

## **WILDFIRE**

### City of Concord

The Safety and Noise Element of the Concord General Plan states that the majority of surface fuels in the city are grassy, urban, or barren areas that are considered to have a low to moderate fire hazard. Figure 7-5 of the General Plan (shown in Figure 4.16-5) identifies areas with low to moderate fire hazard and generally classifies the project site as having a moderate fire hazard.

### California Public Utilities Commission

The CPUC's Fire-Threat Map identifies areas considered to be within Tier 2 (elevated fire threat) and Tier 3 (extreme fire threat) where power line fires cause an elevated risk of fires igniting and spreading rapidly. As shown in Figure 4.16-6, the project site is within Tier 2 and is therefore considered to have an elevated risk of fires caused by power lines and aerial communication facilities.

### *Project Site Characteristics*

The Fire Danger Operating Plan identifies the project site as being located within the North-East FDRA. The Fire Danger Operating Plan describes the North-East FDRA as located in the Mt. Diablo foothills and less influenced by marine intrusion moisture than the West and North-Central FDRAs. The North-East FDRA receives wind flowing into the Central Valley along the Delta and through the Altamont pass.<sup>35</sup>

### Vegetation

As described in more detail in Chapter 4.3, Biological Resources, of this Draft EIR, while the project site contains nine vegetation communities, nearly 90 percent of the project site is comprised of California annual grassland. The dominant vegetation types within the remaining 10 percent of the site are oak woodland/savannah and tree plantations.

### Terrain

The project site elevations range from approximately 100 feet above mean sea level at the western border to 1,000 feet above mean sea level at the eastern border. The southwestern portion of the site is located in the Clayton Valley, which consists of gently sloping lowlands and hilly terrain ranging in elevation from sea level to 400 feet. The floor of the valley slopes gently toward the northwest. The northeast portion of the site is located within the Los Medanos Hills, which have peak elevations ranging from 800 feet in the lower hills to greater than 1,400 feet. The Los Medanos Hills have significant topographic relief including steep hill slopes of over 50 percent.

### Prevailing Winds

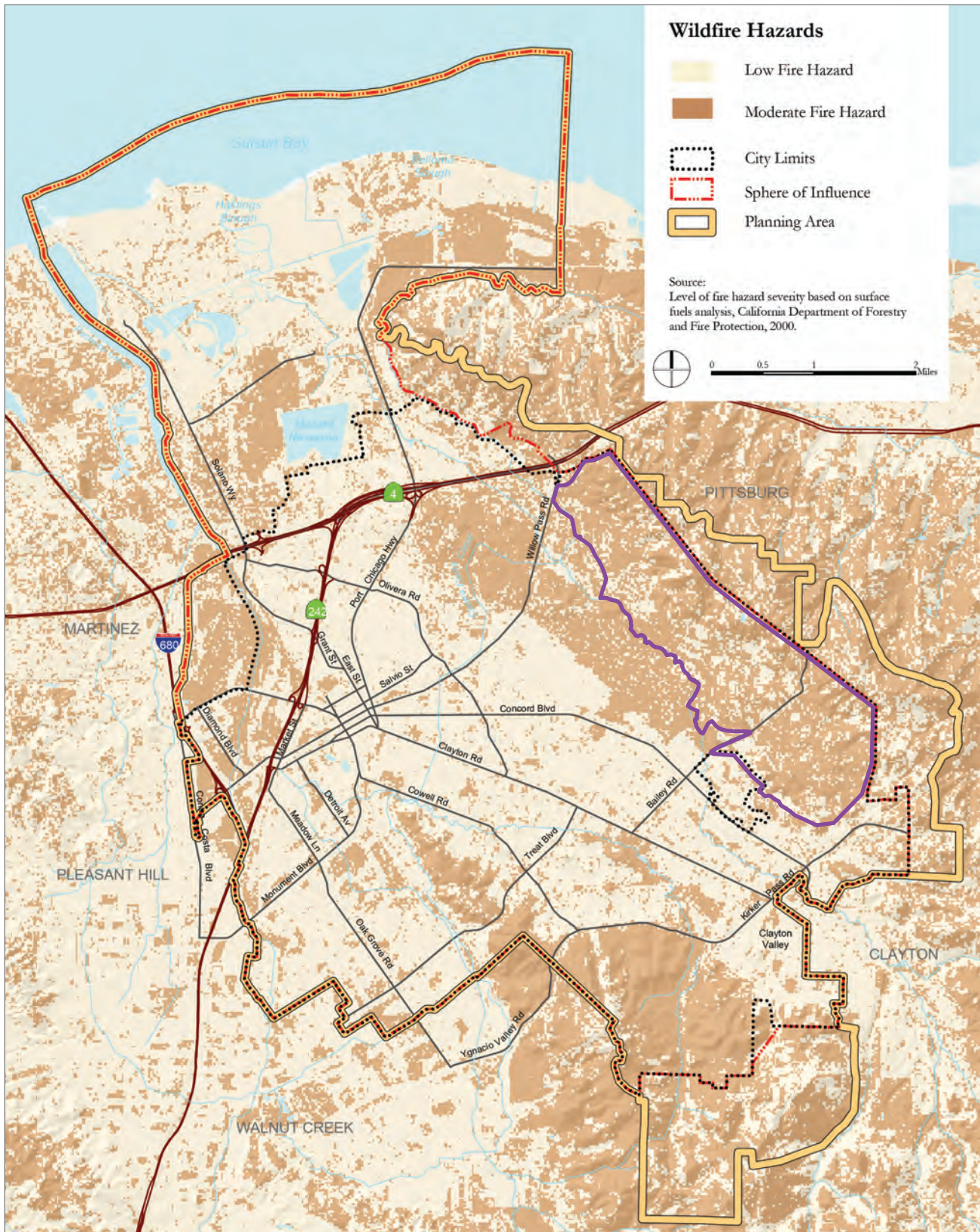
Much of the western continental United States is located within the Federal Emergency Management Agency Wind Zone I, where wind speeds can reach up to 130 miles per hour.<sup>36</sup> Prevailing winds are

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<sup>35</sup> East Bay Regional Park District, 2012, East Bay Regional Parks Fire Danger Operating Plan and Procedures, page 21.

