slide off the rope, it will need to be cut out and replaced with a braking element spare using loop splices.
- **Required material / tools:**
  1. spare braking element
  2. wire rope cutter
  3. wire rope clips of appropriate size
  4. come-along (or vise-grips, cable clips),
  5. set of socket wrenches with torque setting ability
  6. ladder
- **Repairing damaged Support Ropes:** Broken or damaged support ropes can be spliced back together using wire rope clips and a small length of the same diameter wire rope, per the splicing detail in the design drawings. Attach the ends of a come-along to the support rope on each side of the damaged section of rope, and tension. Cut the support rope on either side of the damaged section of support rope. Attach a new piece of wire rope having the same diameter, to

the two cut ends of the support rope by using a clipped splice per the design drawings. Remove the come-along and re-shackle the net (as necessary) to the support rope.

Replacement of a support rope will necessitate removal of all shackles and netting from the support rope section in question. The support rope is then removed by loosening and opening the cable guide assemblies, and removing the wire rope clips from the clipped loop end of the rope. The new rope is then installed (per design drawings) by putting it into place, re-attaching the clip loop on one end after tensioning the rope as necessary, and re-securing the cable guides.

- Support Rope tightening. If the net sag is undesirable, and no braking elements are fully activated, the sag can be eliminated by re-tightening the top support rope at the clipped loop. First, attach a come-along to the cable, then loosen the clips, and using the come-along, apply more tension to the rope as necessary. Then re-fasten the clips at the clip loop to the cable guide after removing any of the resultant slack. Remove the come-along.

Tension on these ropes should be such that it is only enough to eliminate the undesirable sag. Any more tension will inhibit the proper operation of the system.

- Repairing or replacing damaged Nets: Single rings that are broken can be replaced. Damaged rings should be cut and a new ring spliced back in place, eliminating the damaged portion.

If an entire net needs to be replaced, the chainlink mesh material must first be removed and carefully stored. Next, remove the shackles from the net panel. The new net is now fastened again to the support ropes and adjacent nets using the shackles. Finally, the chainlink is fastened to the new net again using galvanized hog rings on 2' centers vertically and horizontally.

- Column replacement or repair: Columns can be detached from the foundations after removal of support ropes, retaining ropes and nets by removing the four base plate nuts and lifting the column up off the foundation bolts.

If the breakaway assembly has engaged, the column can be placed back in a vertical position and two new shear bolts can be attached in the breakaway assembly per the design drawings. In such an instance, the retaining rope braking elements will also need to be replaced.

**APPENDIX D**

Legal Description  
Geologic Hazard Abatement District (GHAD) Property  
Leona Property, Oakland California

5188.1.001.02  
August 13, 2004  
Latest Revision March 9, 2005

AUGUST 11, 2004  
JOB NO.: 1020-00

**LEGAL DESCRIPTION  
GEOLOGIC HAZARD ABATEMENT DISTRICT (GHAD)  
LEONA PROPERTY  
OAKLAND, CALIFORNIA**

REAL PROPERTY, SITUATE IN THE INCORPORATED TERRITORY OF THE CITY OF OAKLAND, COUNTY OF ALAMEDA, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEING ALL OF THAT CERTAIN PARCEL OF LAND GRANTED TO LEONA, LLC, BY DEED RECORDED JUNE 2, 2004, IN DOCUMENT NO. 2004-244483 OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY, AND BEING ALL OF CROWN RIDGE COURT, AS SAID CROWN RIDGE COURT IS SHOWN AND SO DESIGNATED ON THE AMENDED MAP, TRACT 5018, RECORDED FEBRUARY 11, 1988, IN BOOK 175 OF MAPS AT PAGE 1, IN SAID OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY, AND BEING ALL OF EDENVALE PLACE, AS SAID EDENVALE PLACE IS SHOWN AND SO DESIGNATED ON THAT CERTAIN PARCEL MAP NO. 7106, RECORDED DECEMBER 1, 1997, IN BOOK 232 OF PARCEL MAPS AT PAGE 88, IN SAID OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY, AND BEING A PORTION OF MOUNTAIN BOULEVARD, AS SAID MOUNTAIN BOULEVARD IS SHOWN AND SO DESIGNATED ON THAT CERTAIN MAP ENTITLED "LEONA HEIGHTS ADDITION," RECORDED FEBRUARY 27, 1925, IN BOOK 4 OF MAPS AT PAGE 64, IN SAID OFFICE OF THE COUNTY RECORDER OF ALAMEDA COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE WESTERN CORNER OF PARCEL THREE, AS SAID PARCEL THREE IS DESCRIBED IN SAID DEED (2004-244483);

