

State of California
The Resources Agency
Department of Fish and Game
WILDLIFE CONSERVATION BOARD

Minutes, Meeting of September 2, 1981

C O N T E N T S

<u>Item No.</u>	<u>Page No.</u>
1. Roll Call	1
2. Approval of Minutes	1 - 2
3. Wildlife Restoration Fund Status	2
4. Status Report - Federal Funds	2
5. Delta Fisheries Base Relocation, Contra Costa County . .	2 - 3
6. Antioch Bridge Fishing Pier, Contra Costa County	3 - 4
7. Peytonia Slough Ecological Reserve, Solano County	4 - 6
8. Coastal Wetlands Acquisition Project Lakes Earl/Talawa, Phase 2 Expansion, Del Norte Co. .	6 - 8
9. Los Banos Wildlife Area Water System Improvement, Merced County	8 - 9
10. Trinity River Public Access - Douglas City, Trinity Co. .	10 - 11
11. Trinity River Public Access - Indian Creek, Trinity Co. .	11 - 12
12. South Shore Fishing Access, San Antonio Reservoir, Monterey County	12 - 13
<u>URBAN FISHING PROGRAM</u>	
13. Clay Street Fishing Pier, Alameda County	14 - 17
14. Sierra Point Fishing Pier, San Mateo County	17 - 19
15. Berkeley Fishing Pier, Alameda County	19 - 21
Program Statement	22

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Minutes, Meeting of September 2, 1981

Pursuant to the call of the Chairman, the Wildlife Conservation Board met in Room 1145 of the State Capitol Building, Sacramento, California, on September 2, 1981. The meeting was called to order at 1:05 p.m.

1. Roll Call

<u>PRESENT:</u>	Abel C. Galletti	Chairman
	Susanne Morgan	Member
	E. C. Fullerton	Member
	Senator Barry Keene	Legislative Interim Committee
	Assemblyman Norman S. Waters	" " "
<u>ABSENT:</u>	Assemblyman Douglas H. Bosco	" " "
	Assemblyman Lawrence Kapiloff	" " "

STAFF PRESENT:

Chester M. Hart	Executive Officer
Alvin G. Rutsch	Assistant Executive Officer
John Wentzel	Field Agent
John Schmidt	Senior Land Agent
Jim Sarro	Land Agent
Howard Dick	Land Agent
Mary Sung	Stenographer
Alma Koyasako	Secretary

OTHERS PRESENT:

Keith Quan	Port of Oakland
J. L. Lambert	" "
Walter Neasbitt	City of Berkeley
Jane Kirby	City of Brisbane
Bob Testa	PG&E
Jim Davis	Monterey County
Joe Sheehan	Department of Fish and Game
Greg deGierre	Senator Keene's office

2. Approval of Minutes

Mr. Chester Hart, Executive Officer, advised that an error in the minutes of the June 25, 1981, meeting had been called to his attention. This was specifically on page 13, item 12, relative to the Knownothing Creek Dam Fishway project which read: "Mr. deGierre recommended approval on behalf

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

of the legislative members." This should have been worded: "Mr. deGierre recommended approval on behalf of Senator Barry Keene." Mr. Hart recommended correction of the minutes to delete this generalization and more accurately reflect the action taken.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE MINUTES OF THE JUNE 25, 1981, MEETING OF THE WILDLIFE CONSERVATION BOARD BE APPROVED WITH THE CORRECTION ON PAGE 13, ITEM 12.

PASSED UNANIMOUSLY.

3. Wildlife Restoration Fund Status

Unallocated balance at end of 6/25/81 meeting	\$382,708.99
Plus pari-mutuel revenue	750,000.00
Plus Federal LWCF monies	784,898.52
Plus interest on surplus money, Jan.-June 1981	350,921.49
Plus unexpended balance of 1978/79 staff support	72,649.65
Less estimated staff support 1981/82 FY	-445,928.00
Unallocated balance at beginning of 9/2/81 meeting	\$1,895,250.65

4. Status Report - Federal Funds

Mr. Hart provided the following report relative to federal funds:

Land and Water Conservation Fund. At present there is a possibility of some funding being continued due to \$100,000,000 for this program being put into the federal budget by a Senate sub-committee in Congress. It evidently will be some time in September or later before the outcome is known.

Saltonstall-Kennedy Funds - Despite earlier, informal indications that California would receive \$150,000 from this source to augment WCB artificial reef projects, a recent letter of denial was received. Generally this was to the effect that although the proposal had merit, competing projects from other states were considered of higher priority.

5. Delta Fisheries Base Relocation, Contra Costa Co. \$4,250.00

This item is to confirm publicly the previous emergency action by the Board in a telephone vote to allocate an additional \$4,250 to the Delta Fisheries Base project. This will permit the completion of paving and fencing work at this facility as planned.

The Board first approved this project to relocate and renovate the 30-year old Delta Fisheries Base on September 20, 1979. Approval to construct a new operations building was given on September 18, 1980, when renovation of the existing structure proved to be infeasible. A total of \$86,000 has been allocated to the project. All work has been completed except paving, fencing, and other minor work around the yard and building.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

The East Bay Regional Park District, local cooperating agency on the Antioch Bridge Fishing Pier project, is preparing to let a contract for landscaping and parking facilities on the adjacent pier site. To effect cost savings, the Delta Base paving and fencing was included in the District's plans and contract documents as separate bid items.

The WCB items, as determined by the low bid received on August 5, total \$22,924, including a 10 percent contingency. This is for grading and paving of the Delta Base area, constructing a chain link fence with gates for security and vehicular access, and for underground work on utilities to serve the operations building. The balance of funds that remained for this work was only \$18,677, making the augmentation of \$4,250 necessary.

Mr. Hart recommended that the WCB confirm the emergency telephonic vote authorizing an additional allocation of \$4,250 from the Wildlife Restoration Fund for the Delta Fisheries Base in order to complete the project as planned.