<sup>36</sup> Contra Costa County, 2018, Contra Costa County Hazard Mitigation Plan, page 11-10.

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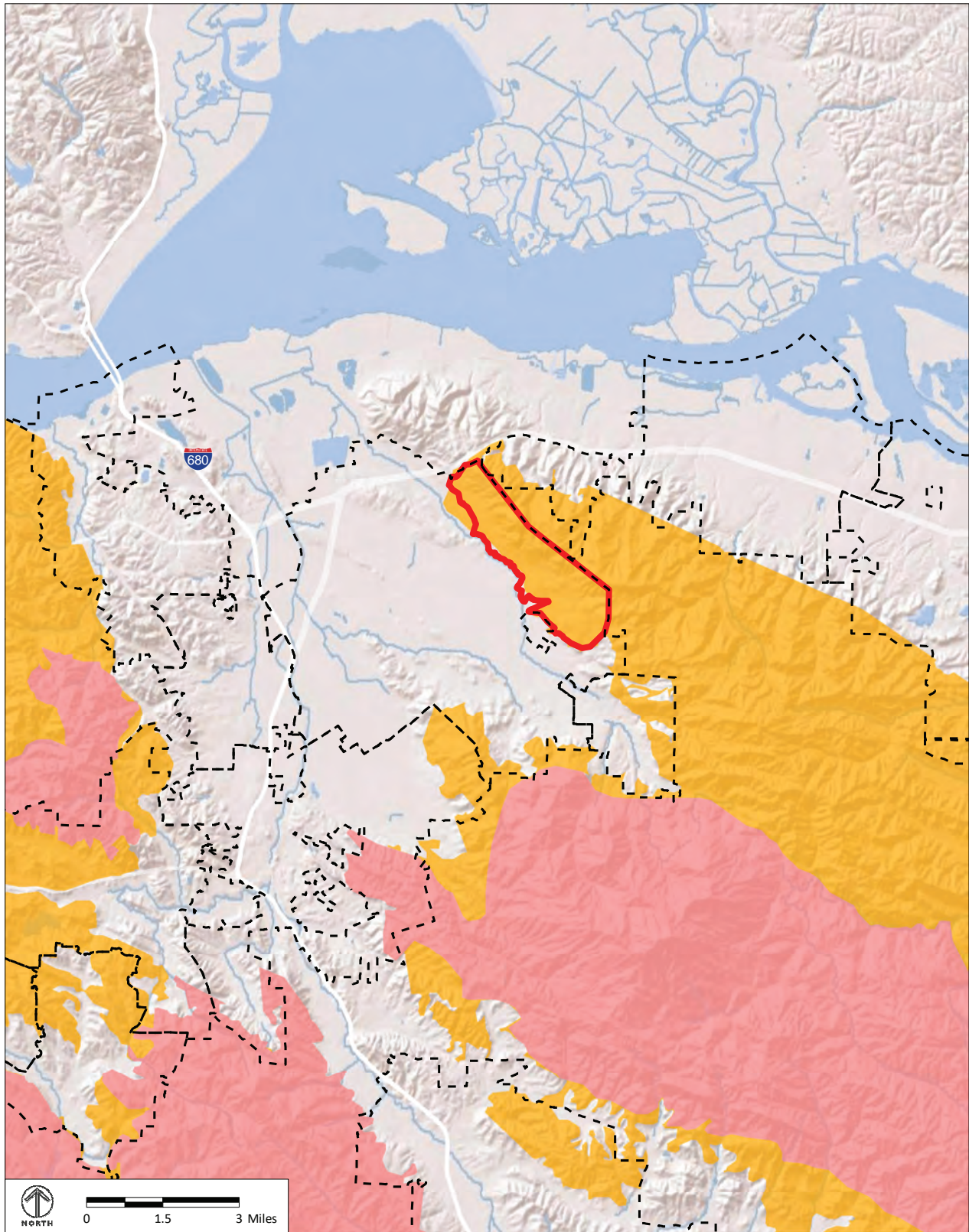
Source: Concord General Plan; California Department of Forestry and Fire Protection, 2000.

Project Site

Figure 4.16-5  
 City of Concord Wildfire Hazards Map



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Source: PlaceWorks, 2016; CPUC, 2018; ESRI 2015.

- Project Site
- Tier 2 - Elevated
- City Limit
- Tier 3 - Extreme

Figure 4.16-6  
California Public Utilities Commission Fire-Threat Map

considered the wind pattern from the direction that is predominant at a place or season. Prevailing wind patterns in Concord consist of wind from the west from February to November, and winds from the north from November to February. The windier part of the year is from April to September, with average wind speeds of over 8.4 miles per hour, and the calmer part of the year is from September to April. The calmest day of the year is January 21, with an average hourly wind speed of 6.7 miles per hour.<sup>37</sup>

### Debris Flow Hazards

Debris flows are considered a type of landslide, which is defined as the sliding movement of masses of loosened rock and soil down a hillside of slope.<sup>38</sup> Debris flows occur when dense mixtures of water-saturated debris move down-valley, with the appearance and behavior very similar to flowing concrete. Debris flows form when loose masses of unconsolidated material are saturated, become unstable, and move down slope.<sup>39</sup> Areas with steep slopes are typically within debris flow areas. The terrain of the project site is varied, ranging from relatively flat to hilly. Landslides, earthflows, and debris flows are relatively common features along the ridges and hillsides of the Los Medanos Hills within the site boundaries. Figures 4.16-7 and 4.16-8 show existing on-site landslide areas and potential debris flow sources, respectively.