THENCE, FROM SAID POINT OF BEGINNING, ALONG THE BOUNDARY LINE, THE FOLLOWING FIFTY-THREE (53) COURSES:

- 1) NORTH 41°14'29" EAST 110.65 FEET,
- 2) NORTH 50°02'49" EAST 58.46 FEET,
- 3) SOUTH 55°28'54" EAST 316.09 FEET,
- 4) NORTH 41°07'43" EAST 136.86 FEET,
- 5) NORTH 23°07'33" EAST 261.93 FEET,
- 6) SOUTH 49°47'02" EAST 298.00 FEET,
- 7) NORTH 31°20'49" EAST 23.54 FEET,
- 8) SOUTH 58°07'51" EAST 50.00 FEET,
- 9) SOUTH 55°34'31" EAST 525.86 FEET,
- 10) NORTH 49°21'05" EAST 687.70 FEET,

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- 11) NORTH 33°51'34" EAST 95.01 FEET,
- 12) SOUTH 38°18'32" EAST 156.87 FEET,
- 13) NORTH 51°41'28" EAST 564.93 FEET,
- 14) SOUTH 32°37'35" EAST 401.98 FEET,
- 15) NORTH 51°41'28" EAST 533.65 FEET,
- 16) NORTH 38°18'32" WEST 300.70 FEET,
- 17) NORTH 41°34'59" EAST 296.00 FEET,
- 18) SOUTH 48°25'01" EAST 225.00 FEET,
- 19) NORTH 84°18'52" EAST 130.97 FEET,
- 20) SOUTH 51°31'37" EAST 41.79 FEET,
- 21) ALONG THE ARC OF A NON-TANGENT 25.00 FOOT RADIUS CURVE TO THE RIGHT, FROM WHICH THE CENTER OF SAID CURVE BEAR NORTH 66°10'29" EAST, THROUGH A CENTRAL ANGLE OF 147°11'42", AN ARC DISTANCE OF 64.23 FEET,
- 22) ALONG THE ARC OF A REVERSE 10.00 FOOT RADIUS CURVE TO THE LEFT, FROM WHICH THE CENTER OF SAID CURVE BEARS NORTH 33°22'11" EAST, THROUGH A CENTRAL ANGLE OF 81°47'12", AN ARC DISTANCE OF 14.27 FEET.
- 23) NORTH 41°34'59" EAST 187.36 FEET,
- 24) SOUTH 48°25'01" EAST 158.94 FEET,
- 25) ALONG THE ARC OF A NON-TANGENT 770.00 FOOT RADIUS CURVE TO THE RIGHT, FROM WHICH THE CENTER OF SAID CURVE BEARS SOUTH 40°44'59" WEST, THROUGH A CENTRAL ANGLE OF 11°16'08", AN ARC DISTANCE OF 151.44 FEET,
- 26) SOUTH 37°58'53" EAST 646.89 FEET,
- 27) ALONG THE ARC OF A TANGENT 670.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 10°22'12", AN ARC DISTANCE OF 121.26 FEET;
- 28) SOUTH 27°36'41" EAST 197.00 FEET,



- 29) ALONG THE ARC OF A TANGENT 730.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF  $10^{\circ}22'59''$ , AN ARC DISTANCE OF 132.29 FEET,
- 30) SOUTH  $52^{\circ}00'20''$  WEST 1.00 FEET,
- 31) SOUTH  $37^{\circ}59'40''$  EAST 371.73 FEET,
- 32) SOUTH  $52^{\circ}04'51''$  WEST 349.00 FEET,
- 33) NORTH  $37^{\circ}59'40''$  WEST 124.69 FEET,
- 34) SOUTH  $51^{\circ}57'18''$  WEST 1,854.61 FEET,
- 35) SOUTH  $51^{\circ}03'42''$  EAST 328.48 FEET,
- 36) SOUTH  $37^{\circ}06'48''$  WEST 93.00 FEET,
- 37) NORTH  $56^{\circ}17'57''$  WEST 346.14 FEET,
- 38) ALONG THE ARC OF A TANGENT 7,958.61 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF  $02^{\circ}46'18''$ , AN ARC DISTANCE OF 385.00 FEET,
- 39) ALONG THE ARC OF A REVERSE 210.02 FOOT RADIUS CURVE TO THE LEFT, FROM WHICH THE CENTER OF SAID CURVE BEARS SOUTH  $36^{\circ}28'21''$  WEST, THROUGH A CENTRAL ANGLE OF  $13^{\circ}34'36''$ , AN ARC DISTANCE OF 49.77 FEET,
- 40) ALONG THE ARC OF A NON-TANGENT 42.00 FOOT RADIUS CURVE TO THE LEFT, FROM WHICH THE CENTER OF SAID CURVE BEARS SOUTH  $84^{\circ}42'52''$  WEST, THROUGH A CENTRAL ANGLE OF  $64^{\circ}33'32''$ , AN ARC DISTANCE OF 47.32 FEET,
- 41) NORTH  $69^{\circ}50'40''$  WEST 225.02 FEET,
- 42) ALONG THE ARC OF A TANGENT 962.07 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF  $08^{\circ}56'53''$ , AN ARC DISTANCE OF 150.25 FEET,
- 43) NORTH  $60^{\circ}53'47''$  WEST 110.81 FEET,
- 44) ALONG THE ARC OF A TANGENT 508.04 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF  $13^{\circ}20'10''$ , AN ARC DISTANCE OF 118.25 FEET,
- 45) ALONG THE ARC OF A REVERSE 492.04 FOOT RADIUS CURVE TO THE LEFT, FROM WHICH THE CENTER OF SAID CURVE BEARS SOUTH  $42^{\circ}26'23''$  WEST,