Ms. Morgan inquired as to the number of bids received and if the bids were competitive. Staff assured her that there was more than one bid and that they were competitive. (Five bids were actually received by the East Bay Regional Park District.)

IT WAS MOVED BY MS. MORGAN, SECONDED BY MR. FULLERTON, THAT THE WILDLIFE CONSERVATION BOARD CONFIRM THE EMERGENCY TELEPHONIC VOTE AUTHORIZING AN ADDITIONAL ALLOCATION OF \$4,250 FROM THE WILDLIFE RESTORATION FUND FOR THE DELTA FISHERIES BASE IN ORDER TO COMPLETE THE PROJECT AS PLANNED.

PASSED UNANIMOUSLY.

6. Antioch Bridge Fishing Pier, Contra Costa County \$29,431.55

Construction of this fishing pier - a conversion of part of the southerly section of the old Antioch Bridge - has been completed by agreement with Caltrans. The Board allocated \$300,000 for the project on February 7, 1979, on the basis of Caltrans' estimate, and approved a supplemental allocation of \$92,000 on September 20, 1979, to permit Caltrans to award a construction contract to the low bidder. The total WCB allocation totals \$392,000.

The actual cost of the project as shown by the final statement received from Caltrans is \$421,431.55. Pursuant to the agreement with Caltrans, the WCB is to pay the full cost of the pier construction. A second augmentation of \$29,431.55 is therefore required to complete the funding for this project.

Caltrans has advised staff that the additional costs are because of an oversight on both the unit cost and quantity of structural concrete in the pier caps. This required an augmentation to the contract after it had been awarded in order to complete the pier in a satisfactory manner.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

One-half of the previously allocated funds will be reimbursed to the Wildlife Restoration Fund from the federal Land and Water Conservation Fund program. The LWCF for the current fiscal year was reduced and WCB's entitlement has already been used on other projects so no federal reimbursements will be available for this additional allocation.

Mr. Hart advised that staff has reviewed the costs with Caltrans and has determined that they were necessary for the satisfactory completion of the work as previously approved. It was therefore his recommendation that the Board allocate the additional \$29,431.55 as submitted by Caltrans in their final billing to complete the funding for the Antioch Bridge Fishing Pier project.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD ALLOCATE THE ADDITIONAL \$29,431.55 FROM THE WILDLIFE RESTORATION FUND FOR CONSTRUCTION OF THE ANTIOCH BRIDGE FISHING PIER PROJECT, CONTRA COSTA COUNTY, FOR PAYMENT OF THE FINAL BILLING AS SUBMITTED BY CALTRANS.

PASSED UNANIMOUSLY.

Senator Barry Keene who had just arrived was introduced and was asked about his schedule and his desire to have some agenda items advanced. Senator Keene responded that he has a Senate Rules Committee hearing scheduled for 1:30 p.m. and expressed a desire to have items 8, Peytonia Slough Ecological Reserve Access, and 12, Lakes Earl/Talawa Acquisition, advanced if it were possible. The Chairman saw no problems in advancing these items and so ordered.

7. Peytonia Slough Ecological Reserve Access, Solano County \$62,000.00

Mr. Hart reported this item is a proposal for a scope change and an increase in funding for this previously approved project.

Development of public access facilities for the Peytonia Slough Ecological Reserve was approved by the Board on June 22, 1979, and \$70,000 was allocated for a restroom, fencing, and a fishing float. The WCB project site is on State-owned property just north of the ecological reserve and is adjacent to an earlier WCB boat launching development on Suisun City property.

The ecological reserve consists of approximately 295 acres acquired by WCB in 1976 as part of the initial efforts for implementation of the Suisun Marsh Protection Plan. It is located at the southern edge of Suisun City, and fronts on Suisun Channel and Peytonia Slough.

The Department of Boating and Waterways has \$220,000 budgeted for a new ramp and parking area to expand and improve the existing facility. Both State developments are designed to complement each other so as to offer a variety of fishing and other public access opportunities to the largest possible number of users.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

Although it was first planned to bid out the DBW and WCB construction contracts separately, they were later combined into one job to save costs and for more efficient contract administration.

During the time that agreements were rewritten, drawings combined and permits obtained, costs also escalated rapidly and no practical way was found to reduce the scope or costs. In fact, the City's sewer system was found to be inadequate to connect to as planned and this substantially increased the costs. When finally bid out by the City last April, the only bid received was 37 percent over the combined DBW and WCB funds. It was of course rejected.

City and State engineers have made adjustments where possible so as to effect maximum economies of design and construction, but it appears certain that additional funds will be needed to complete the project substantially as planned. The WCB features of the project seem to be the most underfunded.

The considerable increase is largely due to a requirement that the new restroom sewer connection be made to a 6 inch main over 1,000 feet away. This added the cost of a pump station, controls, manholes, pipe and trenching well beyond what the original design was based on. Department engineers had assumed a City main 280 feet away would be tapped into, but the City laterals in this area are already inadequate to meet present needs and no further connections could be permitted.

The alternatives of vault type or low volume recirculating toilets were considered but are not feasible because of the location near residences and for possible maintenance problems.

A current cost estimate for the development of public access facilities at the Peytonia Slough Ecological Reserve has been prepared by Department of Fish and Game engineers and the Suisun City Public Works Department.

The estimate reflects the escalation of costs due to inflation and changed sewage discharge requirements of the city.

Land-side work

Chain link fence, 370 l.f.	\$ 3,200
Walkways, l.s.	2,000
Restrooms, metal pre-fab, l.s.	39,300
Sewage lift station and force main, l.s.	37,800
Signs and miscellaneous	1,300
Contingency	<u>4,400</u>

Subtotal \$88,000

Water-side work

Float and gangway	\$17,000
Access structure	24,800
Contingency	<u>2,200</u>

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

Subtotal \$44,000

Total Estimated Cost \$132,000

Previous allocation 70,000

Supplemental allocation required \$62,000

Staff recommended that the Board approve the Peytonia Slough Ecological Reserve Public Access project as revised, allocate an additional \$62,000 from the Wildlife Restoration Fund to cover the estimated costs, and authorize staff and the Department to proceed substantially as planned.