### *District Fire Weather and Fire Danger Information*

The District maintains fire danger information signs at a number of its parks. The signs explain fire danger levels and corresponding restrictions for park users, park employees, and contractors.<sup>40</sup>

In 1994 to 1995, the District and Oakland Fire Department purchased Remote Automatic Weather Stations (RAWS) and placed them at the direction of the National Weather Service Fire Weather Forecasters. Since that time, several fire and water agencies in Alameda and Contra Costa Counties have deployed RAWS for fire suppression and rainfall and evaporation monitoring. As of 2010, there were eleven NFDRS-compatible RAWS sites in Alameda and Contra Costa Counties reporting hourly weather observations.<sup>41</sup>

The District uses a Weather Information Management System Special Interest Group using data from its Briones, Black Diamond, Altamont, and Calaveras Roads RAWS sites to sample weather elements and season-situational fuels status. The samples allow the District to make decisions and set restrictions for all of its parks.

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<sup>37</sup> Weather Spark, Average Weather in Concord California, United States, <https://weatherspark.com/y/502/Average-Weather-in-Concord-California-United-States-Year-Round>, accessed on May 1, 2019.

<sup>38</sup> Contra Costa County, 2018, Contra Costa County Hazard Mitigation Plan, page Glossary-6.

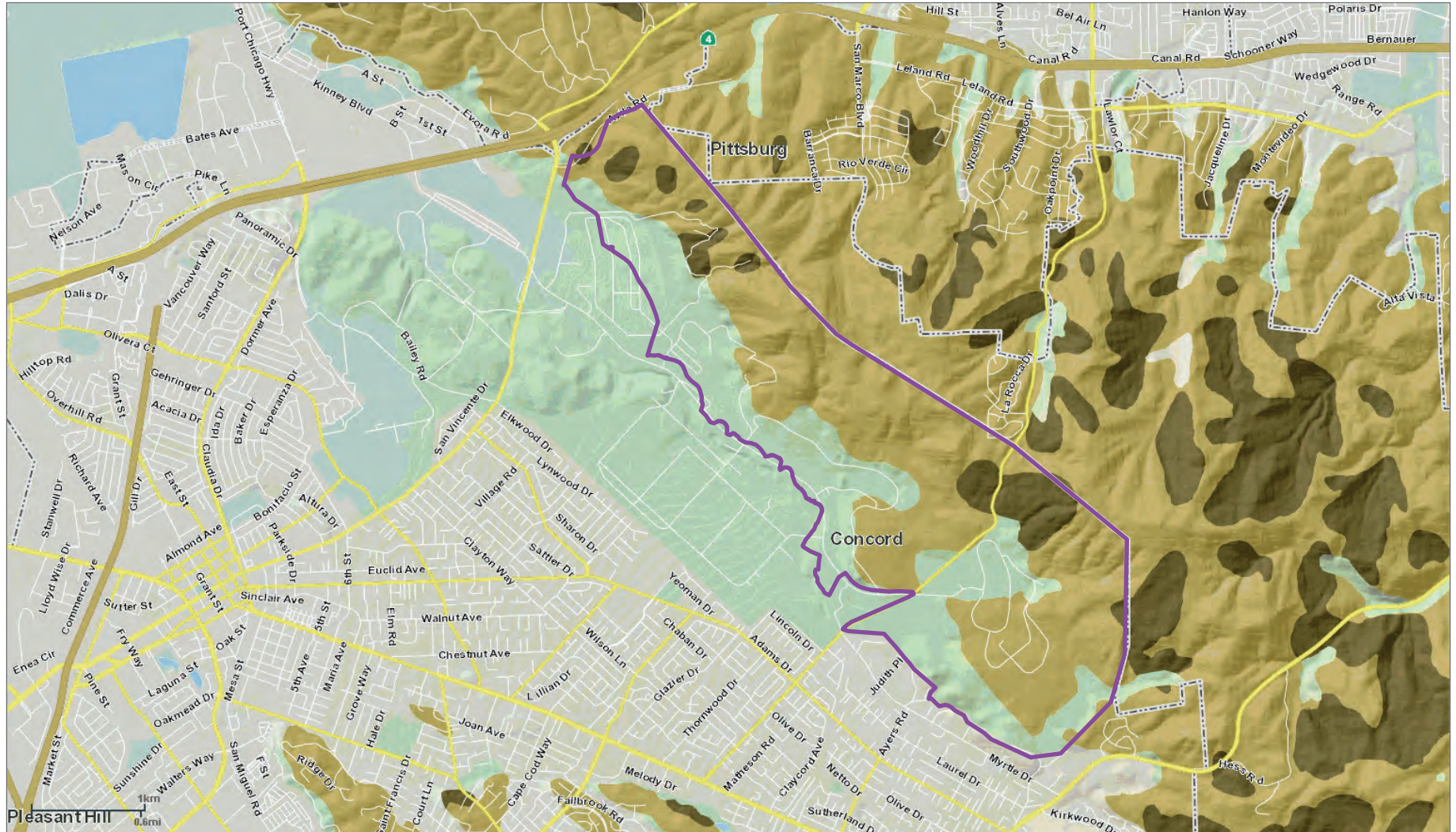
<sup>39</sup> Contra Costa County, 2018, Contra Costa County Hazard Mitigation Plan, page Glossary-4.