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THROUGH A CENTRAL ANGLE OF  $13^{\circ}27'25''$ , AN ARC DISTANCE OF 115.56 FEET,

- 46) NORTH  $61^{\circ}01'02''$  WEST 416.40 FEET,
- 47) ALONG THE ARC OF A TANGENT 2,008.15 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF  $04^{\circ}25'01''$ , AN ARC DISTANCE OF 154.81 FEET,
- 48) NORTH  $56^{\circ}36'01''$  WEST 753.45 FEET,
- 49) ALONG THE ARC OF A TANGENT 1,208.09 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF  $09^{\circ}57'19''$ , AN ARC DISTANCE OF 209.91 FEET,
- 50) NORTH  $46^{\circ}41'34''$  WEST 135.31 FEET,
- 51) SOUTH  $34^{\circ}19'40''$  WEST 32.55 FEET,
- 52) NORTH  $51^{\circ}50'59''$  WEST 131.94 FEET,
- 53) ALONG THE ARC OF A TANGENT 5,959.45 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF  $02^{\circ}29'06''$ , AN ARC DISTANCE OF 258.47 FEET TO SAID POINT OF BEGINNING.

CONTAINING 134.11 ARCSES OF LAND, MORE OR LESS.

END OF DESCRIPTION

Parcel name: GHAD

North: 9456.7293 East : 7597.9310  
Line Course: N 41-14-29 E Length: 110.65  
North: 9539.9314 East : 7670.8752  
Line Course: N 50-02-49 E Length: 58.46  
North: 9577.4720 East : 7715.6889  
Line Course: S 55-28-54 E Length: 316.09  
North: 9398.3533 East : 7976.1296  
Line Course: N 41-07-43 E Length: 136.86  
North: 9501.4411 East : 8066.1495  
Line Course: N 23-07-33 E Length: 261.93  
North: 9742.3236 East : 8169.0230  
Line Course: S 49-47-02 E Length: 298.00  
North: 9549.9132 East : 8396.5801  
Line Course: N 31-20-49 E Length: 23.54  
North: 9570.0171 East : 8408.8261  
Line Course: S 58-07-51 E Length: 50.00  
North: 9543.6180 East : 8451.2888  
Line Course: S 55-34-31 E Length: 525.86  
North: 9246.3373 East : 8885.0548  
Line Course: N 49-21-05 E Length: 687.70  
North: 9694.3176 East : 9406.8258  
Line Course: N 33-51-34 E Length: 95.01  
North: 9773.2145 East : 9459.7613  
Line Course: S 38-18-32 E Length: 156.87  
North: 9650.1217 East : 9557.0052  
Line Course: N 51-41-28 E Length: 564.93  
North: 10000.3223 East : 10000.2945  
Line Course: S 32-37-35 E Length: 401.98  
North: 9661.7731 East : 10217.0256  
Line Course: N 51-41-28 E Length: 533.65  
North: 9992.5831 East : 10635.7702  
Line Course: N 38-18-32 W Length: 300.70  
North: 10228.5364 East : 10449.3660  
Line Course: N 41-34-59 E Length: 296.00  
North: 10449.9428 East : 10645.8227  
Line Course: S 48-25-01 E Length: 225.00  
North: 10300.6092 East : 10814.1214  
Line Course: N 84-18-52 E Length: 130.97  
North: 10313.5842 East : 10944.4471  
Line Course: S 51-31-37 E Length: 41.79  
North: 10287.5847 East : 10977.1646  
Curve Length: 64.23 Radius: 25.00  
Delta: 147-11-42 Tangent: 84.93  
Chord: 47.97 Course: N 49-46-20 E  
Course In: N 66-10-29 E Course Out: N 33-22-11 E  
RP North: 10297.6834 East : 11000.0341  
End North: 10318.5619 East : 11013.7851  
Curve Length: 14.27 Radius: 10.00  
Delta: 81-47-12 Tangent: 8.66  
Chord: 13.09 Course: N 82-28-35 E  
Course In: N 33-22-11 E Course Out: S 48-25-01 E

