

# San Francisco Bay Conservation and Development Commission

455 Golden Gate Avenue, Suite 10600, San Francisco, California 94102 tel 415 352 3600 fax 415 352 3606

May 25, 2017

**TO:** Design Review Board Members

**FROM:** Lawrence J. Goldzband, Executive Director (415/352-3653; [larry.goldzband@bcdc.ca.gov](mailto:larry.goldzband@bcdc.ca.gov))  
Andrea Gaffney, Bay Design Analyst (415/352-3643; [andrea.gaffney@bcdc.ca.gov](mailto:andrea.gaffney@bcdc.ca.gov))

**SUBJECT: DRB Comment Letters**

Following the April 17, 2017 Design Review Board (DRB) meeting there has been a series of communications and public meetings to which BCDC has not been involved, but has received comments. These meetings and comments received are summarized below:

1. Stakeholder Meeting (April 24, 2017): East Bay Regional Park District (EBRPD) met with the members of the public who spoke at the April 17, 2017 DRB meeting.
  - One comment received by BCDC included herein
2. EBRPD submitted a memo outlining their responses to the DRB comments. (May 8, 2017)
  - Six comments received by BCDC included herein
3. City of Albany (City) Meeting (May 16, 2017): The City facilitated a meeting with EBRPD and the public to discuss the project. An alternate plan referred to as the “Community Plan” or the “Susan Moffat” plan was presented.
  - Nine comments received by BCDC included herein
4. City Special Meeting (May 23, 2017): The Albany City Council met and adopted a resolution to provide the land for parking along Buchanan Street.
  - 15 comments received by BCDC included herein
5. Forthcoming Water Trail Meeting (June 2, 2017): the Water Trail will consider the designation of the Albany Beach as a Water Trail site. It is likely that more comments will be received before and following this meeting.

**Subject:** Re: Albany beach development  
**Date:** Thursday, May 25, 2017 at 2:05:24 PM Pacific Daylight Time  
**From:** Hanna Miller  
**To:** Gaffney, Andrea@BCDC

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**From:** andrew sullivan <[a\\_e\\_sullivan@yahoo.com](mailto:a_e_sullivan@yahoo.com)>  
**Date:** Friday, April 21, 2017 at 3:59 PM  
**To:** Andrea Gaffney <[andrea.gaffney@bcdc.ca.gov](mailto:andrea.gaffney@bcdc.ca.gov)>  
**Subject:** Albany beach development

Andrea,

I attended the recent SFBCDC meeting in SF to review plans to develop the beach at Albany waterfront. In addition to using the beach almost daily with my kids to walk our dog, paddle board, kayak and clean-up, I also represent a few hundred local Kiteboarders who enjoy access to the beach.

I realize that the project is in its very late stages and that a mountain of work has been done to accommodate so many different interests, so I want my comments to be seen in the context of appreciating the difficulty--from a design and political perspective--of reaching the point it has reached. I do, however, feel that one of the key issues that creates conflicts with the Kiteboarders interests can be avoided and greatly enhance the experience of visiting the waterfront.

The issue I raised at the meeting regards ensuring the space to safely launch and land our kites. This is currently not a problem, as we use the ample space of the existing GGF parking lot next to the beach. We share this space with cyclists, runners, cars, dogs and people. The proposed design, while improving the area in many ways, physically and formally divides the space to make launching and landing unsafe and nearly impossible. The current design will force kites to launch and land beyond the wood pylons that will form the eastern border of the road and parking lot or try to launch from the narrow band of sand at the the southern corner of the new beach. I would be happy to meet with your group at the beach or at your office to review this in detail, but let me quickly explain the process of landing and launching and describe why the existing design will create serious hazards for kites and the public:

Spring, summer and early fall winds generally blow from the West/Northwest, although the winds can blow from the S/SW as well as the North on occasion. In addition to the changes in general wind directions, winds often swirl in the cove. The variation in wind directions and the unpredictability of wind directions within the cove mean that you cannot assign a narrow

swath of space for kite landing and launch, as a shift in wind will require the kiter to land the kite in a very different direction than the original launch point. Also, the kite lines must be fully extended to both land and launch the kite. Think of drawing a semi-circle with a compass: the anchor point would be the kiter and the distance from the anchor point to perimeter of the semi-circle would be ~30 meters. Most kite lines are about 25 meters and the launching devices and kite account for another 5 meters. And that's if everything goes as planned, but occasionally things don't and you need additional space to account for kite that must be released or de-powered to avoid a dangerous situation (this can be caused by big gusts, sudden lulls, equipment failure, etc.).

Even if the beach accommodated for this type of space, it's not necessarily the best/safest place to launch and land. I initially got involved with representatives of the effort to improve the beach to better educate visitors and dog-owners about how to behave around kites (for instance, approaching a downed kite can be dangerous if you don't know what you're doing) and to better educate kites new to the beach about safety protocols. As the beach is more recognized for the great winds it provides and as more people recognize the beach for the unique views and accommodating sands, we will certainly have more kites and more people and dogs on the beach. Even advanced kites run into problems landing and launching and a kite rolling across the beach with a thousand pounds of tension on a thin kevlar line isn't a scenario we want to encourage.

Given the physical barriers created by the location of the Bay Trail, the parking lot and some of the poles/gates to direct traffic, the only safe space to launch and land will then be the GGF parking lot east of the development area. First, GGF may not like this and the use of that space is constantly shifting (trucks are sometimes parked there, cars are often parked there on busy days, etc.). Secondly, as I mentioned, the farther away one gets from the beach the more unstable the wind becomes. I've experienced dramatic wind-holes in that area, so the likelihood of a problem during launch or landing increases. Finally, walking through the parking lot and then past the Bay Trails with a fully powered kite or a in shifty winds is dangerous. Based on the existing plans and the overall goals as I understand them, the best solution would be to locate parking further north and create an ample grassy green (as I noted, Mission Bay has done a nice job in this regard) that would allow pic-nics and general play while creating space for kites.

Again, apologies for injecting issues so late into the process but I'd love to find ways to keep kiting at the beach and keep it safe for everyone. As I mentioned, I know many beach-goers really enjoy the dynamism, beauty and dramatic crashes that kites bring to the waterfront and I'm willing to work hard and constructively to help find a solution. Please let me know if you'd like to discuss any of these issues to better understand them and, as I said, I'm happy to demonstrate launch and landing so that you can fully understand the process. I grew up near this beach and I use it extensively through all seasons and conditions--hence I know the beach and it's general setting very well. I can be reached at this email address or by phone at 415.740.8913.

Thanks,

Andrew Sullivan  
511 Carmel Ave.  
Albany, CA 94706

**Subject:** Re: letter from the Bay Area Sea Kayakers regarding the design at Albany Beach, Albany CA  
**Date:** Friday, May 5, 2017 at 9:33:31 PM Pacific Daylight Time  
**From:** Sara L. Tobin <tobinsl@stanford.edu>  
**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>  
**CC:** Penny Wells <kayakqueen@msn.com>, Colton, Tom <tolton@berkeley.edu>, Ellen Simms <northstreetpaddler@gmail.com>, Fleming, Sharon <sfleming@berkeley.edu>, Elizabeth Rowell <elizabeth@elizabethrowell.com>, Schanck, Gordon <zeerover@sbcglobal.net>, Kroll, David <krolldaveb@aol.com>, Steve Goldfinger <steve@ecomind.net>, Larry Moss <lmossca@comcast.net>

Dear Andrea,  
Thank you for letting us know about the design review. Could you please confirm the location of the meeting?  
Thank you very much,  
Sally Tobin

On May 5, 2017, at 12:48 PM, Larry Moss <lmossca@comcast.net> wrote:

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**From:** "Andrea@BCDC Gaffney" <andrea.gaffney@bcdc.ca.gov>  
**To:** "Larry Moss" <lmossca@comcast.net>  
**Cc:** "Grace@BCDC Gomez" <grace.gomez@bcdc.ca.gov>, "Hanna@BCDC Miller" <hanna.miller@bcdc.ca.gov>, "Patrick Miller, landscape architect" <ptmiller@aol.com>, "Karla Cuero, EBRPD" <kcuero@ebparks.org>, "Jeff Peters, Questa Engineering" <jpeters@questaec.com>  
**Sent:** Friday, May 5, 2017 11:16:40 AM  
**Subject:** Re: letter from the Bay Area Sea Kayakers regarding the design at Albany Beach, Albany CA

Thank you for your feedback concerning the Albany Beach Restoration and Bay Trail Implementation project. The second review of this project by BCDC's Design Review Board is scheduled for June 5th, 2017. Your comments have been noted and will be provided to the DRB members. You can also attend the meeting on Monday June 5th to speak during the public comment period for the project. If you would like to speak at the meeting, please plan to arrive at the start of the meeting (5:30pm) and submit a public comment card on this issue.

We will add your email address to the interested parties list so that you will be notified when the staff report and exhibits are posted to our website.

Kind Regards,  
**Andrea Gaffney**  
Bay Design Analyst  
San Francisco Bay Conservation and Development Commission  
455 Golden Gate, Suite 10600  
San Francisco, CA 94102

415.352.3643 Direct  
415.352.3600 Main  
415.352.3606 Fax

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**From:** Larry Moss <[lmossca@comcast.net](mailto:lmossca@comcast.net)>

**Date:** Thursday, May 4, 2017 at 6:05 PM

**To:** Andrea Gaffney <[andrea.gaffney@bcdc.ca.gov](mailto:andrea.gaffney@bcdc.ca.gov)>, "Miller, Hanna@BCDC" <[hanna.miller@bcdc.ca.gov](mailto:hanna.miller@bcdc.ca.gov)>, "Patrick Miller, landscape architect" <[ptmiller@aol.com](mailto:ptmiller@aol.com)>, "Jeff Peters, Questa Engineering" <[jpeters@questaec.com](mailto:jpeters@questaec.com)>, "Karla Cuero, EBRPD" <[kcuero@ebparks.org](mailto:kcuero@ebparks.org)>

**Subject:** letter from the Bay Area Sea Kayakers regarding the design at Albany Beach, Albany CA

Dear Andrea, Hanna, Patrick, Jeff and Karla:

I am writing you with an attached letter from my kayaking club, BASK. We have over 550 members, many who have used Albany beach. The attached letter was written by those of us who live in the East Bay and have been regular users of the beach. The letter is perhaps a bit late in the game, only because we have not been asked to participate, even though we represent the vast majority of kayakers in the Bay Area.