<sup>40</sup> East Bay Regional Park District, Fire Weather Information, [https://www.ebparks.org/about/fire/fire\\_weather\\_information.htm](https://www.ebparks.org/about/fire/fire_weather_information.htm), accessed on July 23, 2019.

<sup>41</sup> East Bay Regional Park District, 2010, East Bay Parks Fire Danger Operating Plan and Procedures, revised 2012, page 3.



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Source: ABAG Resilience Program, 2019.

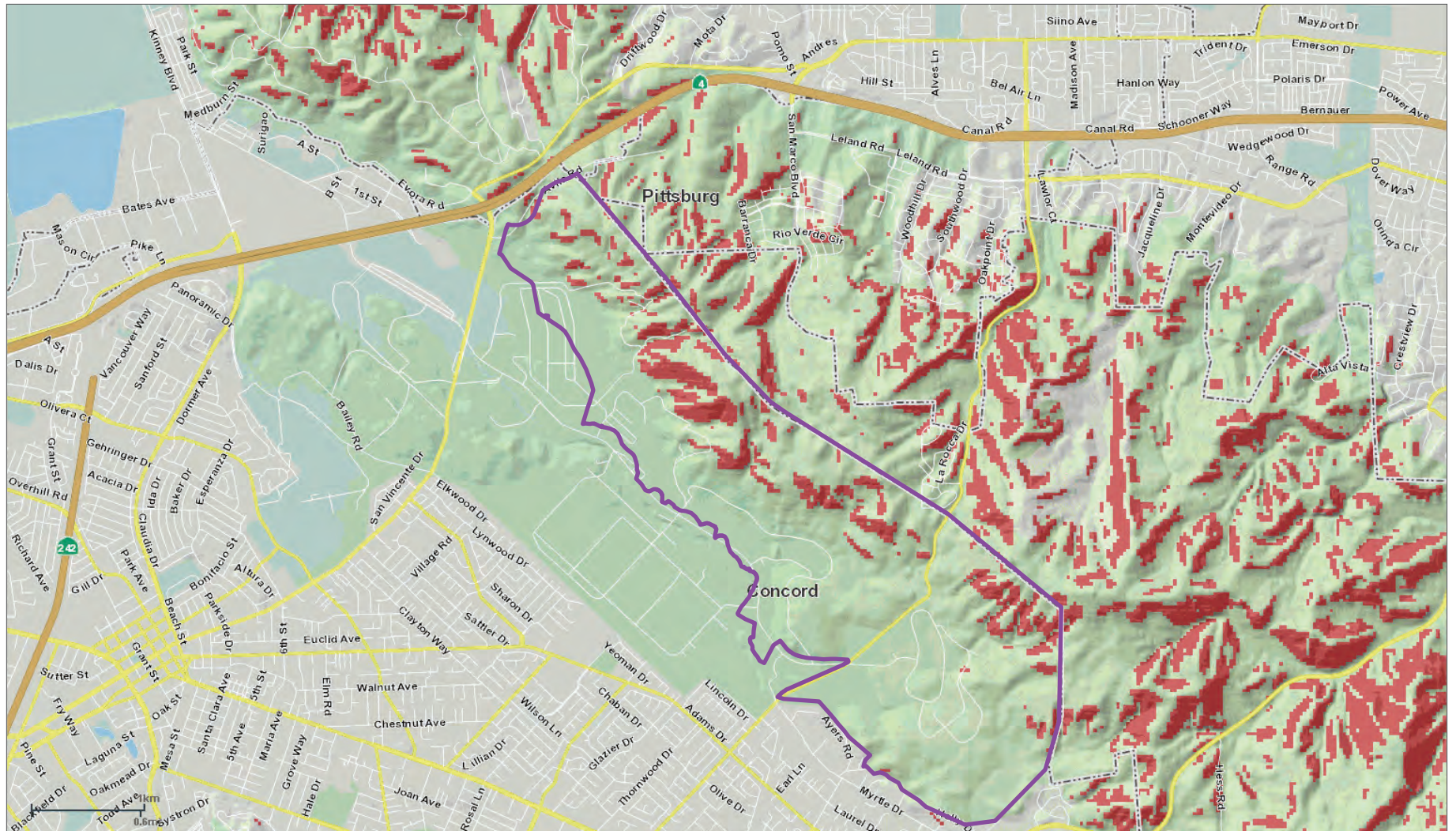
-  Mostly Landslides
-  Few Landslides
-  Approximate Project Site



Figure 4.16-7  
Existing Landslide Distribution



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Source: ABAG Resilience Program, 2019.



-  Potential Debris Flow Source
-  Approximate Project Site



Figure 4.16-8  
Potential Debris Flow Sources



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### **Fire Protection Services**

Fire protection services on and near the project site are provided by the CCCFPD and District. Both agencies are described in further detail in Chapter 4.13, Public Services and Recreation, of this Draft EIR.

#### *Contra Costa County Fire Protection District*

The CCCFPD provides fire and emergency medical services (EMS) to nine cities, including Concord, and the adjacent unincorporated areas within Contra Costa County. In addition to services provided by CCCFPD personnel, the District also maintains automatic mutual aid agreements with all fire agencies in Contra Costa County including the East Contra Costa Fire Protection District, the East Bay Regional Parks District, CAL FIRE, and private industrial companies located within its jurisdiction. These agreements provide the CCCFPD with emergency response assistance on an as-needed basis.<sup>42</sup> Proposed development would be subject to review by the CCCFPD for compliance with adopted emergency response plans. CCCFPD requires adequate access roads and building markings to facilitate emergency response.