RP North:	10326.9133	East :	11019.2855
End North:	10320.2762	East :	11026.7654
Line Course:	N 41-34-59 E	Length:	187.36
North:	10460.4205	East :	11151.1172
Line Course:	S 48-25-01 E	Length:	158.94
North:	10354.9312	East :	11270.0034
Curve Length:	151.44	Radius:	770.00
Delta:	11-16-08	Tangent:	75.97
Chord:	151.20	Course:	S 43-36-57 E
Course In:	S 40-44-59 W	Course Out:	N 52-01-07 E
RP North:	9771.6037	East :	10767.3813
End North:	10245.4659	East :	11374.3035
Line Course:	S 37-58-53 E	Length:	646.89
North:	9735.5803	East :	11772.4031
Curve Length:	121.26	Radius:	670.00
Delta:	10-22-12	Tangent:	60.80
Chord:	121.10	Course:	S 32-47-47 E
Course In:	S 52-01-07 W	Course Out:	N 62-23-19 E
RP North:	9323.2586	East :	11244.3020
End North:	9633.7850	East :	11837.9967
Line Course:	S 27-36-41 E	Length:	197.00
North:	9459.2210	East :	11929.3007
Curve Length:	132.29	Radius:	730.00
Delta:	10-22-59	Tangent:	66.33
Chord:	132.11	Course:	S 32-48-11 E
Course In:	N 62-23-19 E	Course Out:	S 52-00-20 W
RP North:	9797.5557	East :	12576.1621
End North:	9348.1786	East :	12000.8706
Line Course:	S 52-00-20 W	Length:	1.00
North:	9347.5630	East :	12000.0826
Line Course:	S 37-59-40 E	Length:	371.73
North:	9054.6136	East :	12228.9140
Line Course:	S 52-04-51 W	Length:	349.00
North:	8840.1360	East :	11953.5954
Line Course:	N 37-59-40 W	Length:	124.69
North:	8938.4005	East :	11876.8381
Line Course:	S 51-57-18 W	Length:	1854.61
North:	7795.4411	East :	10416.2827
Line Course:	S 51-03-42 E	Length:	328.48
North:	7588.9968	East :	10671.7819
Line Course:	S 37-06-48 W	Length:	93.00
North:	7514.8345	East :	10615.6663
Line Course:	N 56-17-57 W	Length:	346.14
North:	7706.8926	East :	10327.6965
Curve Length:	385.00	Radius:	7958.61
Delta:	2-46-18	Tangent:	192.54
Chord:	384.96	Course:	N 54-54-48 W
Course In:	N 33-42-03 E	Course Out:	S 36-28-21 W
RP North:	14328.0267	East :	14743.5832
End North:	7928.1721	East :	10012.6918
Curve Length:	49.77	Radius:	210.02
Delta:	13-34-36	Tangent:	25.00
Chord:	49.65	Course:	N 60-18-57 W
Course In:	S 36-28-21 W	Course Out:	N 22-53-45 E
RP North:	7759.2861	East :	9887.8482
End North:	7952.7594	East :	9969.5579
Curve Length:	47.32	Radius:	42.00