We applaud the plans to upgrade the Albany Beach. However, we are surprised, considering EBRPD's master plan to include partners and users, that the kayaking community was not notified of the proposed changes. Our needs are not foreseen by those who haven't driven to, loaded, and unloaded and launched a kayak. Hence, we believe that the lack of including kayakers has created a mistaken perception on how your plan would work for kayaking. It is unrealistic to expect a kayaker to load or unload in 10 minutes or to kayak to a destination in the Bay in 2 hours. These would drive us away from using the Beach, not engage us in doing so.

Please see the attached letter from us.

I would be glad to participate in the development of this site. You may contact me or Penny Wells, who is well known for representing kayaking issues for this and other kayak development infrastructure around the Bay.

Larry Moss, past President Bay Area Sea Kayakers (BASK)  
510 504 8764.



May 4, 2017

Andrea Gaffney, BCDC Design Analyst [andrea.gaffney@bcdcc.ca.gov](mailto:andrea.gaffney@bcdcc.ca.gov)  
Hanna Miller, BCDC Permit analyst [Hanna.miller@bcdcc.ca.gov](mailto:Hanna.miller@bcdcc.ca.gov)  
Patrick Miller, landscape architect [ptmiller@aol.com](mailto:ptmiller@aol.com)  
Jeff Peters, Questa Engineering [jpeters@questaec.com](mailto:jpeters@questaec.com)  
Karla Cuero, EBRPD [kcuero@ebparks.org](mailto:kcuero@ebparks.org)

We are writing on behalf of the Bay Area Sea Kayakers, BASK, whose members have often used the Albany Beach as a kayak launch and landing site. We appreciate EBRPD's and your company/agency's efforts to design the Albany Beach site for kayak access. We are concerned about the practicality of the plan for kayaking.

We currently enjoy launching our kayaks from Albany Beach for trips to Angel Island, Treasure Island, China Camp, Red Rock and other destinations on trips that can last from 4 to 7 hours.

We currently have good access to the beach by parking in the Golden Gate Fields parking lot west of the bollards, which is generally accessible from Gilman and occasionally from Buchanan. On race days we pay to park; on other days it is generally free.

We are concerned that the proposed plan may actually reduce kayak access compared to the current situation, in which kayakers can park on the Golden Gate Fields parking lot (by paying or by being allowed free access on non-race days) immediately next to the beach. Experience with parking at GGF has been erratic so it is difficult to predict if optimal parking on their lot could be arranged.

Will there be limits on the number of hours one can park in the 12 new spaces? In the following comments, we assume there are no limits on the length of parking other than no nighttime parking.

The proposed plan includes only 12 day-use parking spaces by the beach, which are likely to quickly fill at a destination that will only become more popular with the planned improvements. Thus, kayakers will likely need to seek parking in the existing parking area along Buchanan Street. We might use the 10-minute parking to unload gear, but unloading a kayak and gear takes more than 10 minutes. Further, the parking along Buchanan Street is limited to 2 hours, but our kayak trips often last 4 to 7 hours. Thus, we would effectively be closed out of this kayaking venue.

We might try to park in the Golden Gate Fields parking lot, but it looks as if that would require wading through the swale or climbing a rail to get back to our kayaks. It might also require getting on the freeway to enter by Gilman on days when the Buchanan entrance to Golden Gate Fields is closed.

We would like sufficient long-term (4-7 HOUR) parking spaces within a reasonable distance of the beach. Would it be possible to locate a larger number of long-term parking spaces on City-owned land north of Buchanan Street? We would prefer the certainty of more spaces at a location where you can see all the spaces at once rather than scattered parking.

If long-term day-use parking were available on Buchanan Street, we could place our kayaks on wheels as we often do and roll them along the existing Albany Waterfront Trail to the beach. Although the distance to the beach would be longer than in the proposed plan, it would be more certain and less congested. (In this scenario we would still like to see a drop-off location close to the beach (e.g., half-hour or 20-minute parking at the western end of Buchanan St.). In this case, the currently proposed 12 spaces, access road, and turnaround could be eliminated to increase recreational area and maximize the extent of the swale.

We have spoken with representatives of other user groups and hope that a happy compromise can be reached that meets the needs of everyone

Thank you for your consideration.

Members of BASK and users of Albany Beach.

Larry Moss, Sally Tobin, Ellen Simms, Tom Colton, Penny Wells, Barbara Williamson, Godon Schanck, Jim Ham:

Thursday, May 11, 2017 at 1:16:26 PM Pacific Daylight Time

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**Subject:** Albany Beach Restoration and Public Access Project at Eastshore State Park

**Date:** Wednesday, May 10, 2017 at 9:33:20 AM Pacific Daylight Time

**From:** F. Jea. <frjeanneau@gmail.com>

**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

Dear Andrea,

My name is Francois Jeanneau; I kitesurf regularly at the Albany beach.

I have reviewed the latest plan or the restoration plans. The proposed designs not only compromise, but effectually prohibit the existing use of the beach by kites by eliminating the required space to launch and land kites safely. It seems to me that the creation of a grassy field in place of the parking turn-around elegantly solves this problem.

I would appreciate if you could take this into consideration for the final design.

Best regards

Francois

**Subject:** BCDC Permit Number 2014.005.01 Albany Beach Restoration and Public Access Project at Eastshore State Park

**Date:** Wednesday, May 10, 2017 at 12:47:02 PM Pacific Daylight Time

**From:** 1956madworld@gmail.com <1956madworld@gmail.com>

**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

Hello,

Based upon my review of the plan documents the underlying legislation, and the content of California's Comprehensive Coastal Management Program, I believe that the inconsistencies between the public access proposed in the plan and that mandated by the various State programs constitutes a significant impact as generally defined under the California Environmental Quality Act.

The plan as currently constituted does not provide enhanced windsurfing, kite-boarding access to the Albany Bulb, the only location suitable for improving access for windsurfing, Kite-boarding.

The Bay Trail extension is effectively a prohibition on kite-boarding at the 'Racetrack' site located in Albany behind Golden Gate Fields. The current design removes the required open space from the existing environment and how the designs will result in increased traffic congestion and negatively impact other options that we might have (such as using the existing Golden Gate Fields parking lot as a launch and landing space). - the gates on either side of the Bay Trail to prevent cross-traffic effectively removes that space from use as a passage to the beach or launch space.

While the design proposes to enlarge the beach, it also proposes to fence off a section of the dunes with a 4 foot-high fence that might prove to be hazardous to the launching of kites. While 20 new spaces are proposed, in addition to the 40 spaces now available on Buchanan Street, only 13 of those spaces are available for the length of time kite-boarding and kayakers would be out on the Bay. There are only 12 spaces for the public. 4 are for handicap and 4 are for loading. Currently, there are 30-40 cars parked in locations that will no longer be available for parking. So the 12-20 spaces is already a net loss.

The direction of traffic and parking into the current open space of the parking lot (where almost all launch and landing occurs) will remove that as usable space (note that the bollards (or wooden pylons) that form the barrier between the beach lot and the GGF parking lot remain and there will likely be a fence between the bollards as well, meaning we won't be able to launch in the GGF and walk our kites to the beach

The proposed designs not only compromise, but effectually prohibit the existing use of the beach by kite-boarders by eliminating the required space to launch and land kites safely.

The creation of a grassy field in place of the parking turn-around elegantly solves this problem.

However, the failure to recognize extant recreational activities goes much further, ignores established legislative direction, and constitutes a significant impact on its face. This letter is submitted on behalf of recreational users, including windsurfers, kite boarders and kayakers, which must reach the shoreline with our equipment in order to have the recreational access that is mandated under the State law creating this park. The plan is presently considering measures to restore habitat in areas where such restoration will, in fact, preclude public access. The EIR must, therefore, analyze the impacts of those land use designations, and consider alternative land use designations. Where the plan appears to conflict with established State policy, the EIR must show that compliance is not feasible or provide an overriding circumstances rationale.

#### **ACCESS TO THE WATER FOR NAVIGATION HAS CONSTITUTIONAL STANDING IN CALIFORNIA**

Section 4 of Article 10 of the California Constitution provides:

No individual ... shall be permitted to exclude the right of way to such water ... or obstruct the free navigation of such water; and the Legislature shall enact such laws as will give the most liberal construction to this provision, so that access to the navigable waters of this State shall always be attainable for the people thereof. (emphasis added)

In any weighing of competing interests in the shoreline, the recognition in the Constitution that navigational access, including access to the shoreline to launch a craft, is a fundamental right must be given great weight.

**BOTH THE FEDERAL COASTAL ZONE MANAGEMENT ACT AND THE MACATEER-PETRIS ACT MANDATE INCREASED ACCESS FOR WINDSURFING AND KAYAKING**

Section 303(2)(D) of the Coastal Zone Management Act of 1972 calls for states to develop coastal management programs that provide "...priority consideration ... to coastal dependent uses and orderly processes for siting ... facilities related to ... recreation." In California, this provision is implemented through the McAteer-Petris Act, the parent legislation for the regulatory programs of the Bay Conservation and Development Commission. Various policies under that Act apply, including Section 66605, which gives "water-oriented recreation" priority consideration, and Section 66602 that declares that uses such as "water-oriented recreation" are "essential to the public welfare of the bay area." The latter section also includes the legislative finding that "existing public access to the shoreline and waters of the San Francisco Bay is inadequate and that maximum feasible public access, consistent with a proposed project, should be provided. (emphasis added)" This provision must be read in conjunction with the constitutional mandate cited above.

