
Introduction

Purpose of the Final EIR

This Environmental Impact Report (EIR) is an informational document prepared by the City of Oakland (as Lead Agency) containing environmental analysis for public review and for City decision-makers to use in their consideration of approvals for discretionary actions needed on the proposed West Oakland Specific Plan (the Project).

On January 29, 2014, the City of Oakland released a Draft Environmental Impact Report (Draft EIR) for the West Oakland Specific Plan. The 45-day public review and comment period on that Draft EIR ended on March 17, 2014. During the public review and comment period, the City of Oakland held the following public hearings and informational meetings:

- a Community Meeting on February 6, 2014 at the West Oakland Senior Center (1724 Adeline Street, Oakland);
- a Public Hearing before the City of Oakland Landmarks Preservation Advisory Board on February 10, 2014 (Oakland City Hall);
- a Public Hearing before the Oakland City Planning Commission on February 24, 2014 (Oakland City Hall, Council Chambers); and
- a Public Hearing before the City of Oakland Parks and Recreation Advisory Commission on March 12, 2014 at the Lake Merritt Garden Center (666 Bellevue Avenue, Oakland).

The purpose of these meetings and hearings was to inform the public about the contents of the Specific Plan and Draft EIR, and to receive oral comments on the Draft EIR with regard to its adequacy and accuracy.

This Response to Comments document, together with the Draft EIR and the Draft EIR Appendices, constitute the Final EIR for the Project. Due to its length, the text of the Draft EIR is not included with this Response to Comments document but is included by reference as part of the Final EIR.

Following the required 10-day agency review of this Response to Comments document, the City of Oakland Planning Commission will consider certification of the Final EIR, certifying that it adequately discloses the environmental effects of the proposed Project and that the Final EIR has been completed in conformance with the California Environmental Quality Act (CEQA). Before the Planning Commission and City Council may consider approval of the various discretionary actions recommended as part of the proposed Project, both the Commission and the Council must independently review and consider the information contained in the Final EIR.

The City of Oakland has prepared this document pursuant to CEQA Guidelines Section 15132 which specifies that the Final EIR shall consist of:

- The Draft EIR or a revision of that Draft,
- A list of persons, organizations, and public agencies commenting on the Draft EIR,

- Comments and recommendations received on the Draft EIR (either verbatim or in a summary),
- The response of the Lead Agency to significant environmental points raised in the review process, and
- Any other information added by the Lead Agency.

This FEIR incorporates comments from public agencies and the general public. It also contains the Lead Agency's responses to those comments.

No New Significant Information

If significant new information is added to a Draft EIR after notice of public review has been given, but before certification of the Final EIR, the lead agency must issue a new notice and re-circulate the Draft EIR for further comments and consultation.

Although this Response to Comments document may contain corrections or clarifications to information presented in the Draft EIR, none of these corrections or clarifications constitute "significant new information" as defined under Section 15088.5 of the CEQA Guidelines. More specifically:

- No new significant environmental impacts have been identified as resulting from the Project or from a new mitigation measure or a new Standard Condition of Approval proposed to be implemented.
- No substantial increase in the severity of a previously identified environmental impact has been identified as resulting from the Project or from a new mitigation measure or a new Standard Condition of Approval, and no additional mitigation measures or Standard Conditions of Approval are necessary to reduce such impacts to a level of insignificance.
- There is no feasible alternative, mitigation measure or Standard Condition of Approval considerably different from others previously analyzed in the Draft EIR that would clearly lessen the significant environmental impacts of the Project, that the Project sponsor (the City of Oakland) has declined to adopt.
- The Draft EIR was not so fundamentally or basically inadequate or conclusory in nature that meaningful public review and comment were precluded.

Information presented in the Draft EIR and in this document support the City's determination that recirculation of the Draft EIR is not required.

Organization of this Final EIR

This Final EIR contains information about the proposed Project, supplemental environmental information, and responses to comments that were raised during the public review and comment period on the Draft EIR. Following this Introduction chapter, the document is organized as described below.

- Chapter 2: Project Summary, summarizes the proposed Specific Plan and the major items of discussion presented in the EIR, including a summary of potential environmental impacts, applicable standard conditions of approval and recommended mitigation measures, and resulting levels of significance for identified environmental impact topics.
- Chapter 3: Commenters on the Draft EIR, lists all agencies, organizations and individuals that submitted written comments on the DEIR during the public review and comment period, and/or that commented at the public meetings and/or hearings.

- Chapter 4: Master Responses to Frequent Comments on the Draft EIR, provides comprehensive responses to numerous, similar comments made by several commenters on specific issues relative to the Draft EIR.
- Chapter 5: Individual Responses to Written Comments on the Draft EIR, contains each of the comment letters received on the Draft EIR and presents individual responses to the specific CEQA-related comments raised.
- Chapter 6: Comments and Responses to Comments made at Public Hearings on the DEIR, contains a summary of oral comments made at each of the public hearings on the Draft EIR, and presents responses to each of the specific CEQA-related comments raised.
- Chapter 7: Revisions to the Draft EIR, contains text changes and corrections to the Draft EIR initiated by the Lead Agency or resulting from comments received on the DEIR.

Use of the Final EIR

Pursuant to CEQA, this is a public information document for use by governmental agencies and the general public. The information contained in this Final EIR is subject to review and consideration by the City of Oakland prior to its decision to approve, reject or modify the proposed Specific Plan (the Project). The City of Oakland Planning Commission and City Council must ultimately independently certify that it has reviewed and considered the information in the EIR and that the EIR has been completed in conformity with the requirements of CEQA before making any decision of the proposed Project.