Delta: 64-33-32	Tangent: 26.53
Chord: 44.86	Course: N 37-33-54 W
Course In: S 84-42-52 W	Course Out: N 20-09-20 E
RP North: 7948.8904	East : 9927.7365
End North: 7988.3184	East : 9942.2084
Line Course: N 69-50-40 W	Length: 225.02
North: 8065.8535	East : 9730.9685
Curve Length: 150.25	Radius: 962.07
Delta: 8-56-53	Tangent: 75.28
Chord: 150.10	Course: N 65-22-14 W
Course In: N 20-09-20 E	Course Out: S 29-06-13 W
RP North: 8969.0069	East : 10062.4691
End North: 8128.4064	East : 9594.5274
Line Course: N 60-53-47 W	Length: 110.81
North: 8182.3033	East : 9497.7081
Curve Length: 118.25	Radius: 508.04
Delta: 13-20-10	Tangent: 59.39
Chord: 117.98	Course: N 54-13-42 W
Course In: N 29-06-13 E	Course Out: S 42-26-23 W
RP North: 8626.1990	East : 9744.8139
End North: 8251.2717	East : 9401.9813
Curve Length: 115.56	Radius: 492.04
Delta: 13-27-25	Tangent: 58.05
Chord: 115.30	Course: N 54-17-19 W
Course In: S 42-26-23 W	Course Out: N 28-58-58 E
RP North: 7888.1522	East : 9069.9458
End North: 8318.5718	East : 9308.3621
Line Course: N 61-01-02 W	Length: 416.40
North: 8520.3371	East : 8944.1098
Curve Length: 154.81	Radius: 2008.15
Delta: 4-25-01	Tangent: 77.44
Chord: 154.77	Course: N 58-48-31 W
Course In: N 28-58-58 E	Course Out: S 33-23-59 W
RP North: 10276.9972	East : 9917.1523
End North: 8600.4921	East : 8811.7125
Line Course: N 56-36-01 W	Length: 472.34
North: 8860.5043	East : 8417.3792
Line Course: N 56-36-01 W	Length: 281.11
North: 9015.2488	East : 8182.6944
Curve Length: 209.91	Radius: 1208.09
Delta: 9-57-19	Tangent: 105.22
Chord: 209.64	Course: N 51-40-13 W
Course In: N 33-21-07 E	Course Out: S 43-18-26 W
RP North: 10024.3775	East : 8846.8785
End North: 9145.2670	East : 8018.2374
Line Course: N 46-41-34 W	Length: 135.31
North: 9238.0775	East : 7919.7742
Line Course: S 34-19-40 W	Length: 32.55
North: 9211.1969	East : 7901.4183
Line Course: N 51-50-59 W	Length: 131.94
North: 9292.6997	East : 7797.6616
Curve Length: 258.47	Radius: 5959.45
Delta: 2-29-06	Tangent: 129.26
Chord: 258.45	Course: N 50-36-26 W
Course In: N 38-09-01 E	Course Out: S 40-38-07 W
RP North: 13979.1710	East : 11478.9699
End North: 9456.7204	East : 7597.9282

Line Course: N 40-38-07 E Length: 0.00  
North: 9456.7204 East : 7597.9282

Perimeter: 13653.16 Area: 5,841,954 sq.ft. 134.11 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)  
Error Closure: 0.0094 Course: S 17-20-16 W  
Error North: -0.00896 East : -0.00280  
Precision 1: 1,452,461.70

14.2

ORACOUNCIL

MAY 3 - 2005

**BOARD OF DIRECTORS**  
**LEONA QUARRY GEOLOGIC HAZARD ABATEMENT DISTRICT**

2005 APR 21 PM 3:28

RESOLUTION NO. \_\_\_\_\_

**RESOLUTION ACCEPTING CANVASS OF VOTES FOR THE LEONA QUARRY GEOLOGIC HAZARD ABATEMENT DISTRICT (GHAD)**

WHEREAS, on May 3, 2005, the Oakland City Council, acting in the capacity of the Board of Directors for the Leona Quarry Geologic Hazard Abatement District (GHAD Board), held a public hearing on a benefit assessment proposed to be levied on real property located within the GHAD. After the close of the public hearing, the GHAD Clerk opened the sealed Ballots that had been submitted and not withdrawn, prior to the close of the hearing and tabulated them in support of or in opposition to the proposed assessment. In tabulating the Ballots, the GHAD Clerk weighted them according to the proportional financial obligation of the affected property.

NOW, THEREFORE, the GHAD Board hereby resolves and orders that:

1. The GHAD Board accepts the Canvass of Votes from the GHAD Clerk showing the benefit assessment passed as follows:

<u>Total Landowner</u>	<u>Voted</u>	<u>Yes</u>	<u>No</u>
------------------------	--------------	------------	-----------

14.2

ORA/COUNCIL

MAY 3 - 2005

2. This Resolution shall become effective immediately upon passage and adoption.

OAKLAND, CALIFORNIA, \_\_\_\_\_

**PASSED BY THE FOLLOWING VOTE:**

**AYES:**

**NOES:**

**ABSENT:**

**ABSTENTIONS:**

**ATTEST:** \_\_\_\_\_  
Clerk of the GHAD Board



2005 APR 21 PM 3:28

**BOARD OF DIRECTORS  
LEONA QUARRY GEOLOGIC HAZARD ABATEMENT DISTRICT**

**RESOLUTION NO. \_\_\_\_\_**

---

**CONFIRMING ASSESSMENT FOR LEONA QUARRY GEOLOGIC HAZARD  
ABATEMENT (GHAD) DISTRICT AND ORDERING  
LEVY AND COLLECTION THEREOF.**

**WHEREAS**, on December 3, 2002, the Oakland City Council adopted Resolution No. 77545, approving and ordering the formation of the Leona Quarry Geologic Hazard Abatement District (GHAD) as described in the petition dated October 25, 2002 and in the GHAD Plan of Control dated November 21, 2002.