Senator Keene asked if this is a case where the City is required to meet State water quality standards. Mr. Hart affirmed that this was partly true. A septic system could not be used because of its proximity to the Suisun waterways and high water table. The alternative was to install pumps and a thousand feet of force main in order to connect into the existing sewer system.

Mr. Galletti asked if there was a possibility of enlarging the lines to connect to the sewer main 280 feet away. Mr. Al Rutsch, Assistant Executive Officer, advised that the existing lines are substandard and run for some distance through backyards of a residential tract. Enlarging this line through these backyards is not feasible. The proposed system would run in the street and was considered the only practical and feasible solution.

Mr. Hart advised that this is next to an ecological reserve which fronts on two sloughs and is a combination of a city, Calboating, and WCB project which would permit the public to launch boats, park, use the restrooms, go fishing, and walk into the ecological reserve.

The Chairman asked Senator Keene if he had other points to bring up, and Senator Keene responded that this explanation covered his questions for the need for the additional allocation.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD APPROVE THE PEYTONIA SLOUGH ECOLOGICAL RESERVE ACCESS, SOLANO COUNTY, AS REVISED; ALLOCATE AN ADDITIONAL \$62,000 TO MEET THE INCREASED COSTS FOR CONSTRUCTION; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

8. Coastal Wetlands Acquisition Project

Lakes Earl/Talawa, Phase 2 Expansion, Del Norte County

\$360,000.00

This proposal is to acquire one privately owned parcel containing 250+ acres on the easterly shore of Lake Earl, Del Norte County. At its June 22, 1979, meeting, the Board approved WCB participation in a coordinated tri-department effort to acquire 7,880+ acres, generally westerly of the subject property. This acquisition has been completed, placing 4,144+ acres under DFG control (1,544 acres by purchase and 2,600 acres by permit from the State Lands Commission) and 3,736+ acres under Department of Parks and Recreation.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

At its September 18, 1980, and December 12, 1980, meeting the Board approved the acquisition of seven additional parcels along the easterly shore. Six of these acquisitions have now been completed, protecting an additional 342+ acres of wetlands and riparian habitat.

Mr. John Schmidt, Senior Land Agent, indicated on a map displayed the lands already under State ownership (Beaches and Parks, WCB, and State Lands). All properties acquired by WCB are in the 10 to 12 foot contour line to assure preservation of riparian habitat, including the proposed acquisition in today's agenda.

Acquisition of the parcel under consideration has been highly recommended by the Department of Fish and Game. It is contiguous to previously approved acquisitions along Lake Earl and is the eighth parcel on the east shore being presented to the Board out of the twelve recommended by the Department. Efforts are continuing towards purchase of the remaining four ownerships.

The acquisition of this parcel will provide additional protection to the riparian habitat as well as some small portions of actual lake area included within the parcel. As part of the acquisition process, any claims of the State Lands Commission to underlying lake bed areas will be recognized on the basis that such lands be leased by the Commission to DFG for a long-term period.

This area is on the Smith River plain, which extends southward from the mouth of the Smith River to Crescent City, the county seat of Del Norte County.

The Smith River plain is an integral part of the coastal arm of the Pacific Flyway. The waters of Lakes Earl and Talawa and the lands in this proposal include habitat that is critical to the existence of significant waterfowl populations, such as the Aleutian Canada goose. This species is presently listed by the U.S. Fish and Wildlife Service as endangered. The waters of Lake Earl also support the highest wintering population of canvasback ducks north of San Francisco Bay. The overall flood plain, lakes and surrounding uplands support over 250 species of birds, most of them water-associated (almost three million bird days of use annually between 1970 and 1973), and 58 species of mammals.

In addition to protecting valuable and additional ecologically significant wildlife habitat, this acquisition will help ensure public access to the overall Lake Earl area for a wide variety of compatible recreational and educational uses such as fishing, waterfowl hunting, bird watching, nature and scientific study, hiking, and horseback riding. The lakes harbor 15 species of fish, including salmon and trout.

The proposed acquisition by WCB falls within Class 13 of Categorical Exemptions from CEQA which includes acquisition of lands for fish and wildlife conservation purposes. No development is planned for this area. Management by the Department of Fish and Game is planned with some joint use or coordinated management agreements with the Department of Parks and Recreation anticipated.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

This parcel has been appraised for \$346,913 and the landowner has agreed to sell for this value. An additional amount of approximately \$13,087 is needed for appraisal, survey, title insurance and processing costs.

Mr. Hart recommended that the Board approve purchase of this parcel as proposed, allocate \$360,000 for the purchase and related costs from the 1976 Bond Act funds available for coastal wetlands acquisition, and authorize staff and the Department to proceed substantially as planned.

Senator Keene commented that this acquisition is in line with the legislation he initiated to preserve this type of environmentally sensitive area. Any acquisition in these areas are tremendously valuable to the public and will prove so over a period of time. He noted that this type of habitat has been lost to development in Southern California.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD APPROVE PURCHASE OF THE PARCEL AS PROPOSED FOR THE LAKES EARL AND TALAWA, PHASE 2 EXPANSION, DEL NORTE COUNTY; ALLOCATE \$360,000 FOR ACQUISITION AND RELATED COSTS FROM THE 1976 BOND ACT FUNDS AVAILABLE FOR COASTAL WETLANDS ACQUISITION; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

(Senator Keene and Mr. deGierre left the meeting at this time.)

Ms. Morgan commented that in connection with the status of funds, she wanted to discuss bond sales which have been unsuccessful. She suggested that we take a look at our needs and attempt to make it through the year without bond monies because of the inability of the State to sell bonds within the legal limit. Mr. Hart pointed out that we are in the negotiation and appraisal stages on coastal properties, funding for which would come from 1976 bond funds, and if necessary, he stated we could stretch these out until next year.