#### *East Bay Regional Park District Fire Department*

The District provides fire prevention and protection services to visitors to all 65 District parks. The District employs 46 firefighters and staff. Fire protection facilities in the District are managed by the park operations department and are headquartered at Lake Chabot Road in Castro Valley, with nine substations located in various parks under the District's jurisdiction. The facilities are staffed during the fire season. The District maintains fire engines, as well as helicopters with water dropping capabilities to serve larger-scale wildfire emergencies. The nearest stations to the site are Station Number 3, located at 700 Carquinez Scenic Drive in Martinez, and the Briones Station Number 6, located at 53/63 Alhambra Valley Road in Martinez. The District Fire Department maintains automatic aid agreements with all of its neighboring agencies and participates in the State mutual aid response system in coordination with the California Emergency Management Agency. In addition to fire prevention and protection services, the District Fire Department manages emergency medical services, a hazardous materials program and a search and rescue task force.

#### *First Responder Training Center*

The Concord Reuse Project Area Plan includes the provision of an 89-acre First Responder Training Center which would include training grounds and other facilities required to support regional first responders, which may include the Contra Costa County Sheriff and Fire Departments.

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<sup>42</sup> City of Concord, 2010, Concord Community Reuse Plan Final Environmental Impact Report.

## 4.16.2 STANDARDS OF SIGNIFICANCE

The proposed project would result in a significant wildfire impact if it would be located in or near a State Responsibility Area (SRA) or lands classified as Very High Fire Hazard Severity Zone (VHFHSZ) and it would:

1. Substantially impair an adopted emergency response plan or emergency evacuation plan.
2. Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire.
3. Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines, or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment.
4. Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes.

## 4.16.3 IMPACT DISCUSSION

The standards of significance listed in Section 4.16.2 above apply to projects that are within or near lands within the SRA or lands that are within a VHFHSZ. As shown in Figure 4.16-3, the project site is adjacent to lands to the east and north that are within the SRA. Therefore, the standards of significance in Section 4.16.2 apply to the proposed project.

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<b>FIRE-1</b>	<b>The project would be located near a State Responsibility Area but it would not substantially impair an adopted emergency response plan or emergency evacuation plan.</b>
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The proposed project would create a significant impact if it would substantially impair an emergency response plan or emergency evacuation plan.

Impact discussion HAZ-6 in Chapter 4.8, Hazards and Hazardous Materials, of this Draft EIR evaluates whether the proposed project would impair implementation of or physically interfere with an emergency response plan or emergency evacuation plan. As described under impact discussion HAZ-6, emergency response issues are addressed by the CCCFPD, which requires adequate access roads and building markings to facilitate emergency response.<sup>43</sup> The proposed project would convert existing roads into maintenance roads and emergency response vehicle access. In addition, the proposed project would include dedicated space within the Park Operations and Support Facility (Corporation Yard or Corp Yard) for park patrol and wildfire response teams. Emergency responders with four-wheel drive capacity would be able to utilize the roads and trails in the project site. Additionally, overlooks would be located in flat areas that could accommodate emergency landing of helicopters, if needed. These points would be spaced along the ridge, providing emergency responders access to much of the higher elevations of the

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<sup>43</sup> City of Concord, 2010, Concord Community Reuse Plan Final Environmental Impact Report.



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project site within a short distance. Therefore, there would be a *less-than-significant* impact to emergency response or evacuation.

**Significance without Mitigation:** *Less than significant.*

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<b>FIRE-2</b>	<b>The project would be located near a State Responsibility Area but it would not, due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire.</b>
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Pursuant to the 2015 CBIA v. BAAQMD case, CEQA applies to a project's impacts on the environment and not the environment's impacts on the project, unless the project would exacerbate the environmental hazard.<sup>44</sup> The proposed project would result in a significant impact if it would exacerbate wildfire risks due to site characteristics such as slope, prevailing winds, or vegetation. This analysis focuses on the following potential impacts that the proposed project could create:

- Project grading would have the potential to create new sloped areas.
- The proposed project would not change prevailing winds, but aspects of the proposed project that have the potential to exacerbate wildfire hazards may increase wildfire hazards if prevailing winds would allow the spread of a wildfire.
- As the project site is largely comprised of grasslands, vegetation plantings and management would affect whether or not the proposed project could exacerbate existing wildfire hazards.

## Slope

While the proposed project has been largely designed to minimize extensive grading, site preparation would be necessary for the development of most of the proposed project's recreational facilities. Both paved and unpaved parking lots would require site grading and site preparation to ensure adequate drainage and compaction for vehicular staging. Similarly, grading and site preparation would be necessary at all picnic areas with parking. Minimal site grading would also be needed for picnic areas without parking to ensure adequate access from adjacent trails and flat space for picnic facilities. The demolition of Buildings IA-55, 97, and 87 and their replacement with the new multi-purpose room, Diablo Center, and Caretaker's Residence, respectively, would not require extensive grading as the new buildings would utilize the existing building sites; however, these sites would require grading and site preparation for the new facilities and construction staging. The construction of the new archive building, the amphitheater, and the plaza near the Visitor Center would require similar treatment. Substantial site grading may be required within the Corporation Yard area to fulfill District maintenance needs. It is anticipated that grading would likely occur within the entire area, including the future native plant nursery. Although almost 80 percent of the roads and trails within the proposed Regional Park (project site) would follow existing roads, trails,

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<sup>44</sup> California Supreme Court, 2015, California Building Industry Association v. Bay Area Air Quality Management District, Opinion No. S213478, date filed December 17, 2015.

or rail lines, some new alignments would be necessary. New segments of roads and trails would require site grading and compaction.

The project site contains hilly areas and steep slopes, and the creation of project facilities—including parking lots, picnic areas, construction staging areas, a Corporation Yard, roadways, and trails—would require grading that could create new slopes within the project site. Detailed grading plans and construction drawings for the implementation of the proposed Plan have not yet been developed. Figure 3-7 in Chapter 3, Project Description, of this Draft EIR shows an overview of the proposed Regional Park with existing topographical lines. Figure 3-7 illustrates that trails, roadways, and project features would be located in areas of the project site with steep slopes. In these areas, the grading required to install project features could create new steep sloped areas.

New slopes would not be expected to exacerbate the spread of wildfires within or beyond the project site as they would be limited to the areas directly adjacent to project features. Given the size of the project site and the existing terrain, the newly graded areas would be limited to specific areas as described above and would not change the overall characteristics of the project site. The portion of the project site abutting a SRA is located at the eastern edge, where the project site is dominated by a hilly terrain. The proposed project does not involve the creation of substantial new slopes, but would rather involve grading through areas that are already sloped to create flat spaces for project features and for access throughout the site. In other words, the proposed project would not create new slopes in areas that are currently flat; thus, exacerbating potential runoff conditions. As described above, the proposed Regional Park is designed to minimize the need for extensive grading, as building sites would largely utilize previously developed areas and 80 percent of roadways and trails would follow existing accessways.

Therefore, the significant risk of loss, injury, or death due to slopes would be *less than significant*.

## Prevailing Winds

The windier part of the year is from April to September, with average wind speeds of over 8.4 miles per hour. During this time of year, prevailing winds are from the west. During the calmer part of the year, from September to April, the winds are from the west until November, then are from the north until February, and are from the west from February to April. Given prevailing wind patterns, the windier part of the year aligns with the months of driest precipitation; during this time, prevailing winds are blowing from the west.

As stated above, the proposed project would not change prevailing winds. However, wildfires and fire-related air pollution hazards that could be exacerbated by the proposed project could be spread by prevailing winds. Figure 4.16-3 shows that the project site is adjacent to lands to the east and north that are within the SRA and designated as being within the Moderate and High Fire Hazard Severity Zone. Of particular concern would be on-site wildfire that could occur during the dry season and spread eastward due to prevailing winds toward the SRA.

Section 4.16.1.1 describes plans, policies, regulations, and procedures that help to reduce wildfire risks. The CCCFPD's fire and emergency medical services, the Area Plan principles and policies, and the Concord General Plan policies, Concord Municipal Code requirements, and the Contra Costa County/City of



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Concord Local Hazard Mitigation Plan would reduce wildfire hazards to structures and/or residents and visitors. The District's fire services, Master Plan, Ordinance 38, general conditions, Wildfire Hazard Reduction and Resources Management Plan, in addition to the Fire Danger Operating Plan and Procedures will further reduce the risk of wildfire.

Furthermore, recognition of the growing threat that wildfire smoke poses to public health and safety has resulted in a response led by the United States Forest Service and enhanced through partnership with many other agencies, such as the National Park Service. The Wildland Fire Air Quality Response Program was created to directly assess, communicate, and address risks posed by wildfire smoke to the public as well as fire personnel. The program depends on four primary components: specially trained personnel (called Air Resource Advisors), air quality monitoring, smoke concentration and dispersion modeling, and coordination and cooperation with agency partners. Air Resource Advisors are technical specialists that are trained to work on smoke issues from wildland fire. They are deployed nationwide during large smoke events. Air Resource Advisors are dispatched to an incident to assist with understanding and predicting smoke impacts on the public and fire personnel. They analyze, summarize, and communicate these impacts to incident teams, air quality regulators, and the public.<sup>45</sup>

In addition, the Bay Area Air Quality Management District offers air quality alerts, advisories, and forecasts by email through <http://baaqmdsparetheair.enviroflash.info/>. The Bay Area Air Quality Management District also maintains an interactive online map to view current air quality conditions in the region.

Prevailing regulatory requirements and policies, in addition to air quality response programs would minimize the exposure of people to a significant risk of loss, injury, or death due to prevailing winds and impacts would be *less than significant*.

## Vegetation

Nearly 90 percent of the project site is comprised of California annual grassland. The dominant vegetation types within the remaining 10 percent of the site are oak woodland/savannah and tree plantations. Grassland fires are easily ignited, and during the late summer and fall, natural vegetation is extremely flammable, and wildfire is a serious hazard in undeveloped areas and sites with extensive areas of un-irrigated vegetation.

Although the project site is largely comprised of grasslands, the proposed Plan would introduce management activities through the District that would reduce wildfire hazards from on-site vegetation characteristics. The proposed project would also include several provisions for vegetation management. The proposed project includes a targeted grazing approach to maintain habitat values while controlling vegetation growth. The proposed project would also introduce irrigation to some areas of the project site, in compliance with the California Model Water Efficient Landscape Ordinance. Furthermore, the proposed project includes Management Prescription ACCESS 21, which calls for the District to "Reduce the risk of wildfire by implementing fuels modification projects to mitigate hazards to nearby exposures, following

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<sup>45</sup> US Forest Service, 2018, Wildland Fire Air Quality Response Program, United States Department of Agriculture, <https://www.wildlandfiresmoke.net/>, accessed on August 1, 2019

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best management practices and procedures outlined in the East Bay Regional Park District’s Fire Danger Operating Plan and Procedures (2012) and Wildfire Hazard Reduction and Resource Management Plan (2010).”