**WHEREAS**, on December 3, 2002, the City Council appointed itself as the Board of Directors of the GHAD (GHAD Board).

**WHEREAS**, in order to pay for the cost and expenses of maintaining and operating any GHAD improvements acquired or constructed pursuant to Public Resources Code sections 26500 *et seq.*, it will be necessary to provide for a reliable source of funding.

**WHEREAS**, Public Resources Code sections 26650 *et seq.* authorize, after a noticed public hearing, the levy and collection of an assessment upon specially benefited property within the GHAD to pay for the maintenance and operation of GHAD improvements. Article XIII(D) of the California Constitution imposes additional requirements for the levy and collection of the assessment.

**WHEREAS**, on March 15, 2005, pursuant to both Public Resources Code sections 26650 *et seq.* and Article XIII(D) of the California Constitution, the GHAD Board adopted Resolution No. 5, Resolution of Intention to Order an Assessment for the Leona Quarry Geologic Hazard Abatement District (GHAD) and Setting Hearing Date for a Public Hearing to Consider the Proposed Assessment and Protests Against the Assessment.

**WHEREAS**, Resolution No. 5 declares the GHAD Board's intention, consistent with the requirements of Article XIII(D) of the California Constitution, to order that the costs and expenses of maintaining and operating the GHAD improvements necessitated by the GHAD, be assessed against the property within the GHAD. Resolution No. 5 specifies the parcels of property that are to be assessed.

**WHEREAS**, Resolution No. 5 declares the GHAD Board's intention to assess the property of the GHAD, for the fiscal year 2005 and for subsequent years, all or a part of the amounts set forth in the Engineer's Report, attached as Exhibit A, and prepared

pursuant to the provisions of Public Resources Code section 26651 and Article XIII D, Section 4 of the California Constitution.

**WHEREAS**, Resolution No. 5 directs the GHAD Clerk to deliver all the Assessment Ballots received from record owners to the GHAD Board prior to the start of the Public Hearing. The Resolution states that the Board will then consider all protests against the proposed assessment and tabulate the ballots. The Resolution states that in tabulating the ballots, the ballots shall be weighted according to the proportional financial obligation on the affected property. This Resolution states that the Board shall not impose the assessment if there is a majority protest. This Resolution states that if there is no majority protest, the Board shall authorize the assessment.

**NOW, THEREFORE**, the GHAD Board resolves and orders that:

1. The GHAD Clerk provided notice of the public hearing described above in accordance with Public Resources Code sections 26651 through 26653 and Article XIII(D) Section 4 of the California Constitution.

2. The public hearing was held before the GHAD Board on May 3, 2005 at 7:00 p.m. at Council Chambers, 1 Frank Ogawa Plaza, Oakland, California. At the hearing, the GHAD Board heard and considered any and all protests to the proposed assessment. At the hearing, the GHAD Clerk delivered to the GHAD Board all the ballots received from record owners of property within the GHAD. The GHAD Board tabulated the ballots and weighted them according to the proportional financial obligation on the affected property. The GHAD Board then closed the hearing.

3. Based upon the tabulation of the ballots, the GHAD Board finds that there is not a majority protest. Therefore, the GHAD Board is authorized to levy the proposed assessment pursuant to Public Resources Code section 26653 and Article XIII(D), Section 4 of the California Constitution.

4. The GHAD Board hereby orders that the costs and expenses of maintaining and operating the GHAD improvements against the property within the GHAD.

5. The GHAD further confirms the assessment, as set forth in the Engineer's Report, and orders that the amount of the assessments against each parcel of property within the GHAD shall be as provided in the Engineer's Report.

6. The GHAD further orders that the amounts set forth in the Engineer's Report (including an annual adjustment to reflect the percentage change in the Consumer Price Index over the previous twelve month period) shall be assessed against the property within the GHAD at the time the City issues the residential building permit and for subsequent fiscal years.