Without doubt, kite-boarding windsurfing and kayaking are coastal dependent and water-oriented recreational uses that warrant priority consideration in planning."

Thank You

Jeffrey Finn

# Albany Beach - Bay Trail and proposed parking area

Karen & Eric Larson <larsonke@sbcglobal.net>

Mon 5/15/2017 11:58 PM

To:Citycouncil <citycouncil@albanyca.org>; Gaffney, Andrea@BCDC <andrea.gaffney@bcdcc.ca.gov>;

Cc:Susan Moffat <moffat.susan@gmail.com>;

Greetings!

I am very excited to see that the Bay Trail connector is moving forward near Albany Beach, behind Golden Gate Fields.

I was less excited to see that there are plans to pave the current gravel parking area which the EBRPD is acquiring from Golden Gate Fields.

I would like to ask that you consider using the alternate proposal which allows for more reclamation of the parking lot by the beach area ("Alternative Multi-User-Generated Concept Plan.") I believe there should be more park space and less pavement.

Thank you for your consideration,  
Karen Larson

Larsonke@sbcglobal.net  
971 Curtis St.  
Albany, CA 94706

# albany bulb plan

brent king <bkbhki@gmail.com>

Mon 5/15/2017 8:56 PM

To: Gaffney, Andrea@BCDC <andrea.gaffney@bcdcc.ca.gov>;

Hi i am an albany resident and i use the beach at the racetrack to kiteboard on a regular basis. The current plan does not provide the needed space to launch and land my kite safely. please consider the alternate plan to not have the car turnaround and have a grassy area there instead also to remove the gates along the trail so beach access would be safer. Please note that this is a well used location for our sport and this current plan would be much more dangerous for us and i would hate to see a fatality because these concerns were not taken seriously. Unfortunately i will not be able to attend the meeting as i am working at the hospital that night.

thank you very much

Brent King CNOR

955 cornell av albany ca 94706

# Albany Bay Trail and Beach Restoration

Anni Tilt <anni@arkintilt.com>

Tue 5/16/2017 10:10 AM

To:citycouncil@albanyca.org <citycouncil@albanyca.org>; Gaffney, Andrea@BCDC <andrea.gaffney@bccdc.ca.gov>;

To whom it may concern:

As an Albany resident, an architect focused on sustainable design, and frequent user of the "Bulb" I am very interested in this project. I have reviewed the current plan for the Albany Bay Trail/Beach Restoration project, and, while the plan is an improvement on the current conditions, I much prefer the alternative multi-user generated plan (hand drawn, dated 16 May 2017). There are a few ADA and possible drainage issues that need to be worked out, but limiting the paving and concentrating the parking makes sense. I think a rustic fence (driftwood and metal screen?) that keeps the dogs out of the vegetated dunes would allow vegetation restoration while visually being in keeping with the natural setting of the beach.

Thank you for your time  
Sincerely

Anni Tilt

**ARKIN TILT ARCHITECTS** Ecological Planning & Design

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Berkeley, CA 94710  
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# New Waterfront Plan Looks Good - To be presented tonight

Douglas Seiler <Doug@winstonproperty.com>

Tue 5/16/2017 11:47 AM

To: Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>;

Dear Andrea, the current East Bay Park plans for the Bay Trail Extension at Albany Waterfront eliminates the open space required to safely launch and land our kites. Many of us have been kiting there for many years and it is an important waterfront use for lots of people.

I have recently looked at a new design that will be presented at tonight at the City of Albany meeting. This is a far superior plan that will meet the needs of hundreds of bay area kites.

Please consider this superior plan. If they need help planting trees, let us know.

Sincerely,

Douglas Seiler

Main: 415-595-9664

Federal National Mortgage License # 234144  
California Real Estate Broker # 00666690



# Albany beach

Michael Larrick <mjlarrick@yahoo.com>

Tue 5/16/2017 7:56 PM

To: Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>;

Please allow more room for Mother Nature and less for concrete.  
San Francisco Bay has been filled on by nearly 50% since the Native People lived here.  
I beg you to expand our estuaries and keep Albany Beach as natural as possible.  
Thank you ,  
Michael Larrick

Sent from my iPhone

# BCDC Permit Number 2014.005.01 Albany Beach Restoration and Public Access Project at Eastshore State Park

Kirk van Druten <kirk@lansharks.net>

Wed 5/17/2017 11:13 AM

To: Gaffney, Andrea@BCDC <andrea.gaffney@bcdcc.ca.gov>;

Cc: Alex Black <alexblack444@icloud.com>; Chris Beech <ibeechman@me.com>; Lori Sebastian <lori@blendmarketing.com>; Bob Stevens <bob@415it.com>; Reed Carter <reedcarter@comcast.net>; Erin Loscocco <erin@loscocco.com>; John Weaver <jweaver@cropsourceint.com>; Sander Caldwell <sandercaldwell@gmail.com>; Andy Cain <andrewcain22@gmail.com>; TJ Haines <purewatersports@yahoo.com>; ino kite <kiteino@gmail.com>; Glenn Reiss <glenn@vaportech-services.com>; Yuri Reiter <yurireiter@gmail.com>; Nick Vandehey <nickvandehey@gmail.com>; Jesse Stewart <jesse@boardsportsschool.com>;

Dear Andrea,

I have been involved in the East Bay kitesurfing community for nearly 10 years and I understand the recent plans for the Albany beach restoration area are progressing.

As noted several years ago when I attended one of the meetings regarding kiteboarding and other water user's access to the area behind Golden Gate Fields (known to kiteboarders at "The Track"), I am one of a number of East Bay residents who consider this my "local" launch. I live in the Oakland hills and depend on safe, unencumbered access to the bay waters for kitesurfing there in Albany.

It has come to my attention that there are currently 3 plans up for discussion. I urge you to listen to the recommendations of the local kiteboarding community and implement the plan(s) which allow for safe kiteboard launching, without the dangers of light poles, benches or fences in/around the area where kites may be launching.

Many thanks for your efforts on this project,

Kirk out

Kirk van Druten -----> [kirk@lansharks.net](mailto:kirk@lansharks.net)  
LANsharks Consulting -----> <http://www.lansharks.net>  
510-601-KIRK -----> (510-601-5475)

\*\*\*I see more hard drive failures than I'd care to think about. Have you backed up your machine today?\*\*\*

**From:** pat brock <[patbrock55@hotmail.com](mailto:patbrock55@hotmail.com)>

**Date:** Wednesday, May 17, 2017 at 2:42 PM

**To:** Reception <[reception@bcfdc.ca.gov](mailto:reception@bcfdc.ca.gov)>

**Subject:** Albany Beach

Attention Commissioners:

I was reading in *The East Bay Times* about your consideration for uses at the Albany Beach. I would like to bring to your attention that the dog situation is out of control at the beach and many citizens avoid going there for fear of being attacked by a dog. I had a dog jump on top of me from behind. The owners told me I did not belong sitting on the beach. I witnessed a family with a small child and elder leave the beach within 10 minutes of arrival because a swarm of dogs was bothering them. Voice control by owners is totally unrealistic for most animals because their owners appear not to have the necessary skills to maintain control of their pets. Dogs running all over the beach are not under control.

If your Commission has any influence regarding dogs on the Albany Beach I hope you will investigate the problem and make it a safe enjoyable experience for the whole community. There is a dedicated beach for dog use a short distance away at Point Isabel.

Thank you for your consideration of this matter.

Pat Brock

**Subject:** Support for kitesurfing at Albany beach

**Date:** Friday, May 19, 2017 at 1:20:25 PM Pacific Daylight Time

**From:** T.J.Kniveton <tj@kniveton.com>

**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

Ms. Gaffney,

I was not able to make the meeting on Tuesday, however, I did read the comment and response document you published. I wanted to comment that I have used the "Racetrack" beach for kitesurfing in the past, and I support the alternative plan which was presented on Tuesday, so that launching and landing can be supported in a safe and effective manner. Kitesurfing is a legitimate and popular sport practiced at beaches around the Bay, and the SF Bay Area is well known for excellent conditions for kitesurfing. I hope that your city planners and park designers will take this into account. Kitesurfing can be practiced safely and in harmony with other general beach uses — it's no different than bicyclists or rollerbladers safely riding on bay trails, which can be done in a safe manner with pedestrians around.

Please don't limit or create hazards for kitesurfing in your new plan, it would be a major bummer and a loss for Albany to exclude kitesurfers from this site.

Thanks,  
T.J. Kniveton

**Subject:** Urgent: Albany Beach Bay Trail Plan

**Date:** Monday, May 22, 2017 at 10:39:28 AM Pacific Daylight Time

**From:** Andrew Sullivan <a\_e\_sullivan@yahoo.com>

**To:** citycouncil@albanyca.org <citycouncil@albanyca.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>, kcuero@ebparks.org <kcuero@ebparks.org>, wdotson@ebparks.org <wdotson@ebparks.org>

I am an Albany resident and I frequently use the beach at the Albany shoreline for various activities: kite surfing, paddle boarding, dog walking, kayaking and jogging. My 12-year-old daughter, Flora, is also an avid kite surfer and is working to gain the skill to join me at the beach. Between my personal use and the time I spend with my family there, I visit the beach nearly every day and often more than once. Not only is this a unique and critical location for our sport, kites also make the beach a destination for many who come to watch us sail.

I am writing to express my deep concerns about the current plans to develop a driveway and parking lot directly in front of the beach. The current design will create heavy car traffic in this area and barriers to launching which prevent the existing use of this location by kites. I attended meetings with park planners on April 24 and at Albany City Hall on May 16. I appreciate that the park district has moved the turnaround slightly north in a new version of the plan. However, this new version is still unworkable for kite surfers. From the point of view of all users, it unnecessarily turns what should be open space into pavement.

Susan Moffat and Hugo Larman have worked with community members to develop an alternative plan that addresses the needs of all users more effectively than the current EBRPD design and their proposed solution has the support of current users. Their plan, however, requires that Albany alter the existing parking lot along by Buchanan to absorb the spaces in the EBRPD plan. The park district has expressed their willingness to adjust the parking requirement if Albany can absorb the spaces on Buchanan.

I urge the city to act on this request in order to prevent the implementation of a design that unnecessarily compromises both the use and the aesthetics of the beach. I urge BCDC not to approve this plan until a better configuration of parking and open space can be achieved. I thank EBRPD for their work on this project and ask that they please find a design that will not eliminate kitesurfing at this location.

Andrew Sullivan  
511 Carmel Ave  
Albany CA  
415.740.8913

**Subject:** Albany Beach and Bay Trail

**Date:** Monday, May 22, 2017 at 9:55:16 PM Pacific Daylight Time

**From:** Hugo Larman <larman.landscape@gmail.com>

**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

**CC:** Susan Moffat <moffat.susan@gmail.com>

Dear Ms. Gaffney,

I am writing in support of the alternative community plan for the Albany Beach and Bay Trail which would provide City of Albany land for parking in the area north of Buchanan Street. I worked with Susan Moffat and other community members to draft the alternative plan, which I believe will maximize the unique character of this exceptional site and provide greater recreational use. Under the alternative community plan, we will have more open space rather than pavement. I would also like to draw your attention to the fact that although the Park plan shows some green spaces between the designated trails, because there is no water available for irrigation, in reality these spaces will not be green, and therefore will not be as aesthetically pleasing as portrayed. The alternative community plan proposes enlarging the sand area which in addition to providing recreational use, will be functional without irrigation.

Thank you for your time and consideration.

Hugo Larman  
Landscape Architect

**Subject:** Please support the alternate community plan for Albany Beach and the Bay Trail

**Date:** Tuesday, May 23, 2017 at 11:18:24 AM Pacific Daylight Time

**From:** Mary Barnsdale <marybarnsdale@att.net>

**To:** Citycouncil <citycouncil@albanyca.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>, kcuero@ebparks.org <kcuero@ebparks.org>, wdotson@ebparks.org <wdotson@ebparks.org>

Dear Albany City Council, BCDC, and EBRPD,

This note is to urge you to support the alternate, community-generated plan recently proposed for Albany Beach and the Bay Trail.

The park district's improvements along the shoreline trail have been wonderful. The designs for Phases 2 and 3 of the Albany Beach Restoration and Public Access Project would be improved by the **preservation of more open space above Albany Beach** and by the **rerouting of the very active Bay Trail *around* that area** (rather than slicing right through it). We strongly support moving the planned parking in the EBRPD plan to Buchanan Street, and thank the City of Albany for making that possible.

Regards,

Mary Barnsdale  
Albany Landfill Dog Owners Group

**Subject:** Plan for Albany Beach and Bay Trail

**Date:** Tuesday, May 23, 2017 at 2:13:42 PM Pacific Daylight Time

**From:** Eileen Cohen <eftc52@yahoo.com>

**To:** citycouncil@albanyca.org <citycouncil@albanyca.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>, kcuero@ebparks.org <kcuero@ebparks.org>, wdotson@ebparks.org <wdotson@ebparks.org>

**CC:** Eileen Cohen <eftc@pacbell.net>

Hello,

As a frequent user of the Bay Trail for recreational bike riding, and of the Albany Waterfront for hiking and dog exercise, I want to express my strong support for the alternative plan recently put forward by the community for Albany Beach and the Bay Trail.

The designs for Phases 2 and 3 of the Albany Beach Restoration and Public Access Project would be improved by the preservation of more open space above Albany Beach and by the rerouting of the Bay Trail around rather than through that area.

I believe that the City of Albany's proposal to move the planned parking in the EBRPD plan to Buchanan Street is also worthy of strong support.

Thank you for considering my comments.

Eileen Cohen  
Berkeley

**Subject:** Future development plans for the Albany Beach and Bay Trail.  
**Date:** Tuesday, May 23, 2017 at 2:20:38 PM Pacific Daylight Time  
**From:** Ken Lao <kenjlao75@gmail.com>  
**To:** citycouncil@albanyca.org <citycouncil@albanyca.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>, kcuero@ebparks.org <kcuero@ebparks.org>, wdotson@ebparks.org <wdotson@ebparks.org>

Hi! I wish I could have made the meeting last week and again tonight but I am busy with work.

As a dog owner and a kitesurfer that regularly uses the beach by the racetracks in Albany several times a week, I wanted to express my strong support for the alternate community plan for the beach and the Bay Trail. San Francisco Bay is an amazing natural feature of the Bay Area, and the natural wind patterns that arise from the warm air inland and the cold fog outside the golden gate make the bay a mecca for wind sports such as kitesurfing, windsurfing, and sailing. However, it is a little ironic that it is actually quite difficult to find a location to safely enter the bay as a kitesurfer, and I think it would be a real shame if this small access to the water was lost. I strongly support the alternate plan, which I believe provides as much parking and access for other beach users as the current plan, while preserving some of the open area near the beach for kitesurfers and windsurfers to use. It seems like it would be a win-win for all beach and water users. I understand that the alternate plan is also supported by cyclists, general beach users, the Citizens for East Shore Parks, and kayakers.

Please consider the new plan, which would make me quite happy as an Albany Bulb hiker, dog-beach-user, and kitesurfer!

Thank you very much,

--

Ken Lao

**Subject:** Please support the community-generated plan to reroute the Bay Trail around Albany Beach parking/staging area

**Date:** Tuesday, May 23, 2017 at 2:40:04 PM Pacific Daylight Time

**From:** Elizabeth Weiss <liz4w@yahoo.com>

**To:** citycouncil@albanyca.org <citycouncil@albanyca.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>, kcuero@ebparks.org <kcuero@ebparks.org>, wdotson@ebparks.org <wdotson@ebparks.org>

Dear Albany City Council, EBRPD, and BCDC,

As a longtime Albany Beach and shoreline user, I am very happy with the thoughtful improvements made so far at the Beach and Bulb area--it is more usable and pleasant than ever!

However, I am concerned by the proposal to route the enhanced Bay Trail between the Albany Beach and the parking area, as it would create an uncomfortable and hazardous zone both for the bicyclists and the many beach users as they crossed paths at very different paces. Instead, I strongly support the community-generated plan to reroute the Bay Trail around that area, and to place the additional parking on Buchanan Street.

Thank you for working with the community to create the best possible shoreline for us all.

Sincerely,

Elizabeth Weiss  
Richmond, CA

**Subject:** Albany City Council Resolution 2017-40 Albany Beach EBRPD Project

**Date:** Wednesday, May 24, 2017 at 10:05:23 AM Pacific Daylight Time

**From:** Nicole Almaguer <nalmaguer@albanyca.org>

**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

**CC:** Jeff Bond <jbond@albanyca.org>, Penelope Crumpley <pcrumpley@albanyca.org>

Andrea,

The Albany City Council held a special meeting on May 23, 2017 to adopt Resolution No. 2017-40 (attached to this email, as well as additional correspondence received by the public regarding this item).

The resolution requests the EBRPD and BCDC consider relocation of the proposed parking as presented in the Albany Beach Restoration and Public Access Project to the Buchanan Street Right of Way. The City Council has also affirmed that the City is willing to provide this land for parking. It should also be noted that at the meeting the Mayor and the Council reiterated their appreciation to the EBRPD for all of the work they have done to date on the proposed project, and that the Council remains committed to the collaboration between the City and EBRPD in moving forward with this project and others at the McLaughlin Eastshore State Park.

Thanks,

**Nicole Almaguer**

Assistant City Manager/City Clerk/PIO

City of Albany





1 beach/trail projects in Albany, and provide an opportunity for community members to  
2 comment on the EBRPD beach/trail projects; and

3  
4 **WHEREAS**, strong interest has been expressed in relocating the proposed parking  
5 to the Buchanan Street right of way to provide for enhanced recreational access; and

6  
7 **NOW, THEREFORE, BE IT RESOLVED**, that the Albany City Council hereby  
8 encourages EBRPD and BCDC to relocate the contemplated parking to the Buchanan  
9 Street right of way, and devoting to open space purposes the area slated for automobile  
10 transportation and parking in the plan.

11  
12 **BE IT FURTHER RESOLVED**, that it is the policy of the City of Albany to make  
13 land available to the EBRPD within the Buchanan Street right of way to permit the  
14 relocation of the parking as described.

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19 PEGGY MCQUAID, MAYOR

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**Subject:** Albany Beach redesign: In support of alternative community plan

**Date:** Wednesday, May 24, 2017 at 1:30:56 PM Pacific Daylight Time

**From:** Zach Pine <zachpine@gmail.com>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, Di Rosario <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdca.gov>

Dear EBRPD Board, Staff, and SF Bay Conservation and Development Commission staff,

I'm writing in support of an alternative plan for the Albany Beach redesign, using the area behind the beach dunes used as recreational open space rather than for a driveway and parking.

I'm a regular user of Albany Beach, and since 2010 I have planned and/or participated in 12 free public art and environmental events on the beach and nearby bulb, partnering with a diversity of groups including EBRPD, Citizens for East Shore Parks, ALDOG, Berkeley Ecology center, and the Watershed Project.

I support the alternative community plan developed by multiple user groups, which provides the same number of parking spaces in an area adjacent to the existing parking along Buchanan Street on land currently owned by the City of Albany. The City has passed a resolution supporting this configuration. This will provide more functional parking and access and preserves more open space.

This plan is supported by general beach users, bicyclists, kayakers, kiteboarders, dog owners, habitat advocates, families with children, and seniors.

I request that the EBRPD hold a public workshop so that details of the plan can be worked out in a collaborative way so we can develop a plan that addresses the needs of all users.

Thanks,

Zach Pine

**Subject:** Shifting the parking at Albany Beach

**Date:** Wednesday, May 24, 2017 at 1:50:39 PM Pacific Daylight Time

**From:** Mary Barnsdale <marybarnsdale@att.net>

**To:** Beverly Lane <blane@ebparks.org>, Whitney Dotson <wdotson@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, Dennis Waespi <dwaespi@ebparks.org>, Ayn Wieskamp <awieskamp@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, bnisbett@ebparks.org <bnisbett@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>

**CC:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

Dear EBRPD Directors and staff,

Thank you for your superlative work on the Albany waterfront to-date. Phase One of the Albany Beach Restoration and Public Access Project was really wonderful.

This is to urge you to now accept the City of Albany's offer of land for parking spaces so that the area behind Albany Beach can be open space.

I know this late change is disruptive and potentially expensive. 😞 However, many park users believe the parking swap is the right thing for the Albany waterfront -- and an innovative, collaborative solution that will do the park district credit. Groups as diverse as Citizens for East Shore Parks, the Albany City Council, Albany Landfill Dog Owners Group, Albany Strollers and Rollers, Bay Area Sea Kayakers, members of Albany's defunct Waterfront Committee, local kiteboarders, and general beach visitors are all on same page on this. And, you know... when has *that* ever happened before? 🤔

It's a pity that none of us realized years ago that shifting the parking to Buchanan Street was even possible. That is no one's fault. (Perhaps if Albany hadn't disbanded the Waterfront Committee, that group would have connected the dots.) But here we are -- and the District suddenly has the opportunity to **reduce the amount of asphalt along the shoreline and add essential space** for kiteboarders and other park users. These are good things.

By the way... that Buchanan Avenue strip has the potential for at least 50 parking spaces. The area where the temporary shelters for the homeless used to be could easily accommodate many more spaces.

My org also believes that shifting the Bay Trail slightly east -- *around* the new patch of open space that would replace the planned parking -- is actually safer than running it right behind the beach. ALDOG holds regular Albany Beach cleanups and our volunteers park behind the beach, basically where the new EBRPD parking would be, courtesy of Golden Gate Fields. We know how distracted people often are, going to and from the beach, and we're concerned about them having to cross a busy bike path.

Thank you again for all that you do.

Best regards,

Mary Barnsdale  
ALDOG

**Subject:** Albany shoreline- resident feedback

**Date:** Wednesday, May 24, 2017 at 1:56:47 PM Pacific Daylight Time

**From:** Susan Friedland <sfriedland@sahahomes.org>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdca.gov>

**CC:** Susan Moffat <moffat.susan@gmail.com>

Dear decision-makers-

As a resident of Albany, user of the Albany Bulb, and former Planning Commissioner, I appreciate the wonderful work the EBRPD has done over many years to improve access to our shoreline. I am eager to see the Bay Trail completed and take my children on bike rides and walks along it, but I have one critical piece of feedback. Many of us would like to see the area behind the beach dunes used as recreational open space rather than a driveway and parking. The alternative community plan developed by multiple user groups provides the same number of parking spaces in an area adjacent to the existing parking along Buchanan Street on land currently owned by the City of Albany. The City has passed a resolution supporting this plan. Please consider this request and hold a public workshop so that details of the plan can be worked out in a collaborative way so we can develop a plan that addresses the needs of all users.

Thank you,  
Susan Friedland  
614 Curtis St  
Albany CA

**Susan Friedland**  
Executive Director  
**Satellite Affordable Housing Associates**  
P: (510) 809-2762  
1835 Alcatraz Avenue  
Berkeley, CA 94703

[sfriedland@sahahomes.org](mailto:sfriedland@sahahomes.org)  
[www.sahahomes.org](http://www.sahahomes.org)

**Subject:** Support the Alternate Plan for a better Albany Beach-Bay Trail Plan

**Date:** Wednesday, May 24, 2017 at 3:37:23 PM Pacific Daylight Time

**From:** Margaret Epler <epler.margaret@gmail.com>

**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdca.gov>, awieskamp@ebparks.org <awieskamp@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, wdotson@ebparks.org <wdotson@ebparks.org>

To All Concerned:

The ultimate goal for the Albany Beach-Bay Trial Plan should be: **more open space, less pavement, better access, and just as much parking.**

I would like to see the area behind the beach dunes used as recreational open space rather than for an inefficient driveway and parking that will create circulation conflicts among users.

Accordingly, I urge you to support the alternative community plan (attached below) developed by multiple user groups, which provides the same number of parking spaces in an area adjacent to the existing parking along Buchanan Street on land currently owned by the City of Albany. The Albany City Council recently voted to provide land to the East Bay Regional Park District in order to move the parking to the area adjacent to the existing parking on Buchanan Street, supporting this configuration. **This will provide more functional parking and access and preserves more open space.**

**Support the Alternate Plan!**

THANK YOU,  
Margaret Epler

**Subject:** Albany Beach-Bay Trail Plan

**Date:** Wednesday, May 24, 2017 at 5:19:35 PM Pacific Daylight Time

**From:** Halina Larman <halinalar@gmail.com>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

**CC:** Susan Moffat <moffat.susan@gmail.com>

Dear Commissioners and Park District members,

As an avid cyclist, an appreciative East Bay Park District hiker, and long-time Albany resident, I urge you to support the alternative community plan for the Albany-Beach/Bay Trail. The alternative plan provides for more open space, more beach area, and less asphalt and traffic congestion. It honors the unique nature of the Albany waterfront. The Albany City Council has recently voted to provide the Park District land for more parking on Buchanan Street in order to preserve more coastal open space. It would be great to see the City and the various agencies work cooperatively together to implement the best plan - the alternative community plan developed by multiple users.

I request that the EBRPD hold a public workshop so that details of the plan can be worked out in a collaborative way so we can develop a plan that addresses the needs of all users.

Thank you,

Halina Larman

Thursday, May 25, 2017 at 10:01:20 AM Pacific Daylight Time

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**Subject:** support for Susan Moffit's community plan on Albany beach restoration

**Date:** Wednesday, May 24, 2017 at 6:35:59 PM Pacific Daylight Time

**From:** Lyle Johnson <lyle@ljwealthmgt.com>

**To:** Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>, kcuero@ebparks.org  
<kcuero@ebparks.org>, wdotson@ebparks.org <wdotson@ebparks.org>

I arrived at 6:38pm last night which was too late for the meeting due to traffic returning from work so I wanted to make sure I voiced my support for Susan Moffit's community plan to move more parking to the Buchanan side and allow for more open space near the beach area. I strongly support the revisions to add more open space to the plan. I think this restoration project is long overdue and will be a dramatic improvement IF more open space is added near the beach.

Thank you for taking input from all the many user groups of the Albany beach and bulb into your designs. My family and I look forward to many more years of enjoying the beach, continued access to watersports and biking/running this extension of the bay trail.

Thank you,

Lyle Johnson  
C 510.384.0461  
lyle@ljwealthmgt.com

**Subject:** Albany shoreline

**Date:** Wednesday, May 24, 2017 at 9:34:02 PM Pacific Daylight Time

**From:** David Pontecorvo <dpontecorvo1@gmail.com>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdca.gov>

To EBRPD and SFBCDC:

As an Albany resident, Bay Trail biker and walker and human being concerned about habitat, I'm writing to voice my support for the alternative plan for the completion of the Bay Trail along the Albany shoreline. I'm very appreciative of the work that East Bay Regional Park District has done to date to improve access to the shoreline, but I would like to see the area behind the beach dunes used as recreational open space rather than for an inefficient driveway and parking that will create circulation conflicts among users.

The alternative community plan, developed by multiple user groups, provides the same number of parking spaces in an area adjacent to the existing parking along Buchanan Street on land currently owned by the City of Albany. The City has passed a resolution supporting this configuration. This will provide more functional parking and access and preserves more open space.

I request that the EBRPD hold a public workshop so that details of the plan can be worked out in a collaborative way so we can develop a plan that addresses the needs of all users.

Sincerely,  
David Pontecorvo  
Albany,CA

**Subject:** Alternate plan by Hugo Larman

**Date:** Wednesday, May 24, 2017 at 10:21:18 PM Pacific Daylight Time

**From:** Kate Griffieath <kgriffieath@gmail.com>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

We greatly appreciate the wonderful work the East Bay Regional Park District has done over many years to improve access to the Albany shoreline and I am eager to see the Bay Trail completed.

However, we would like to see the area behind the beach dunes used as recreational open space rather than for an inefficient driveway and parking that will create circulation conflicts among users.

We support the alternative community plan developed by multiple user groups, which provides the same number of parking spaces in an area adjacent to the existing parking along Buchanan Street on land currently owned by the City of Albany. The City has passed a resolution supporting this configuration. This will provide more functional parking and access and preserves more open space.

This plan is supported by general beach users, bicyclists, kayakers, kiteboarders, dog owners, habitat advocates, families with children, and seniors.

We request that the EBRPD hold a public workshop so that details of the plan can be worked out in a collaborative way so we can develop a plan that addresses the needs of all users.

We have seen the professional design/landscape work of Hugo Larman throughout the East Bay. Please take advantage of his expertise to make this plan one which we will all enjoy for many years to come.

Thank you,  
Kate Griffieath

**Subject:** Albany Beach-Bay Trail Plan

**Date:** Wednesday, May 24, 2017 at 11:03:37 PM Pacific Daylight Time

**From:** Sara L. Tobin <tobinsl@stanford.edu>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

**CC:** Susan Moffat <moffat.susan@gmail.com>, Larry Moss <lmosca@comcast.net>, Ellen Simms <northstreetpaddler@gmail.com>, Tom Colton <tcolton@berkeley.edu>, Penny Wells <kayakqueen@msn.com>

Dear Members of the East Bay Parks District and of the San Francisco Bay Conservation and Development Commission,

I am writing to express my support for the Albany Beach Plan spearheaded by Susan Moffat. She has worked hard to incorporate the values and wishes of the varied communities that currently use and love Albany Beach, as well as to consider the needs of future users who will be brought in upon completion of the Bay Trail.

Current users of Albany Beach love the water and the beach. They include families, dog-lovers, kite-boarders, and kayakers. All plans compromise access for current users of the beach in the cause of providing access for those who will use the Bay Trail. As a kayaker, I have launched from Albany Beach many times. On balance, completion of the proposed segment of the Bay Trail is important for the larger community, even though the trail will compromise the current easy water access (on non-racing days). I favor the Moffat plan for the following reasons:

1. The Moffat plan preserves the cohesive beach environment, rather than introducing a lengthy strip of asphalt paving that will provide too few parking spaces to be useful. In addition, this proposed parking strip will require constant maintenance to remove blown sand.
2. My understanding is that additional parking will now be provided north of the beach by the City of Albany. This parking plan will include spaces for unloading kayaks and other equipment, as well as long-term parking for those who go on Bay trips from the beach.
3. The Moffat plan does provide access for kite-boarders across the open beach area, though this will be less convenient than the current situation. Kayakers will have paved access via a path, which will require using wheeled carts and also reduce convenience. These are substantial losses because the Bay Trail must slice between parking areas and the beach, but are required to permit access to trail users.

Though I am a member of the Bay Area Sea Kayakers, a club with approximately 650 members, these are my own personal views. I firmly believe that this situation is not a case of water users vs. pavement users, but an opportunity for give and take in the interest of making it possible for as many groups as possible to use beautiful Albany Beach. I would also be completely supportive of additional community discussions.

Best regards,  
Sally Tobin

**Subject:** Albany Beach and Bay Trail

**Date:** Wednesday, May 24, 2017 at 11:58:55 PM Pacific Daylight Time

**From:** Lisa J. Pontecorvo <ljpontecorvo@gmail.com>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

I am an Albany resident who enjoys and appreciates the East Bay Regional Parks, especially the work done to improve access to the Albany shoreline. I look forward to using the Bay Trail in this area when it is completed.

The area behind the beach dunes would be best used as recreational open space rather than for an inefficient driveway and parking that will create circulation conflicts among users. I support the alternative community plan developed by multiple user groups, which provides the same number of parking spaces in an area adjacent to the existing parking along Buchanan Street on land currently owned by the City of Albany. The City has passed a resolution supporting this configuration that provides more functional parking access and preserves more open space.

I request that the EBRPD hold a public workshop so that details of the plan can be worked out in a collaborative way. This process is critical in order to develop a plan that addresses the needs of all users.

Thank you for your consideration,  
Lisa Jacobs Pontecorvo

**Subject:** Revisiting the Albany Beach-Bay Trail Plan

**Date:** Thursday, May 25, 2017 at 8:56:08 AM Pacific Daylight Time

**From:** Tom Colton <tolton@berkeley.edu>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdca.gov>

**CC:** Sara L. Tobin <tobinsl@stanford.edu>, Susan Moffat <moffat.susan@gmail.com>, Larry Moss <lmossca@comcast.net>, Ellen Simms <northstreetpaddler@gmail.com>, Penny Wells <kayakqueen@msn.com>

Dear directors and staff of the East Bay Regional Parks District and San Francisco Bay Conservation and Development Commission,

As a local (Berkeley) bicyclist and sea kayaker, I am excited about the prospect of improvements to the Albany Beach and its connection to the Bay Trail, and would like to see this small gem become a more valued site on both the Bay Trail and the Bay Water Trail. I realize this requires compromises and tradeoffs for multiple types of users.

I have reviewed the latest EBRPD plan and the alternative plan proposed by community members, and attended last week's public meeting and this week's Albany City Council meeting on this topic. At last week's public meeting, it seemed to me that the community proposed alternative plan did a better job of balancing the interests of the multiple users than the EBRPD plan. Among those currently using the beach for access to the bay, kiteboarders seem to be by far the most common, and the EBRPD plan leaves them no good space to lay out their lines and prepare to launch. It would not be feasible to run kite lines anywhere across the long strip of pavement in the EBRPD plan. As a kayaker, I like being able to park next to the beach in the Golden Gate Fields lot when it is open. The EBRPD plan provides some parking close to the beach, but I expect that these spaces will often be filled. I am OK with parking at some distance from the beach if there is a paved path that I can wheel my kayak to the beach on a 2-wheeled cart, which most kayakers have. With the alternate plan, I would expect to park either along Buchanan Street or, more likely, in the remaining Golden Gate Fields lots closest to the beach. I am concerned, though, that in the future these private lots might not be open to the public by Golden Gate Fields or any new owner that acquires the land.

To provide good access to the bay for kayakers, the following features are desirable:

1. parking close to the beach, or at least a loading zone close to the beach.
2. parking that is legal to use for periods of 4-6 hours
3. paved access paths to the beach
4. restrooms
5. fresh water outdoor showers or hoses (e.g. Berkeley small boat docks or new Ferry Point park)

Please keep these design features in mind when working on the plan for Albany Beach. I would appreciate more opportunity for public input and review of these

plans.

Thank you for your efforts to carry out this important project!

Sincerely,

Tom Colton

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Tom Colton  
1515 North Street  
Berkeley, CA 94703

**Subject:** Albany Beach Bay Trail Plan

**Date:** Thursday, May 25, 2017 at 10:08:35 AM Pacific Daylight Time

**From:** Andrew Sullivan <a\_e\_sullivan@yahoo.com>

**To:** wdotson@ebparks.org <wdotson@ebparks.org>, drosario@ebparks.org <drosario@ebparks.org>, dwaespi@ebparks.org <dwaespi@ebparks.org>, ecorbett@ebparks.org <ecorbett@ebparks.org>, awieskamp@ebparks.org <awieskamp@ebparks.org>, blane@ebparks.org <blane@ebparks.org>, ccoffey@ebparks.org <ccoffey@ebparks.org>, bdoyle@ebparks.org <bdoyle@ebparks.org>, kcuero@ebparks.org <kcuero@ebparks.org>, bnisbet@ebparks.org <bnisbet@ebparks.org>, Gaffney, Andrea@BCDC <andrea.gaffney@bcdc.ca.gov>

I have just finished a flurry of meetings with albania city officials, local community groups and the SFBA to find a solution that not only meets existing users' needs but creates opportunities for new users to enjoy this amazing space. This is a highly complex puzzle with many connected dynamics: you move something over here to accommodate one group and then something wiggles over there to compromise another. Although a late comer to this project, I empathize with the design challenges the park faces.

A critical event occurred at the special meeting of albania city council members: they unanimously passed a resolution to allow the park district to use land on buchanan to address the parking requirement--the issue which is at the heart of severely changing the flow of user traffic and usability of that space. Not only did they pass the resolution, there was strong support from all city members for the community plan proposed by Susan Moffit. I strongly urge the park district to modify designs to realize the community plan, as it not only has broad support among a vast base of users (dog owners, SUPers, kites, beach users, and many kayakers), it would also create a space that would make beach soccer, volleyball and picnics more pleasant, as dogs tend to play by the water. This also creates a safe space for kites who, I have argued, not only use the beach aggressively but also make this beach a destination for those who enjoy watching the sport.

Andrew sullivan.

**Subject:** Re: letter for packet

**Date:** Thursday, May 25, 2017 at 10:29:00 AM Pacific Daylight Time

**From:** Susan Moffat

**To:** Miller, Hanna@BCDC

**CC:** Gaffney, Andrea@BCDC

Dear Hanna and Andrea,

I would appreciate it if you could include this letter and exhibits in the packet to the BCDC Design Review Board for their June 5 meeting.

Thanks!

Susan

On Thu, May 25, 2017 at 9:24 AM, Miller, Hanna@BCDC <[hanna.miller@bcdc.ca.gov](mailto:hanna.miller@bcdc.ca.gov)> wrote:  
Hi Susan,

Yes, providing the materials by 10:30am today will still make our mailing deadline.

Thanks,  
Hanna Miller  
Coastal Program Analyst  
San Francisco Bay Conservation & Development Commission  
455 Golden Gate Ave., Suite 10600  
San Francisco, CA 94102  
[415.352.3616](tel:415.352.3616)

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**From:** Susan Moffat <[moffat.susan@gmail.com](mailto:moffat.susan@gmail.com)>  
**Date:** Thursday, May 25, 2017 at 8:47 AM  
**To:** "Gaffney, Andrea@BCDC" <[andrea.gaffney@bcdc.ca.gov](mailto:andrea.gaffney@bcdc.ca.gov)>, Hanna Miller <[hanna.miller@bcdc.ca.gov](mailto:hanna.miller@bcdc.ca.gov)>  
**Subject:** letter for packet

Andrea,

I have some additional materials for the packet that I am aiming to get to you by 10:30 a.m. Will that make your deadline today?

Best,  
Susan

May 25, 2017

To the East Bay Regional Park District Board:

To the BCDC Design Review Board:

Beaches are a rare and precious resource in San Francisco Bay. These scarce locations where an adult or child can feel sand underfoot as they walk into the waters of the Bay—in a way not possible at marshes, urban edges, or rocky shores—are a local treasure. Albany Beach, with its spectacular views of the Golden Gate, two bridges, Angel Island, and the San Francisco skyline, is a gem among these gems.

There is a 2.8-acre rectangle of existing parking lot that lies just east of this beach. This parking lot wants to be beach, too. It is covered with several inches of sand (please see photos attached in Exhibit A: “Parking Lot or Beach”).

I ask that you let this beach be a beach.

Regional and local park users very much appreciate the many years of work of the East Bay Regional Park District has done to improve access to the Albany Shoreline. The EBRPD Albany Beach Restoration and Public Access Project so far has created a much-improved path along the rocky shore of the Neck (Phase I) near the Beach. Park users are also very much looking forward to the Bay Trail connection over Fleming Point (Phase III), an engineering challenge that has been admirably solved by the district and their consultants.

However, Phase II, which includes the Beach Restoration and a portion of the Bay Trail, could be much improved. Park planners and consultants created a plan that was perhaps the best possible, given the land available to them at the time (i.e. the 2.8-acre sandy parking lot currently being acquired from Golden Gate Fields by EBRPD).

But now, the City of Albany has indicated through City Council resolution on May 22, 2017 that it is ready to dedicate land to parking for the project, and a number of design flaws can thus be eliminated.

The proposed EBRPD plan, instead of taking advantage of the natural flow of sand, chops up the large, flat open space just east of the beach into a series of paved causeways, unwalkable, unsittable swales and spaces interrupted by rails and fences.

A diverse group of stakeholders has met to carefully consider the plan and we present here an Alternative that we believe that compared to the EBRPD plan increases public access, reduces circulation conflicts and hazards, increases usable open space, reduces impermeable surfaces, reduces construction and maintenance costs, improves aesthetics, and enhances the unique sense of place at the site.

Importantly, the Alternative Community Plan provides the equivalent number of parking spaces in a more functional and efficient configuration, and could allow for the doubling of parking spaces compared to the EBRPD plan.

We request that EBRPD hold a public workshop to consider the ideas in this Alternative Plan and develop a final plan that addresses the needs of all users and preserves the unique qualities of the site.

The basic notion of our plan is to move the proposed parking from the area adjacent to the dunes to an area adjacent to the existing parking along Buchanan Street. This eliminates the need for a wasteful single-loaded driveway and turnaround (which creates a lot of pavement for very little parking). We locate the parking along an existing vehicle lane, eliminating the need for a new driveway.

Moving the parking allows the 2.8 acres to become available to recreational use. This beach expansion would benefit not only general beach users, but kiteboarders who say that the current EBRPD plan (revised 4/24/2017) still does not provide adequate access.

Our plan moves the Bay Trail east so that the staging area for water sports is west of the trail. In the EBRPD plan, kiteboarders have to cross the Bay Trail to get into the water after launching east of the trail, creating potential hazards. By moving the Bay Trail to the eastern edge of the project site, our plan eliminates the need for railing and fencing along the trail, also increasing the usability of the site and reducing hazards to kiteboarders. For other park users, too, it is better not to have to cross the Bay Trail to get to the water.

**A summary of the advantages of the Alternative Community Plan, Exhibit B (which is labeled on the plan as the “Multi-User-Generated Concept Plan with Expanded Beach and Wetlands”) compared to the 4/24/2017 EBRPD plan is as follows:**

- Conceptualizing the entire shoreline area as a destination with a unique sense of place and as a gateway to the Bulb and Plateau, and not just as a north-south circulation route
- Increasing recreational area of beach and greater openness uninterrupted by rails and swales
- Expanding wetland into one wider area east of dunes rather than several narrow swales
- Less impermeable surface
- More-functional parking with less circling and blocking (there is also room for more spaces to the east of the new spaces in our plan—see note on plan)
- Provides equivalent or expanded long-term, short-term loading, and handicap parking in a compact fashion
- Lower maintenance costs by reducing need to clear sand from driveway and parking
- Fewer conflicts as pedestrians do not need to cross Bay Trail to get to beach from parking

- Fewer conflicts between bicycles, kayaks, pedestrians, and wheelchair users who all must use handicap margin between cars to access beach and bay trail in EBRPD plan
- No need for railing lining Bay Trail--better for cyclists and prevents kids playing on rails and bicycles locking to rail; also reduces hazards for kiteboarders
- Preserves ability of kiteboarders to use this site
- Allows kayakers and kiteboarders to use paid racetrack parking if they prefer by preserving existing access through existing bollards at eastern side of site
- Added handicap and loading parking spaces are closer to the bathroom
- Provides an improved emergency vehicle turnaround at the location of the existing turnaround
- Provides excellent emergency vehicle access to the beach
- Provides space for kayak storage that could provide equitable access to water sports for people who cannot afford, store, or transport their own equipment.

The following are among things unchanged from the proposed EBRPD plan:

- Existing wetland and fenced dunes
- Configuration of the Bay Trail where the east-west portion turns south (although this could be improved with a wider turning radius)
- Location of vault toilet
- Elevation of Bay Trail

We appreciate that our alternative plan comes late in the process for this project and that staff are reluctant to make changes at this point after putting so much work into the proposed plan. However, a number of conditions have changed that we think warrant adjustment of the plan:

- Availability of more land from City of Albany for parking
- Significantly increased usage of the shoreline following clearance of encampments
- Significant growth in kiteboarding and SUP paddleboarding as regional sports

I answer here some questions that have been raised on conversations about the Alternative Community Plan:

Q. Compared to the EBRPD plan, isn't it a disadvantage to kayakers that parking is farther from the beach in the Alternative Community Plan?

A. The parking for kayakers is farther but more functional. A number of kayakers have concluded that the Alternative Community Plan is better than the EBRPD Plan, although worse than existing conditions of almost unlimited parking immediately adjacent to the beach. The reason that our plan is considered better by some kayakers is this: after unloading the kayaks in the short-term spaces in the EBRPD plan, kayakers will need to seek parking for 4-7 hours (typical length of their stay). The 12 regular spaces in the plan are likely to be full (currently there are often 20 or more cars in the existing sandy parking lot).

The existing spaces along Buchanan Street for the Albany Waterfront Trail have a two-hour limit (in part to prevent racetrack patrons from parking there). So the kayakers will have to drive some distance in order to use the racetrack parking lot (which sometimes charges a fee and is sometimes free). When the Buchanan Street entrance to the racetrack parking lot is closed, they might have to get on the freeway and exit at Gilman to enter from the other entrance to the parking lot to reach the racetrack parking spaces that are near where they have dropped their kayaks. They consider this situation unworkable.

In our plan, there will be parking immediately adjacent to the east-west portion of the Bay Trail along Buchanan St. and kayakers will be able to roll their kayaks on wheels to the water for a distance that is not unaccustomed in that sport. Because our plan has the potential to provide double the amount of parking as the EBRPD plan, this is also an advantage.

Q. Aren't the handicap spaces in the Alternative plan farther from the water?

A. Yes, although we provide handicap spaces that provide access to the beach via the existing ADA path to the north end of the beach, which is slated in both the EBRPD and the Alternative plan to get a beach mat for disabled access. Because amenities including the bathroom, picnic tables, small City-owned amphitheater called "The Cove," (used for small gatherings and environmental education), as well as access to the ADA path to the Bulb are at the north end of the beach, we think this is a more amenity-rich area for ADA access than the south end of the beach.

Even closer ADA parking might be available via a slight adjustment to the Alternative Plan. We would like the City and EBRPD to study whether the existing maintenance road that leads to the north end of the beach could also be designed to support handicap and/or short-term parking very close to the beach (see notes on Alternative Plan).

(As a note, I have gone with my mother in her wheelchair to the beach from the parking area proposed in the Alternative plan. For wheelchair users, the slope and distance is no problem. However, for people who can only walk short distances it would be good to have parking closer, if possible.)

**I provide here an explanation of how and why this Alternative Community Plan was created:**

When community members became aware of the latest version of the Phase II plan, which was presented April 17 to the San Francisco Bay Conservation and Development Commission, we saw problems with circulation and aesthetics that were not apparent in the version shown in the 2012 EIR plan, which did not show fences, rails, or details of swales, had double-loaded parking and a different bathroom location. Members of a variety of stakeholder groups including bicyclists, kiteboarders, kayakers, dog owners, habitat advocates, families with children, and seniors, some of whom use the beach several times a week, discussed possible tweaks to the plan. A number of people walked the site as a group, plans in hand, to make sure we understood the topography.

After a group of residents met at the site on April 23, we met with park district planners and consultants on April 24. EBRPD consultants showed us revisions in the plan in response to April 17 comments. We appreciated that the open area at the southern end of the site was expanded by moving the turnaround northward but felt that the revisions were inadequate. I attended a meeting of the Bay Area Sea Kayakers on April 26 to gather further input.

Taking the input from a variety of stakeholders, local landscape architect Hugo Larman drew up the Alternative Community Plan. This plan was presented at a community meeting at Albany City Hall on May 16, where a range of regional as well as local stakeholders, including groups often at odds with each other, expressed support for the concept. I presented the plan to a meeting of Citizens for Eastshore Parks on May 17, and that group voted to lend their support.

East Bay citizens appreciated the opportunity to comment on the Feasibility Study for this plan at the one public workshop that was held near the project site in Albany on December 1, 2010 (another was held at Park District headquarters on 2/10/2011). There were other public hearings in Oakland as part of the EIR process and probably presentations to the Albany City Council (although I do not believe notices were sent to the project interest list by EBRPD) but no other design development workshops that I am aware of.

An additional workshop at the project site or at a location and time that can be attended by park users who work during weekdays would be very helpful to developing a plan that meets the needs of multiple users.

We appreciate the diligent work of the EBRPD on this project and hope that this project can be made the best possible park for all users.

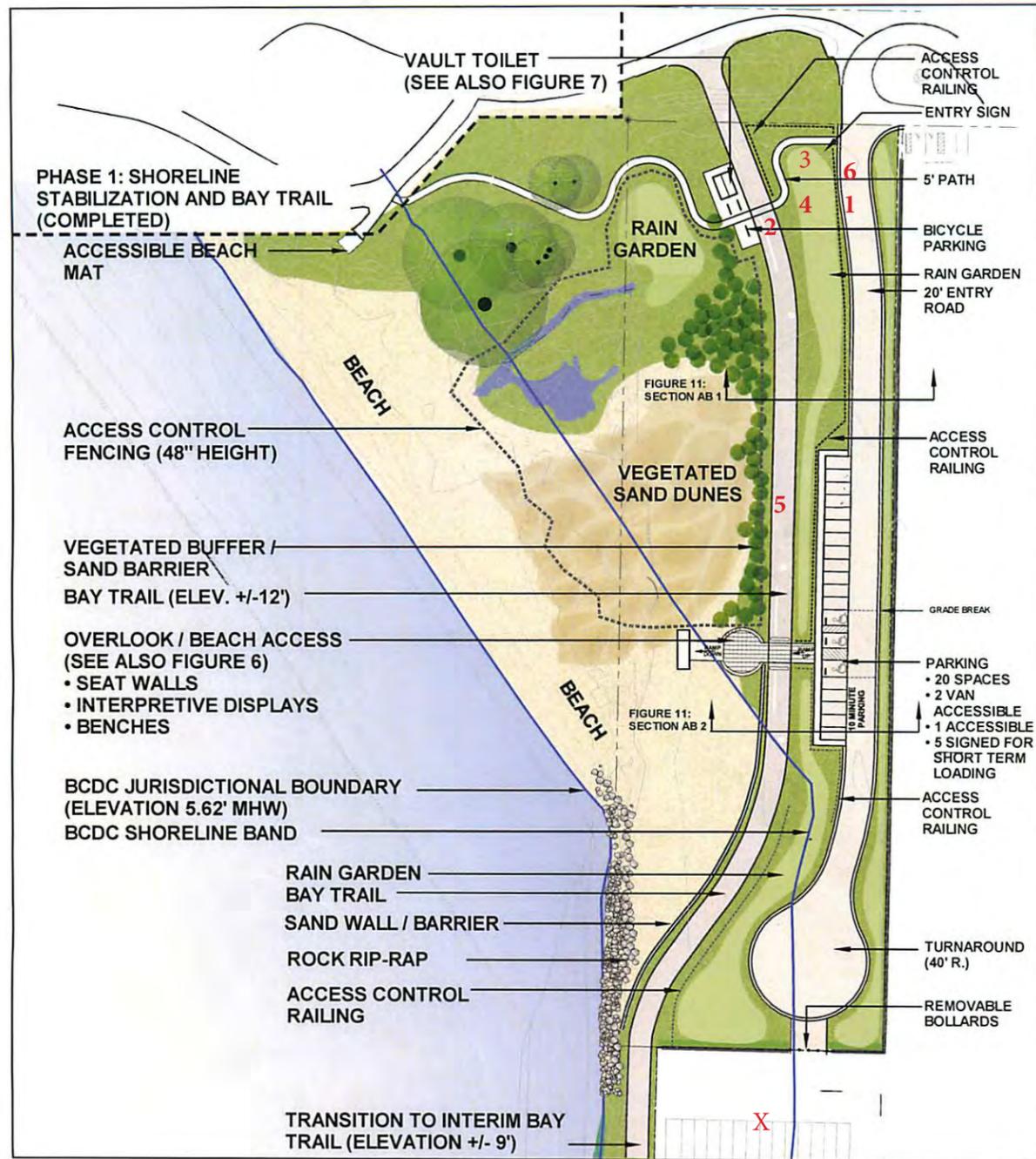
Thank you very much for your consideration.

Sincerely,

Susan Moffat  
Albany Resident  
[Moffat.susan@gmail.com](mailto:Moffat.susan@gmail.com)  
510-926-2771

Enc: Exhibit A: Parking lot or Beach

Exhibit B: Alternative Community Plan ("Multi-User-Generated Concept Plan with Expanded Beach and Wetlands")



This drawing is conceptual and for planning and permit processing purposes only. Program information, scale, location of areas, and other information shown are subject to field evaluation and modification.

Figure 5

### ALBANY BEACH SITE PROGRAM

BCDC DESIGN REVIEW BOARD: APRIL 17, 2017

### ALBANY BEACH RESTORATION AND PUBLIC ACCESS PROJECT: PHASES 2 & 3 AT MCLAUGHLIN EASTSHORE STATE PARK



East Bay Regional Park District  
P.O. Box 5381, Oakland, CA 94605  
www.ebparks.org

## BEACH OR PARKING LOT?

The parking lot wants to be a beach, not a parking lot. There will be a constant battle against sand in the proposed plan.



1. The northeast corner of the parking lot collects a lot of sand



2. This is looking northeast toward the bird sculpture and existing turnaround (behind gate).



3. Looking southwest across parking lot from near green gate shown in #2



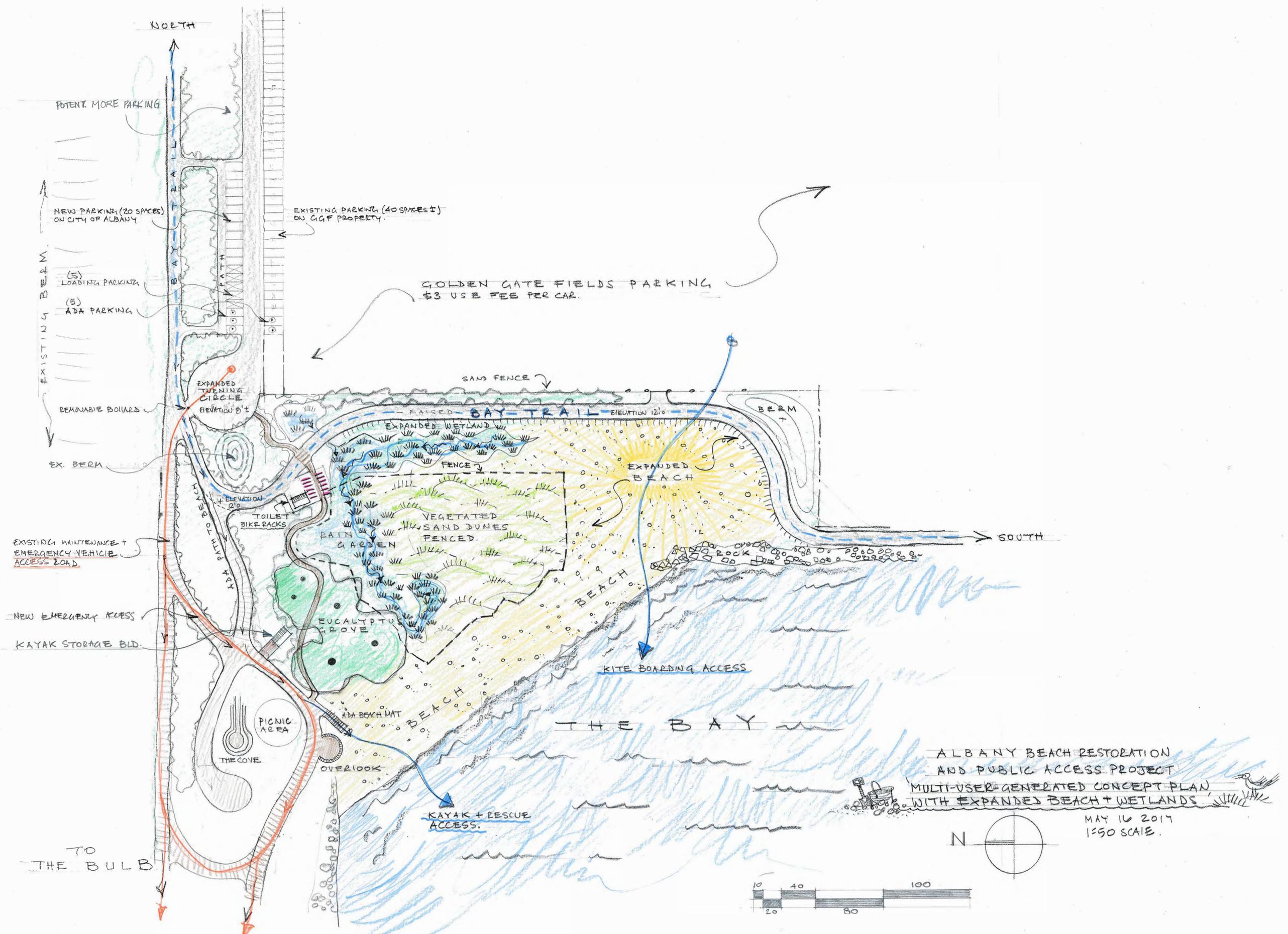
4. The sand on the parking lot is several inches deep



5. Looking south. The sand accumulates even to the south of the project site. This sandstorm (kicked up up by a truck) is located south of the X marked in the diagram.



6. Looking west. The sand would be even deeper except that the racetrack regularly spreads out the accumulation with a bulldozer. (It's wet, so dark in this photo.)



ALBANY BEACH RESTORATION  
 AND PUBLIC ACCESS PROJECT  
 MULTI-USER-GENERATED CONCEPT PLAN  
 WITH EXPANDED BEACH + WETLANDS

MAY 16 2017  
 1"=50 SCALE.