Furthermore, the District’s Wildfire Hazard Reduction and Resource Management Plan includes long-term strategies for reducing fuel loads and managing vegetation within District lands. The District’s Fire Danger Operating Plan and Procedures assess weather and fuel status and sets corresponding restrictions to mitigate impacts from vegetation likely to act as fuel for fires. The District also uses data from its RAWS sites to monitor weather elements and season-situational fuels status. This allows the District to make decisions and set restrictions for all of its parks.

Prevailing regulatory requirements and policies, in addition to proposed project design features would minimize the exposure of people to a significant risk of loss, injury, or death due to vegetation and impacts would be less than significant.

**Significance without Mitigation:** *Less than significant.*

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**FIRE-3                      The project would be located near a State Responsibility Area and would require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines, or other utilities) but would not exacerbate fire risk or result in temporary or ongoing impacts to the environment.**

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The project would result in a significant impact if it would involve the installation or maintenance of infrastructure that has the potential to exacerbate wildfire risks (such as roads, power lines and gas lines) or if it would involve the installation or maintenance of risk-reduction infrastructure (such as fuel breaks or emergency water sources), that could create an impact to the environment.

Implementation of the proposed Plan would result in the development of new paved roadways, multi-use trails, and parking areas. Paved areas create an opportunity for vehicles to create accidental wildfires, as dragging chains, dragging vehicle parks, worn brakes, and exposed wheel rims have the potential to create sparks on the roadway. On-site roadways and trails, whether paved or unpaved, could also lead to wildfires as they would provide people with access throughout the project site. Human activities are the leading cause of wildfire, with the three most common types of human-caused wildfires being debris burning, arson, and equipment use. The proposed Plan includes Management Prescription ACCESS 7 which calls for the District to “Close staging areas and public access roads based on seasonal or extended closures, as necessary due to extreme fire danger or other hazards.”

The District’s Fire Danger Operating Plan and Procedures set restrictions on motorized vehicle travel off designated roads based on the growth, drying, and curing cycle of grass. Grass is the principle fuel in which vehicle fires start and spread, and vehicle travel is restricted when drought conditions increase the hazards of grass igniting. Furthermore, the District maintains fire danger levels and corresponding restrictions (as detailed under Section 4.16.1.1). When fire danger levels are “Very High” or “Extreme” vehicles are restricted to driving only on designated roadways. The District closes its parks when both the



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District Fire Department has limited resources to fight fires and the National Weather Service has declared a Red Flag Warning and maintains fire danger information signs at a number of its parks. The signs explain fire danger levels and corresponding restrictions. Furthermore, the District uses data from RAWS sites to make decisions and set restrictions for all of its parks.

On-site agricultural, gardening, and maintenance activities would involve equipment use that could pose an accidental fire hazard. While smoking would be prohibited within the project site (proposed Regional Park), on-site use of grills would be permitted on days when fire risks are not high and on days that are not “Spare the Air” days.

The District measures fuel conditions to assess fire behavior and the effort to contain a fire and sets smoking restrictions in wildland areas based on these conditions. Fire danger levels are also used to set restrictions. When fire levels are “Very High”:

- Smoking is only allowed inside of enclosed vehicles, designated day-use picnic areas, campgrounds, or developed recreational areas.
- Campfires or barbeques are allowed only inside of designated day-use picnic areas, campgrounds, or developed recreational areas. Gas-fueled stoves are permitted in all areas.
- Gasoline-powered equipment (e.g., mowers in rough areas, weed eaters, chain saws, welders and generators) are not allowed outside of irrigated areas, designated campgrounds, or developed recreational areas, unless extra protection fire safety measures approved by the Fire Chief are implemented.

When the fire level is “Extreme”:

- Smoking is only allowed inside enclosed vehicles.
- Open fires, campfires, or barbeques of any type are not allowed. Gas-fueled stoves are permitted in all areas.
- Gasoline powered equipment (e.g., mowers in rough areas, weed eaters, chain saws, welders and generators) are not allowed outside of irrigated areas, designated campgrounds, or developed recreational areas. Maintenance of irrigated areas is permitted. Road grading is permitted provided extra protection fire safety measures approved by the Fire Chief are implemented.
- Contractors may continue working on District lands provided they institute extra protection fire safety measures approved by the Fire Chief. Contractor operations must be directly supervised by a District representative to ensure specified extra protection fire safety measures are implemented.

The proposed Regional Park would provide cooking grills at small picnic areas, and gas stoves would be allowed in designated day-use picnic areas and campgrounds. Based on the District’s existing fire danger restrictions, cooking grills would not be permitted to be used during periods of “Extreme” fire danger. The proposed Regional Park would not include any open fires or campfire pits at any picnic or campsites.

Implementation of the proposed Plan would also require the installation of new electrical connections. Power lines could ignite wildfires if overhead lines fall down and come into contact with vegetation. The District’s Master Plan, Policy PRPT28, recommends that power lines within the Regional Park be relocated

underground. The District, in cooperation with the utility companies, will work to place existing overhead utilities underground (unless so doing conflicts with applicable codes). The District will also seek to avoid the construction of high voltage power lines within all of its parklands.

Operating, and maintaining overhead powerlines would be required to comply with fire safety regulations pertaining to electric utilities including CCR Title 14 Sections 1250 et seq.; and CPUC fire safety regulations.

Implementation of the proposed Plan is also expected to include new gas lines. There will likely be natural gas connection for the Visitor Center Complex, the Diablo Center, the Caretaker's Residence, and the Corporation Yard. It is anticipated that buildings would utilize natural gas for heating and indoor cooking facilities. As described in Chapter 4.15, Utilities and Service Systems, of this Draft EIR, gas service would be provided by Pacific Gas & Electric (PG&E), whose gas transmission pipeline system is operated under an inspection and monitoring program.<sup>46</sup> The system operates in real time on a 24-hour basis, and includes leak inspections, surveys, and patrols of the pipelines. The PG&E Pipeline 2020 program, created in 2010, aims to expand the use of automatic or remotely-operated shut-off valves, catalyze development of next-generation inspection technologies, develop industry-leading best practices, and enhance public safety partnerships with local communities, public officials, and first responders.<sup>47</sup> Compliance with industry standards to ensure safety would be expected to reduce the potential for new gas lines to create a substantial wildfire risk.

The proposed project would maintain the existing water storage tanks on the site for use for fire suppression in the event of wildfire. These tanks would be retained and upgraded as needed to meet or exceed minimum recommendations of the CCCFPD. Although activities to upgrade water storage tanks could create short-term construction-related environmental effects (e.g., noise, dust, traffic, erosion), the work would be subject to compliance with applicable local and regional regulations and standard conditions for new construction related to water lines. In addition, as described in Chapter 4.15, Utilities and Service Systems, of this Draft EIR, Mitigation Measure UTIL-2 would ensure that all water supply utilities are constructed to meet the Contra Costa Water District's requirements and standards. These regulations and best management practices would require the water line construction to minimize dust generation, limit construction noise to daytime hours to limit impacts to sensitive receptors and use modern equipment to limit emissions.

The proposed Plan includes measures to create defensible space around structures. Fire-prone plantings would be minimized on-site and would not be planted in proximity to any structures. The roadways and trails throughout the project site would be managed as fire breaks, including Kinne Boulevard, which could be utilized as a fire break between the project site (proposed Regional Park) and potential future adjacent residential uses within the Concord Reuse Project. The potential environmental impacts associated with future construction on the project site, including roadway and trail construction, are

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<sup>46</sup> Pacific Gas & Electric, 2018, Learn about the PG&E natural gas system, [https://www.pge.com/en\\_US/safety/how-the-system-works/natural-gas-system-overview/natural-gas-system-overview.page](https://www.pge.com/en_US/safety/how-the-system-works/natural-gas-system-overview/natural-gas-system-overview.page), accessed on March 2, 2018.

<sup>47</sup> Pacific Gas & Electric, 2010, News Releases: PG&E Aims to Advance Industry Best Practices, October 12, 2010, [https://www.pge.com/en/about/newsroom/newsdetails/index.page?title=20101012\\_pge\\_announces\\_pipeline\\_2020\\_program\\_for\\_enhancing\\_natural\\_gas\\_pipeline\\_safety\\_and\\_reliability](https://www.pge.com/en/about/newsroom/newsdetails/index.page?title=20101012_pge_announces_pipeline_2020_program_for_enhancing_natural_gas_pipeline_safety_and_reliability), accessed on March 2, 2018.

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evaluated in Chapter 4.2, Air Quality, Chapter 4.7, Greenhouse Gas Emissions, Chapter 4.11, Noise, and Chapter 4.14, Transportation and Traffic, of this Draft EIR.

With the implementation of the District's Fire Danger Operating Plan and Procedures, fire restriction levels, and Master Plan policies, in addition to the Contra Costa Water District's requirements, industry standards, and State regulations impacts from the installation or maintenance of associated infrastructure would be *less than significant*.

**Significance without Mitigation:** *Less than significant.*

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<b>FIRE-4</b>	<b>The project would not expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes.</b>
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Catastrophic wildfire can create favorable conditions for other hazards, such as flooding and landslides during the rainy season. The proposed project would result in a significant impact if—due to slopes, drainage patterns, or post-fire slope instability—it would expose people or structures to significant risks from landslides, debris flows, or flooding.

As shown in Figures 4.16-7 and 4.16-8, the project site does contain areas susceptible to landslides and debris flows. The project site varies from relatively flat to hilly. Landslides, earthflows, and debris flows are relatively common features along the ridges and hillsides of the Los Medanos Hills within the project site boundaries. A number of proposed project features, including trails, staging areas, campsites, the Diablo Center, the Corporate Yard, the Caretaker's Residence, and the Visitor Center Complex would be located downslope of potential debris flow sources. The closest offsite structures to a debris flow source on the project site are residential single-family homes located adjacent to the proposed project at Oakridge Court. However, these offsite structures are generally about a mile away from debris sources onsite. Furthermore, a number of proposed trails, staging areas, campsites, the Caregiver's Residence, and the Diablo Center are located in areas that have experienced many landslides.

With respect to flooding, the proposed trails, staging areas, campsites, the Diablo Center, the Corporation Yard, the Caretaker's Residence, and the Visitor Center Complex would be located downstream of runoff flowing down the slopes of the Los Medanos Hills. Residences off-site are located 0.8 miles downstream of the foothills of Los Medanos Hills.

In addition to fire hazard regulations and policies described under impact discussion FIRE-2, regulations and programs are in place to avoid the risk from flooding and landslides. Furthermore, the areas of improvement as described in impact discussion FIRE-2 would not create new slopes thus exacerbating any potential post-fire slope instability.

The purpose of the National Resource Conservation Service's Emergency Watershed Protection program is to undertake emergency measures for runoff retardation and soil erosion prevention to safeguard lives and property from floods and the products of erosion on any watershed whenever a wildfire causes or has caused a sudden impairment of the watershed. Emergency Watershed Protection program funds address erosion related watershed impairments by supporting activities such as removing debris from stream