7. The GHAD Board further orders that the assessment shall be levied and collected in the following manner:

(a) The GHAD Clerk shall cause to be recorded a Notice of Assessment, in substantially the form attached as Exhibit B, as provided for in Section 3114 of the California Streets and Highways Code, whereupon the assessment shall attach as a lien upon the property.

(b) Thereafter, the assessment shall be payable at the same time and in the same manner as general taxes on real property within the GHAD are payable.

(c) All funds generated by the assessment, and all interest earned on the assessment, shall be segregated and deposited in a separate account for the exclusive benefit of the GHAD, and shall not be deemed at any time to constitute funds credited to the City treasury.

8. This Resolution shall become effective immediately upon its passage and adoption.

OAKLAND, CALIFORNIA, \_\_\_\_\_

**PASSED BY THE FOLLOWING VOTE:**

**AYES:**

**NOES:**

**ABSENT:**

**ABSTENTIONS:**

**ATTEST:**

\_\_\_\_\_  
Clerk of the GHAD Board

**Attachments:** Exhibit A (Engineer's Report for the Leona Quarry GHAD)  
Exhibit B (Notice of Assessment)

**Exhibit A**

ENGINEER'S REPORT

for

GEOLOGIC HAZARD ABATEMENT DISTRICT

LEONA QUARRY

CITY OF OAKLAND, CALIFORNIA

AUGUST 13, 2004

LATEST REVISION FEBRUARY 23, 2005

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 FIGURE 1 – GHAD BOUNDARY EXHIBIT A – LEONA QUARRY GHAD BUDGET	

ENGINEER'S REPORT

**GEOLOGIC HAZARD ABATEMENT DISTRICT-LEONA QUARRY**  
(Pursuant to the Public Resources Code of the State of California, Section 26500 et seq.)

CERTIFICATION OF FILING

ENGEO Incorporated makes this report as directed by the GHAD Board of Directors. The GHAD is intended to provide geologic hazard improvements within the Leona Quarry development and to levy and collect assessments sufficient to pay for those improvements.

The improvements which are the subject of this report are defined as any activity necessary or incidental to the prevention, mitigation, abatement, or control of a geologic hazard, construction, maintenance, repair, or operation of any improvement; or the issuance and servicing of bonds issued to finance any of the foregoing (Section 26505)

This report consists of seven parts, as follows:

- I. INTRODUCTION
- II. BACKGROUND
- III. GEOLOGIC HAZARD ABATEMENT DISTRICT DIAGRAM
- IV. SERVICE LEVELS
- V. DESCRIPTION OF GHAD IMPROVEMENTS
- VI. ASSESSMENT METHOD
- VII. ASSESSMENT LIMIT - BUDGET PROJECTION

The undersigned respectfully submits the enclosed Engineer's Report.

Date: 3/7/05 By: ENGEO Incorporated



\_\_\_\_\_, GE

I HEREBY CERTIFY that the enclosed Engineer's Report was filed on the \_\_\_\_ day of \_\_\_\_\_.

\_\_\_\_\_  
Clerk of the Board  
Leona Quarry Geologic Hazard Abatement District  
Oakland, California

I HEREBY CERTIFY that the enclosed Engineer's Report was approved and confirmed by the GHAD Board on the \_\_\_\_ day of \_\_\_\_\_.

\_\_\_\_\_  
President of the Board  
Leona Quarry Geologic Hazard Abatement District  
Oakland, California

APPROVED \_\_\_\_\_

ENGINEER'S REPORT

for

GEOLOGIC HAZARD ABATEMENT DISTRICT  
LEONA QUARRY

for the

ESTABLISHMENT OF AN ASSESSMENT LIMIT

I. INTRODUCTION

The Leona Quarry Geologic Hazard Abatement District (GHAD) was formed under the authority of the California Public Resources Code, Division 17, Section 26500 et seq.

II. BACKGROUND

The Oakland City Council formed the Leona Quarry Geologic Hazard Abatement District ("GHAD" or "District") on December 3, 2002 (Resolution 77544).

III. GEOLOGIC HAZARD ABATEMENT DISTRICT BOUNDARIES

The boundaries for the GHAD are shown in the diagram attached hereto as Figure 1.

IV. SERVICE LEVELS

The GHAD provides for activity that is necessary or incidental to the prevention, mitigation, abatement, or control of geologic hazards including construction, maintenance, repair, or operation of any improvement; and the issuance and servicing of bonds issued to finance any of the foregoing.