Ms. Morgan clarified that she was referring to the next fiscal year. There was agreement that although this postponement in some instances would be difficult, there is need to shelve some projects requiring bond funds and pursue other projects which would not require the sale of bonds.

9. Los Banos Wildlife Area Water System Improvement, Merced County \$33,075.00

This proposal is a request by the Department of Fish and Game for both a scope change and an increased allocation for this project.

This general project was previously approved by the Board at its September 12, 1980, meeting, and was to be implemented through an agreement with the San Luis Canal Company. The canal company planned to carry out the project with its own workforce, and had agreed to a fixed cost of \$43,200 to the State based on this procedure.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

It later developed, however, that the canal company does not qualify as a public agency under Section 1350 of the Fish and Game Code for implementation of WCB projects. This means that the work would have to be done in accordance with the State Contract Act and prevailing wage rates. The canal company was unwilling to do the work under these conditions.

The project now proposed would consist essentially of a pump platform and pump located on Boundary Drain approximately 1,700 feet southerly of the Los Banos Wildlife Area, and a concrete pipeline across the intervening private land to deliver water to the State property.

The Department has obtained an easement for the pipeline, and a lease or easement for the pumping station will be obtained before construction.

Cost estimates prepared by the Department of Fish and Game Engineering Section are as follows:

Pump installed; 40hp., 9000 gpm	\$21,100
Pump platform	19,950
Concrete pipeline; 30" dia. x 1700 l.f.	36,025
Subtotal	<u>\$77,075</u>
Contingency	1,200
	<u>\$78,275</u>
Previous allocation	<u>-45,200</u>
Supplemental allocation required	\$33,075

The Department has processed a categorical exemption to comply with CEQA.

It was staff recommendation that the Board approve the revised Los Banos Wildlife Area Water System Improvement Project as proposed, allocate an additional \$33,075 therefor from the Wildlife Restoration Fund, and authorize staff and the Department to proceed substantially as planned.

In response to Mr. Galletti's request for further clarification of the cost estimate set forth in the agenda, Mr. Hart explained that the pipeline is a firm bid cost. The other two items are based on engineering estimates. He further explained the legal requirement which does not permit the San Luis Canal Company to enter into a contract with the State to do the work, necessitating the need for additional funding.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD APPROVE THE REVISED LOS BANOS WILDLIFE AREA WATER SYSTEM IMPROVEMENT PROJECT AS PROPOSED; ALLOCATE AN ADDITIONAL \$33,075 THEREFOR FROM THE WILDLIFE RESTORATION FUND; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

10. Trinity River Public Access - Douglas City, Trinity Co. \$44,000.00

This proposal is to acquire two parcels of surplus Caltrans land totaling slightly more than 5½ acres. These parcels, which are separated by a new Trinity River bridge for State Highway 299, are located at the confluence of Weaver Creek and the Trinity River, at the Trinity County community of Douglas City.

The larger of the parcels contains 2.79+ acres and is located on the south-westerly side of the highway. It will provide approximately 150 feet of public access to both sides of the Trinity River. In addition to the access provided by the State Highway, this parcel is also served by a county road. The smaller parcel, containing 2.72+ acres, is located on the north easterly side of Highway 299, directly across from the larger parcel. It will provide public access to over 350 feet along both sides of Weaver Creek at its confluence with the Trinity River.

Together these parcels will provide public access to over 600 feet of combined frontage to Weaver Creek and the Trinity when they are joined together with the intervening right of way for the Caltrans highway bridge.

The Department of Fish and Game has recommended purchase of these parcels as they provide important habitat for salmon and some resident trout, as well as access. Some future fishery habitat restoration may also be possible. Riparian habitat along the banks of these parcels provides habitat for many wildlife species. The 600 feet of river and creek frontage will provide opportunities for compatible recreation, largely for fishing purposes. If these parcels are not acquired by a public agency, Caltrans will no doubt make them available for public sale. Private ownership could lead to some degradation of the habitat within these parcels, and to some loss of public access.

It is presently planned that these parcels will be managed by the Department of Fish and Game. However, it is possible that a joint agreement for operation and maintenance will be worked out with the Weaverville/Douglas City Recreation District for local management of this area together with a small adjoining parcel which the district plans to develop.

The proposed acquisition falls within Class 13 of Categorical Exemptions from CEQA requirements. Class 13 consists of the acquisition of lands for fish and wildlife conservation purposes including preservation of fish and wildlife habitat, establishing ecological reserves under Fish and Game Code Section 1580, and preserving access to public lands and waters where the purpose of the acquisition is to preserve the land in its natural condition. Caltrans will sell these parcels for the total approved appraised value of \$43,020.

It was recommended that the Board authorize the purchase of this property as proposed, allocate from the Wildlife Restoration Fund a total of \$44,000 for payment of the purchase price and related processing costs, and authorize the staff and the Department to proceed substantially as planned.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

Staff has received letters of support from Senator Ray Johnson and the Shasta-Cascade Wonderland Association.

IT WAS MOVED BY MS. MORGAN, SECONDED BY MR. FULLERTON, THAT THE WILDLIFE CONSERVATION BOARD APPROVE THE TRINITY RIVER PUBLIC ACCESS- DOUGLAS CITY, TRINITY COUNTY; ALLOCATE \$44,000 FROM THE WILDLIFE RESTORATION FUND FOR ACQUISITION AND RELATED COSTS; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

11. Trinity River Public Access - Indian Creek Expansion, \$160,000.00
Trinity County

This proposal is to acquire 65+ acres of private land at the confluence of the Trinity River and Indian Creek. Most of this parcel is located on the northerly side of State Highway 299, about 2-3 miles easterly of Douglas City, Trinity County, with about 2 acres south of the highway.

The Department of Fish and Game has recommended the acquisition of this parcel. The principal features of this parcel are the Trinity River and its associated riparian habitat. The property has about 3/4 of a mile of frontage on both sides of the river. This stretch of the river provides habitat for resident trout and for salmon on a seasonal basis, including spawning riffles. The property could provide the opportunity for restoration of generally degraded fisheries habitat in the Trinity River, an objective of the Department of Fish and Game and the Trinity River task force.

Waterfowl, mainly wood ducks and mallards, use this area principally during the fall and winter months. The riparian and upland habitat provides food and cover for deer, small non-game fur bearers and many non-game birds. There are compatible recreational opportunities along the 3/4 mile of river frontage for fishing as well as for other non-consumptive purposes.

The parcel adjoins a 2.87+ acre parcel acquired from Caltrans by the Board in 1976. Together they will provide prime Trinity River access, Indian Creek access at its confluence with the river, as well as a large area which provides parking in its undeveloped condition. No development is proposed for this parcel at this time.

Management by the Department of Fish and Game is planned, with the land being kept in essentially its existing state except for possible habitat improvements. Some routine litter pick-up may be arranged with the Bureau of Land Management in conjunction with their management of BLM camping facilities in the area.

Although the property owner, the Southern Pacific Land Company, has not formally agreed to selling this land, their staff has favorably recommended such a sale at the appraised value of \$151,000.

The proposed acquisition falls within Class 13 of Categorical Exemptions from CEQA requirements. Class 13 consists of the acquisition of lands for fish and wildlife conservation purposes, including preservation of fish and wildlife conservation purposes, including preservation of fish and wildlife habitat, establishing ecological reserves under Fish and Game Code Section 1580, and preserving access to public lands and waters where the purpose of the acquisition is to preserve the land in its natural condition.

It was Mr. Hart's recommendation that the Board authorize the purchase of this property, allocate from the Wildlife Restoration Fund a total of \$160,000 for payment of the purchase price and related processing costs, and authorize the staff and the Department to proceed substantially as planned.

Again, it was reported that letters of support have been received from Senator Ray Johnson and the Shasta-Cascade Wonderland Association.

Ms. Morgan asked what the per acre price for this parcel was and was advised that it came to \$2323 per acre. It was explained that it has become very popular for retired people to buy parcels along the river to put in a mobile home or cabin and the demand is high. The fact that this parcel has two or three building sites raises the value.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD APPROVE THE TRINITY RIVER PUBLIC ACCESS - INDIAN CREEK EXPANSION, TRINITY COUNTY; ALLOCATE \$160,000 FROM THE WILDLIFE RESTORATION FUND FOR ACQUISITION AND RELATED COSTS; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

12. South Shore Fishing Access, San Antonio Reservoir, Monterey Co. \$65,000.00

This proposal is by the County of Monterey, for improved fishing access at San Antonio Reservoir in southern Monterey County.

San Antonio Reservoir is a 5,687 surface acre lake constructed by the Monterey County Flood Control and Water Conservation District in the headwaters of the Salinas River, with recreational facilities administered by Monterey County Parks Department. More than 600 camp and trailer sites are provided. The reservoir is very popular for camping and water-related recreation.

The reservoir has a typical warmwater fishery, including black bass, crappie, bluegill and catfish, and also striped bass. Catchable trout are stocked by the Parks Department for a winter fishery.

Due largely to terrain conditions, access to the shoreline of the reservoir is very restricted, being limited to about four locations where roads touch or parallel the lake for short distances.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

The proposed project consists essentially of constructing .8 mile of shoreline access road with parking turnouts at intervals. The road would provide a connecting link between roads reaching the shoreline at the marina/launch area near Lynch campground, and at the beach area nearly a mile to the southeast.

The road would be surfaced with a double seal coat for all weather access, in view of the winter trout fishery. The trout plants are made in this area of the reservoir, so that substantial winter use of the road is expected by trout anglers.

Cost estimates are as follows:

Aggregate base	\$39,500
Paving, prime and double seal coats	8,000
A.C. Dikes	3,700
Culverts	5,800
Erosion control - hydromulch	2,300
Subtotal	\$59,300
Contingencies	5,700
TOTAL	\$65,000

Cost savings will be accomplished by following the route of an existing fire trail, so that the road essentially is already rough-graded.

The County will handle construction of the road, and has processed a negative declaration to comply with CEQA. The Board of Supervisors by resolution has agreed to a 25-year lease to the State of the project site to meet proprietary interest requirements for a WCB project, and to operate and maintain the improvements under a cooperative agreement with the State.

Staff recommended that the Board approve the South Shore Fishing Access, San Antonio Reservoir, allocate \$65,000 therefor from the Wildlife Restoration Fund, and authorize staff and the Department to proceed substantially as planned.

Mr. Jim Davis, the park superintendent from Monterey County who was present, responded to Mr. Galletti's question about the size of the roadway. He explained that it is a single lane, one-way road, 12 feet in width with turnouts.

Mr. Fullerton commented that this is a very popular, very heavily used area which needs improved access.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD APPROVE THE SOUTH SHORE FISHING ACCESS, SAN ANTONIO RESERVOIR, MONTEREY COUNTY; ALLOCATE \$65,000 FOR DEVELOPMENT THEREOF FROM THE WILDLIFE RESTORATION FUND; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

URBAN FISHING PROGRAM

The Governor's Budget for 1981-82, included funding for a program to improve public fishing opportunity in urban areas. That part of the program involving public fishing piers was included in the WCB capital outlay budget, due to the WCB's experience in carrying out such projects in cooperation with local government.

A total of \$1,948,000 was appropriated to the WCB from the Energy and Resources Fund for three pier projects in urban areas of San Francisco Bay. The projects are to be carried out in accordance with the Wildlife Conservation Law of 1947, which is the WCB's basic statutory authority. Thus, the projects will be carried out under the Board's usual procedures and public fishing pier policy, except that funding from the State is being provided for 100% of the project costs, up to the amount budgeted. Information on the individual projects and recommended Board action at this time are given below.

13. Clay Street Fishing Pier, Alameda County \$608,000.00

The Port of Oakland, an agency of the City of Oakland, has proposed a project for the conversion of a portion of the existing Clay Street Pier in the Oakland Estuary to a fishing pier in cooperation with the Wildlife Conservation Board. Located just two blocks west of Jack London Square, the planned development of a public fishing pier and recreation area here will be well located to afford a variety of fishing and other water oriented recreation opportunities to a large segment of the East Bay population.

The Clay Street Pier Public Fishing and Recreation Area, as the entire development is called, will become the "anchor point" of the Jack London Square Access Plan. Jack London Square is a well-known commercial recreation waterfront area within the City of Oakland and accessible to the greater San Francisco Bay region via BART, AC bus lines and the Nimitz Freeway. The pier will become an extension of the existing Port of Oakland public access system by way of a new tree-lined promenade from Embarcadero West, the city's main waterfront boulevard.

The Department of Fish and Game has evaluated the fisheries in the pier vicinity and noted there would be sufficient fishing benefits to justify this project. Catches of stripers, perch, smelt, and other bay-associated species would be expected as they are present in the area, especially because of the 35 foot deep ship channel near the end of the pier.

The pier conversion is part of the city's approved EIR for the Marine Terminal Expansion project, and the City has filed a Notice of Determination in compliance with CEQA. The Board of Port Commissioners has adopted a resolution agreeing to the normal WCB 25-year lease and maintenance requirements, and understands that it will pay for any costs in excess of the State funds that are budgeted for this project. The Port will carry out final design and construction of the pier under contract with the State, and will be reimbursed for eligible costs incurred.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

A unique feature of this development as envisioned by the city is guest berthing of visiting honorary vessels (e.g., explorer or training ships and "tall" masted schooners) open for public tours. These would use a portion of the pier on special occasions totalling not more than 3 to 4 weeks each year. The City is studying the possibility of having the City's recently acquired presidential yacht "Potomac" berthed at the site as a public museum. These uses are not expected to interfere with the fishing access to any major degree.

Presently, the major portion of the pier is occupied by a 22,000 square foot transit shed which will be demolished at City cost in preparation for the pier conversion. The project will involve the removal of deteriorated piles along the perimeter of the pier, renovation of the remaining deck surface, installation of a handrail, reconstruction of the end of the pier and minor dredging to improve fishing along the edge of the pier.

Other features included in the project are a public restroom, area lighting, benches, fish cleaning sink, bike racks, trash receptacles, drinking fountain, signs and the necessary utilities such as electrical, water and sewer connections.

The costs as estimated by the port engineers is summarized as follows:

Restoration and reconstruction of pier	\$311,000
Dredging	10,000
Restrooms	60,000
Area lighting	3,000
Handrail	12,000
Appurtenances - benches, fish cleaning sink, trash receptacles, drinking fountain, bicycle racks, signs	10,000
Electrical, water and sewer connections	28,000
Subtotal	<u>\$434,000</u>
Contingency 20%	86,000
Total Estimated Construction Cost	<u>\$520,000</u>
Engineering (9.5%) and Contract Administration (7.5%)	<u>88,000</u>

Total Project Cost . . \$608,000

The funds for the Clay Street Fishing Pier in the amount of \$608,000 are included in the 1981/82 Budget Bill (SB 110) and pursuant to that legislation have been appropriated to the Wildlife Conservation Board for construction of this project payable from the Resources Account, Energy and Resources Fund, in accordance with the provisions of the Wildlife Conservation Law of 1947.

Mr. Keith Quan from the City of Oakland was asked to explain the proposal using the display material he provided. He outlined the step by step process by which the City proposes to remove the old transit sheds, take away the older outer portion of the pier and salvage the interior portion. The outer portion would be reconstructed and depressed to get it close to the water and for esthetic purposes. Restrooms would be constructed and other amenities would be added, such as an observation area 12 feet high

where it would be possible to view the marine terminal operations. It is the Port's intent to eventually extend public waterfront access all the way to Lake Merritt.

Ms. Morgan asked about the timing for this project, and Mr. Quan replied that they have already started work, and as soon as an agreement is entered into with the State, they will proceed with final design and start construction by the first of the year. Ms. Morgan advised that there is a shortfall in the ERF funding, which has been described as an over-appropriation. At the most recent Public Works Board meeting, at the request of the legislative analyst, the Board held off all ERF projects, pending review by the administration and the legislature to determine how the priorities will be set. She asked if this project was at the point where it is ready to proceed. Mr. Quan stated that they are in the final design stage and construction could begin the first of the year.

Assemblyman Norman Waters who arrived at this time was introduced.

Mr. Hart advised that he heard general mention of a shortfall in these funds, but the WCB staff has not heard anything about holding up on projects yet. Ms. Morgan expressed surprise that the Resources Agency is continuing with this part of the agenda, having not yet figured out what projects to hold up. The problem in the ERF account, she related, is primarily technical and amounts to between \$8 and \$13 million.

Mr. Fullerton stated that the Resources Agency did not indicate that the WCB should stop any projects that are now pending.

Having held up Public Works Board projects because of this shortfall, Ms. Morgan believed she should abstain from voting for this proposal. She acknowledged that there was a possibility staff was not advised to hold up on these projects because they were further along than those on the PWB agenda which were in the initial review or preliminary drawing stage. Ms. Morgan said that according to the legislative analyst there would be a special hearing to discuss this shortfall, although there was no indication when this would be held.

Mr. Hart commented that funds became available to WCB on July 1 with an appropriation of \$608,000 in the budget for design and construction costs incurred by the City of Oakland for this project. In view of the fact that the Board meets approximately 3 or 4 times a year, he offered the suggestion that the Board might approve the project contingent upon clarification of this funding situation, which Mr. Fullerton will request from the Resources Agency. He provided a clarification of the budget appropriation which was for a specific amount for this project, but which would proceed through the usual WCB procedures requiring proprietary interest in the project to amortize the cost, and contracting with the Port of Oakland for construction of the project on a reimbursement basis on completion or with progress payments, and for operation and maintenance by the Port of Oakland for a long term.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

Assemblyman Waters indicated to the Board members he had some of the same concerns, particularly on the expenditures of such amounts for wildlife conservation purposes by building piers. However, if it is channeled from the ERF fund to those projects, and the money is there, he did not wish to object to it. However, he indicated that in the future he is going to be critical in spending that kind of money in a specific area unless there is more participation from the cities or counties -- the beneficiaries of the project. He believed they need to be more financially involved.

Mr. Quan advised that the City has offered to fund any cost overrun on this project. In relation to this, Mr. Hart advised that the normal requirements for WCB pier projects call for matching funds from local government. The three pier projects on the agenda provided rather exceptional urban benefits which is the purpose of this particular program and consequently these three were selected for funding under the Urban Fishing Program.

Mr. Fullerton did not wish to see this project delayed when it is ready for construction, and Ms. Morgan, stated that after hearing the testimony she did not object to proceeding with it.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD, WITH CONSIDERATION OF THE EIR, APPROVE THE CLAY STREET FISHING PIER, ALAMEDA COUNTY, AS PROPOSED; ALLOCATE \$608,000 THEREFOR FROM THE ENERGY AND RESOURCES FUND APPROPRIATED TO THE BOARD FOR THIS PURPOSE IN THE 1981/82 BUDGET; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED WITH THE PROJECT SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

14. Sierra Point Fishing Pier, San Mateo County \$590,000.00

The City of Brisbane has proposed as a cooperative Wildlife Conservation Board project the construction of a public fishing pier in conjunction with the City's Sierra Point Marina project.

The fishing pier and marina are to be developed on the Sierra Point peninsula, a prominent landfill on South San Francisco Bay, just 2½ miles south of Candlestick Park and the city limits of San Francisco. The pier will be easily accessible to San Francisco and peninsula residents via the Bayshore Freeway (Highway 101) which runs adjacent to the site, as well as San Mateo County and greater Bay Area residents via the regional and area-wide transportation network. It is estimated the marina facilities will serve approximately 1.5 million people.

The City and the Bay Conservation and Development Commission view this project as being a key link to providing significant public access to the bay for this region. There is presently no legal public access along the 3.5 mile Brisbane shoreline, but the City hopes to make it all accessible within the next ten years. This would then provide a continuous access to the bay from this pier to Candlestick Point State Park, including the strip parallel to Highway 101 known as fisherman's linear park.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

As lead agency, the City has prepared a final Environmental Impact Report on the Sierra Point development and marina, filed a Notice of Determination certifying that no substantial adverse effects would result from the proposed project, in compliance with CEQA requirements. The EIR notes that excellent fishing is available in the bay waters off Sierra Point. The Department of Fish and Game endorses the project and their fisheries evaluation also notes that the fishing should be good and that a large variety of fish species can be expected in the catch.

The City has by resolution agreed to assume the operation and maintenance responsibilities of the project and to lease the project lands to the State for a 25 year period. The City has also by resolution agreed to pay for any costs in excess of \$590,000.

The City's engineers have developed preliminary plans and have had soils investigations made. The general plans are for the construction of a concrete pier 252 feet long by 12 feet wide with wood railing, electroliers, fish cleaning facility, benches, parking spaces for pier users and a public restroom.

The cost of the project has been summarized by the City engineers as follows:

On Structure:

Mobilization; pre-cast pre-stressed concrete piling,
caps, tee-beams and deck; wood railing; pier appur-
tenances; utilities \$293,000

Off Structure:

grading, riprap, underground utilities, walks,
restroom, parking, drainage 187,000

Contingencies, 10% 48,000

Design and Engineering, 10% 48,000

Construction Administration, 3% 14,000

TOTAL PROJECT COST \$590,000

Landscaping of the project as required by BCDC will be provided by the City's marina operator at no cost to the project.

The funds for the Sierra Point Fishing Pier in the amount of \$590,000 are included in SB 110, the Budget Act of 1981/82, and have been appropriated to the Wildlife Conservation Board for construction of this project payable from the Resources Account, Energy and Resources Fund, in accordance with the provisions of the Wildlife Conservation Law of 1947.

The City has funded preliminary planning and design work, which would not be a reimbursable cost. However, the intent would be for the State contract with the City to enable payment of pier project costs incurred after July 1, 1981, for soils investigation work and other necessary expenditures leading to final design.

Mr. Hart explained that this project was also included in the 1981/82 budget utilizing Energy and Resources Funds, and is in the same stage of planning as the previous Clay Street Fishing Pier project. He called upon Jane Kirby, Director of Parks and Recreation for the City of Brisbane to respond to questions posed by Board members.

Ms. Kirby pointed out the salient features of the Sierra Point development which in addition to the pier, will have parking for 560 cars, three restaurants, a 550 berth marina, bait and tackle shop, public restrooms, boat ramp and hoist and a boat storage area. The landfill area is to be developed both commercially and recreationally with a bicycle and pedestrian access along the bay shore linking this area with Candlestick Park. She noted that State Parks and Recreation is interested in acquiring Brisbane Lagoon which is contiguous to the project area and developing additional recreational access.

She further explained that the restaurant and marina leases and the whole commercial development as it builds will pay off the revenue bonds which are financing the project. Ms. Kirby in reply to a question from Ms. Morgan said the City has already sold bonds for financing the first phases of the development and the City recently had the "water-breaking" for the marina.

The 20% inflation factor for this project included in the brochure was questioned by Ms. Morgan, and it was pointed out by Mr. Hart that this project and costs were prepared last January and an escalation factor for this type of construction is considered imperative.

It was determined that this project is in the same stage of planning as the previous project and that this also should be approved.

IT WAS MOVED BY MR. FULLERTON, SECONDED BY MS. MORGAN, THAT THE WILDLIFE CONSERVATION BOARD, WITH CONSIDERATION OF THE EIR, APPROVE THE SIERRA POINT FISHING PIER, SAN MATEO COUNTY, AS PROPOSED; ALLOCATE \$590,000 THEREFOR FROM THE ENERGY AND RESOURCES FUND APPROPRIATED TO THE BOARD FOR THIS PURPOSE IN THE 1981/82 BUDGET; AND AUTHORIZE STAFF AND THE DEPARTMENT TO PROCEED WITH THE PROJECT SUBSTANTIALLY AS PLANNED.

PASSED UNANIMOUSLY.

15. Berkeley Fishing Pier, Alameda County - Information

Mr. Hart began by explaining that this project is not being presented to the Board for approval of funding at this time but as an informational item only, as the City is just commencing with initial studies in preparation for filing CEQA documents.

Mr. Fullerton stated that in light of the fact that this is an existing WCB project and the Department has a long term lease on the pier at the present time, and in deference to the fact there are some funding problems, he would not recommend to the Board that we go ahead and push this project at this point. It could be set aside to see what happens to the ERF deficiencies.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

It was agreed, however, to have the background information given and Mr. Hart proceeded, noting that the Berkeley Fishing Pier is the third of the three San Francisco Bay Area piers included in the 1981-82 budget under the urban fishing piers program utilizing the Energy and Resources Fund.

This fishing pier is the first project of this nature entered into by the WCB, with the initial project approval in 1957. Subsequently, 3,000 lineal feet of the old ferry pier was rehabilitated and expanded for public fishing use in cooperation with the City of Berkeley.

With more than 20 years of use, renovation of some major components of the pier is now needed, as well as expansion to accommodate increasing use that is reaching the saturation level.

The amount of \$750,000 was appropriated to the WCB from ERF generally for these purposes. The major item of rehabilitation will be to replace the existing wooden handrail with a steel railing, which will be a significant cost due to the 6,000 lineal feet involved.

Expansion is tentatively planned by an extension on the south side of the pier near mid-point, with restroom facilities. Various alternatives, however, are still being studied.

The Berkeley Fishing Pier with 300,000 visitor days counted last year is one of the most heavily used of any of the State's public piers, getting almost constant use at all hours of the day and in any weather. Many anglers depend on their catch off the pier to supplement their marketing budget. The primary purpose of the current project is to improve public safety and convenience for the many thousands that visit this pier, and to expand the fishing opportunities to the extent possible within the available funds.

Mr. Walter Neasbitt who is the marina superintendent for the City of Berkeley, requested the Board's guidance as to how to proceed with this project since preliminary engineering studies have been made.

Ms. Morgan asked if the City were in the EIR process and Mr. Nesbitt responded that they were and that it is believed an EIR rather than a Negative Declaration or a Categorical Exemption would be required inasmuch as dumping of clean concrete is planned for the proposed wing to enhance the fishing potential. He further explained that with the influx of Southeast Asians in the area, the pier has become an important source of food for them. In this sense it has almost changed from a recreational facility to a market place for many of these people.

Mr. Fullerton stated that we are going to know within the next month what the funding situation would be -- it would not be a long-term wait. Mr. Neasbitt then stated the City will continue to absorb the cost of the engineering in order to proceed with the project.

It was Ms. Morgan and Mr. Galletti's suggestion that the City continue with the planning inasmuch as this is an approved project, and the funds are already appropriated by the legislature. The administrative action will be handled later.

Minutes of Meeting, Wildlife Conservation Board
September 2, 1981

Mr. Hart stated he would continue to work with the City and as soon as the funding is worked out, we could tell the City that it is a viable project.

Mr. Neasbitt invited the Board to meet in Berkeley if it is the desire to get out of Sacramento. He stated he could probably make arrangements at the Yacht Club for the meeting to see this beautiful project, and that Berkeley has an open invitation for the Board. The Board members thanked Mr. Neasbitt for the invitation.

There being no further business, the meeting was adjourned by Chairman Galletti at 2:25 p.m.

Respectfully submitted,

Chester M. Hart

Chester M. Hart
Executive Officer

PROGRAM STATEMENT

At the close of the meeting on September 2, 1981, the amount allocated to projects since the Wildlife Conservation Board's inception in 1947, totaled \$50,896,997.60. This total includes \$6,448,313.02 reimbursed by the Federal Government under the Accelerated Public Works Program completed in 1966, the Land and Water Conservation Fund Program, the Anadromous Fish Act Program, and the Pittman-Robertson Program.

The statement includes projects completed under the 1964 State Beach, Park, Recreational and Historical Facilities Bond Act. Projects funded under the 1970 Recreation and Fish and Wildlife Enhancement Bond Fund, the Bagley Conservation Fund, and the 1974 and 1976 Bond Acts will be included in this statement after completion of these programs.

a. Fish Hatchery and Stocking Projects	\$10,598,006.73
b. Fish Habitat Development	4,998,231.95
1. Reservoir Construction or Improvement	\$2,779,019.19
2. Stream Clearance and Improvement	431,492.19
3. Stream Flow Maintenance Dams	439,503.32
4. Marine Habitat	502,135.36
5. Fish Screens, Ladders & Weir Projects	846,081.89
c. Fishing Access Projects	15,540,441.35
1. Coastal and Bay Access	1,641,680.04
2. River and Aqueduct Access	3,923,896.50
3. Lake and Reservoir Access	3,368,255.14
4. Piers	6,606,609.67
d. Game Farm Projects	146,894.49
e. Wildlife Habitat Development and Improvement Projects	\$18,345,414.35
1. Wildlife Areas	17,603,743.58
2. Miscellaneous Wildlife Habitat Dev.	741,670.77
f. Hunting Access	549,036.81
g. Miscellaneous Projects	635,471.91
s. Special Project Allocations	83,500.00
Total Allocated to Projects	\$50,896,997.60

STATUS OF FUNDS WILDLIFE RESTORATION FUND

Unallocated balance at beginning of 9/2/81 meeting	\$1,895,250.65
Less allocations	<u>- 397,756.55</u>
Unallocated balance at end of 9/2/81 meeting	\$1,497,494.10