The GHAD provides for the administration and review of facilities within the budgeted limits, including the following services:

1. Oversight of GHAD activities.

5188.1.001.02

August 13, 2004

Latest Revision February 23, 2005



2. In conjunction with the County Assessor's Office, setting the annual levying of assessments on the property tax rolls.
3. Retention of geotechnical professionals to perform the monitoring duties as described in the GHAD Plan of Control.
4. Performance of GHAD maintenance activities in accordance with the GHAD Plan of Control. These maintenance activities include without limitation:
  - Detention pond on Parcel "C", including structures, vegetation and sediment removal
  - Concrete-lined drainage ditches
  - Storm drain inlets, outfalls and pipelines within the streets and open space areas
  - Subdrains
  - Debris bench maintenance
  - Piezometers and inclinometers
  - Settlement monuments
  - Street sweeping
  - Rock catchment fences
  - Trail maintenance including trash removal
  - Potential Alameda County Whipsnake habitat – fencing and sign maintenance
  - Emergency vehicle access and maintenance roads
  - Erosion management
5. Slope Reconstruction
6. Preparation of annual GHAD budgets.

#### V. DESCRIPTION OF THE GHAD IMPROVEMENTS

The GHAD Improvements are described in the Plan of Control prepared for Leona Quarry, dated August 13, 2004, and revised February 23, 2005, to be adopted by the GHAD Board. In general, improvements include a detention basin; debris benches; drainage systems, including concrete v-ditches in open space and on the hillsides; open-space storm drain inlets and outlets; subdrains in open space and creek corridors; and reconstructed slopes.

## VI. ASSESSMENT METHOD

The improvements described in Section V are distributed within the GHAD boundaries. Maintenance and protection of these improvements provide a special benefit to all property owners within the GHAD. The District Engineer hereby finds that the properties within the District receive approximately equal special benefit from the work and improvements within the GHAD. As a result, the GHAD assessment is distributed among all property owners within the GHAD.

Single-family residences will be assessed as one unit. Multi-family buildings will be assessed based on the number of individual units within the building. Non-residential buildings are assessed per square foot of habitable area. The total number of residential units and non-residential area within the District is then divided into the annual District budget to develop the annual assessment amount.

A financial analysis was performed to provide a framework for an operating budget for the on-going abatement, mitigation, prevention and control of geologic hazards within the Leona Quarry. In preparation of the budget, several factors were considered including:

- Site Geology
- Proposed Remedial Grading
- Proximity of Geologic Hazards to Proposed Residences
- Site Access Considerations
- Elements Requiring Routine Maintenance Including Without Limitation:
  1. Surface Drainage Facilities
  2. Graded Slopes
  3. Detention Basin

## VII. ASSESSMENT LIMIT - BUDGET

Based on the estimated expenses for on-going operations, and allowing for larger (approximately \$1,000,000) geologic events at 10-year intervals, a budget was prepared for the purpose of estimating initial assessment levels (Exhibit A). In order to establish a reasonable reserve in the early years following formation of the GHAD, there will be an initial deferral of GHAD expenses as described in the amended Plan of Control.

The District Engineer recommends an annual assessment limit (2005 dollars) of \$983 per residential unit and \$0.25 per square foot of commercial space to be levied in conjunction with the issuance of building permits as described in the Amended Plan of Control. This limit will escalate annually based on the San Francisco-Oakland-San Jose Consumer Price Index plus an additional 0.5 percentage points.

## Exhibit B

### NOTICE OF ASSESSMENT

Pursuant to the requirements of Section 3114 of the Streets and Highways Code, the undersigned Clerk of the Leona Quarry Geologic Hazard Abatement District, State of California, hereby gives notice that a diagram and assessment were recorded in the office of the County Recorder of Alameda County as provided for in said section, more particularly described on that certain assessment diagram filed in accordance with the section in Book \_\_\_\_ of Maps of Assessments and Community Facilities Districts at Page \_\_\_\_ in the Office of the County Recorder of the County of Alameda and relating to the following described real property:

Leona Quarry Geologic Hazard Abatement District for the area generally known as Leona Quarry shown on the Vesting Tentative Map and Preliminary Grading Plan, including Tracts 7351, 7492 and 7493 and four additional lots on Campus Drive adjacent to Tracts 7351, 7492 and 7493.

Notice is further given that upon the recording of this notice in the Office of the County Recorder, the several assessments assessed on the lots, pieces and parcels shown on said filed assessment diagram shall become a lien upon the lots or portions of lots assessed respectively.

Reference is made to the assessment diagram and assessment roll recorded in the office of the County Recorder of Alameda County.

Dated: \_\_\_\_\_

Owner Notification:

ATTEST: