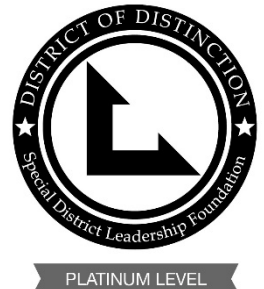




# TOWN OF DISCOVERY BAY

A COMMUNITY SERVICES DISTRICT

**SDLF Platinum-Level of Governance**



President – Ashley Porter • Vice-President – Michael Callahan • Director – Kevin Graves • Director – Bryon Gutow • Director – Carolyn Graham

**NOTICE OF THE REGULAR MEETING  
OF THE BOARD OF DIRECTORS  
OF THE TOWN OF DISCOVERY BAY  
Wednesday February 1, 2023 7:00 P.M.**

**NOTICE**  
**Coronavirus COVID-19**

In response to the current proclaimed State of Emergency, indoor masking recommendations, and recommended measures to promote social distancing imposed by State and local officials, the Town of Discovery Bay Community Services District Board of Directors has arranged for members of the public to observe and address the meeting telephonically (if available) or in person.

**TO ATTEND IN PERSON:** The meeting will be held at the Community Center located at 1601 Discovery Bay Boulevard.

**TO ATTEND BY ZOOM WEBINAR:** <https://us06web.zoom.us/j/85454370841>

**TO ATTEND BY PHONE:** +1 (669) 444 9171 or +1 (719) 359 4580 **WEBINAR ID:** 854 5437 0841

Download Agenda Packet and Materials at <http://www.todb.ca.gov/>

**REGULAR MEETING 7:00 P.M.**

**A. ROLL CALL AND PLEDGE OF ALLEGIANCE**

1. Call business meeting to order 7:00 p.m.
2. Pledge of Allegiance.
3. Roll Call.

**B. PUBLIC COMMENTS (Individual Public Comments will be limited to a 3-minute time limit)**

During Public Comments, the public may address the Board on any issue within the District's jurisdiction which is not on the Agenda. The public may comment on any item on the Agenda at the time the item is before the Board for consideration. Any person wishing to speak will have 3 minutes to make their comment. There will be no dialog between the Board and the commenter as the law strictly limits the ability of Board members to discuss matters not on the agenda. We ask that you refrain from personal attacks during comment, and that you address all comments to the Board only. Any clarifying questions from the Board must go through the President. Comments from the public do not necessarily reflect the viewpoint of the Directors.

**C. CONSENT CALENDAR**

All matters listed under the CONSENT CALENDAR are considered by the District to be routine and will be enacted by one motion.

1. Approve Regular Board of Directors DRAFT Meeting minutes from January 18, 2023.
2. Approve Register of District Invoices.
3. Approve Resolution 2023-02 Re-Authorizing Remote Teleconference Meetings of the Legislative Body of the Town of Discovery Bay Community Services District Pursuant to the Brown Act Provisions.
4. Approve a Certificate of Appreciation to Captain Mark Johnson Signed by the President of the Board.

**D. AREA AGENCIES AND LIAISON REPORTS / PRESENTATIONS**

1. Supervisor Diane Burgis, District III Report.
2. Assembly Member Lori Wilson's Office Report.
3. Sheriff's Office Report.
4. CHP Report.
5. ~~Contra Costa Fire Report~~ (Assignment by Con Fire Pending).
6. Congressman Josh Harder's Office Report.

**E. PRESENTATIONS**

1. Recognition of Captain Mark Johnson's Service to TODB.
2. Discovery Bay General Plan Update.

**F. DISCUSSION AND POSSIBLE ACTION**

1. Discussion and Possible Action to Approve the Purchase of a New Ford F-250 Truck for the Water and Wastewater Department.

**G. MANAGER'S REPORT**

**H. GENERAL MANAGER'S REPORT**

**I. DIRECTOR REPORTS**

1. Standing Committee Reports.
  - a. Internal Operations Committee Meeting (Committee Members Michael Callahan and Kevin Graves) February 1, 2023.
  - b. Finance Committee Meeting (Committee Members Ashley Porter and Carolyn Graham) February 1, 2023.
  - c. Water & Wastewater Committee Meeting (Committee Members Ashley Porter and Kevin Graves) February 1, 2023.
2. Ad Hoc Committee Report.

**J. DIRECTORS REGIONAL MEETING AND TRAINING REPORTS**

1. Transplan Committee Meeting – January 12, 2023 (Director Carolyn Graham).

**K. CORRESPONDENCE**

**L. LEGAL REPORT**

**M. MUNICIPAL ADVISORY COUNCIL**

**N. FUTURE AGENDA ITEMS**

**O. ADJOURNMENT**

1. Adjourn to the next Regular Meeting of the Board of Directors on February 15, 2023, beginning at 7:00 p.m. at the Community Center located at 1601 Discovery Bay Boulevard.

"This agenda shall be made available upon request in alternative formats to persons with a disability, as required by the American with Disabilities Act of 1990 (42 U.S.C. § 12132) and the Ralph M. Brown Act (California

Government Code § 54954.2). Persons requesting a disability related modification or accommodation in order to participate in the meeting should contact the Town of Discovery Bay, at (925) 634-1131, during regular business hours, at least forty-eight hours prior to the time of the meeting.”

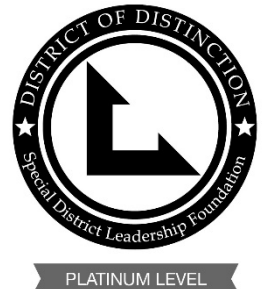
"Materials related to an item on the Agenda submitted to the Town of Discovery Bay after distribution of the agenda packet are available for public inspection in the District Office located at 1800 Willow Lake Road during normal business hours."



# TOWN OF DISCOVERY BAY

A COMMUNITY SERVICES DISTRICT

## SDLF Platinum-Level of Governance



President – Ashley Porter • Vice-President – Michael Callahan • Director – Kevin Graves • Director – Bryon Gutow • Director – Carolyn Graham

### MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE TOWN OF DISCOVERY BAY Wednesday January 18, 2023 7:00 P.M.

#### REGULAR MEETING 7:00 P.M.

#### A. ROLL CALL AND PLEDGE OF ALLEGIANCE

1. Called meeting to order 7:00 p.m.
2. Pledge of Allegiance was led by President Ashley Porter.
3. Roll Call was taken and all members of the Board were present.

#### B. PUBLIC COMMENTS (Individual Public Comments will be limited to a 3-minute time limit)

There were two public comments.

- Trevor Page, Field Representative for Assemblymember Lori Wilson's Office, joined via telephone. They are looking for a representative from the Discovery Bay or Oakley area to join them in their office.
- A resident whose home is on Bixler Road asked to be directed to the correct agency to assist him with the flooding issues he is experiencing.

#### C. CONSENT CALENDAR

All matters listed under the CONSENT CALENDAR are considered by the District to be routine and will be enacted by one motion.

1. Approve Regular Board of Directors DRAFT Meeting minutes from December 21, 2022.
2. Approve Register of District Invoices.
3. Approve Resolution 2023-01 Re-Authorizing Remote Teleconference Meetings of the Legislative Body of the Town of Discovery Bay Community Services District Pursuant to the Brown Act Provisions.
4. Elect Board Officers for Calendar Year 2023 – Ashley Porter Board President and Michael Callahan Vice-President.
5. Accept \$6000 Donation from Veolia North America to the Community Center.

Vice-President Callahan made a Motion to Approve the Consent Calendar.

President Porter seconded.

Vote: Motion carried – AYES: 5, NOES 0, ABSTAINED 0, ABSENT 0.

Out-going President Graves passed the gavel to newly elected President Ashley Porter.

#### D. AREA AGENCIES AND LIAISON REPORTS / PRESENTATIONS

None.

#### E. PRESENTATIONS

1. Recognition of Director Kevin Graves' Service as President of the Board 2022.
  - President Ashley Porter presented Director Graves with a plaque and thanked him for his service as the 2022 President of the Town of Discovery Bay Board of Directors.

- Claire Alaura, District Representative for the Office of California State Senator Steven M. Glazer, presented Director Graves a certificate to thank him for his service as the 2022 President of the Town of Discovery Bay Board of Directors.

2. Veolia Presentation.

Anthony Harper, Project Manager of Veolia, presented monthly reports for November 2022 and December 2022.

- 4873 safe working days.
- Hydrant flushing is conducted annually.
- Conductivity annual average was with-in limit of <2,400.

**F. DISCUSSION AND POSSIBLE ACTION**

1. Discussion and Possible Action Regarding Board Member Appointments to Standing Committees.

One resident had a public comment. He stated his opinion that one committee member should be a holdover from the previous appointment to maintain continuity.

The Board selected Committees for a two-year appointment. Selections were made by each Board Member in order of Member seniority: President Porter, Vice-President Callahan, Director Graves, Director Gutow and Director Graham.

<u>Standing Committee Name</u>	<u>Director Appointed</u>	<u>Director Appointed</u>
Finance	Director Carolyn Graham	President Ashley Porter
Water and Wastewater	President Ashley Porter	Director Kevin Graves
Internal Operations	Vice-President Michael Callahan	Director Kevin Graves
Parks and Recreation	Vice-President Michael Callahan	Director Bryon Gutow
Communications	Director Bryon Gutow	Director Carolyn Graham

2. Discussion and Possible Action Related to Board Member Appointments to Regional Committees.

The Board selected Regional Committees based on Member seniority: President Porter, Vice-President Callahan, Director Graves, Director Gutow and Director Graham.

<u>Regional Committee Name</u>	<u>Primary Director</u>	<u>Alternate Director</u>
Contra Costa County Aviation Advisory Committee	Director Kevin Graves	Director Bryon Gutow
Contra Costa County Code Enforcement	Director Bryon Gutow	Director Carolyn Graham
Contra Costa County Special Districts Association	President Ashley Porter	Director Kevin Graves
Contra Costa County Fire Protection District Liaison	Director Carolyn Graham	Vice-President Michael Callahan
East County Water Management Association	President Ashley Porter	Director Carolyn Graham
LAFCO Liaison	Vice-President Michael Callahan	President Ashley Porter
Police Services (P6) Committee	Vice-President Michael Callahan	Director Bryon Gutow
School District Representative Liaison	Director Kevin Graves	Vice-President Michael Callahan

3. Discussion and Possible Action to Set the Date and Time of the 2023 Annual Board Workshop.

Presented by General Manager, Dina Breitstein.

- Staff proposed March 2, 2023 at 4:00pm at the Community Center as the date for the Annual Board Workshop.

Director Graham made a Motion to Approve the Date and Time of the 2023 Annual Board Workshop.  
Director Graves seconded.

Vote: Motion carried – AYES: 5, NOES 0, ABSTAINED 0, ABSENT 0.

**G. MANAGER’S REPORT**

None.

**H. GENERAL MANAGER’S REPORT**

General Manager, Dina Breitstein, gave an update on the recent storms.

- Some trees and branches came down and were cleaned-up by landscape department with Veolia assisting,
- The Board commended the General Manager and staff for all of their efforts that went above and beyond during this time.

**I. DIRECTOR REPORTS**

None.

**J. DIRECTORS REGIONAL MEETING AND TRAINING REPORTS**

1. TRANSPLAN Committee Meeting – December 8, 2022 (Director Carolyn Graham).

**K. CORRESPONDENCE**

None.

**L. LEGAL REPORT**

None.

**M. MUNICIPAL ADVISORY COUNCIL**

None.

**N. FUTURE AGENDA ITEMS**

None.

**O. ADJOURNMENT**

1. Adjourned at 7:42pm to the next Regular Meeting of the Board of Directors on February 1, 2023, beginning at 7:00 p.m. at the Community Center located at 1601 Discovery Bay Boulevard.

“This agenda shall be made available upon request in alternative formats to persons with a disability, as required by the American with Disabilities Act of 1990 (42 U.S.C. § 12132) and the Ralph M. Brown Act (California Government Code § 54954.2). Persons requesting a disability related modification or accommodation in order to participate in the meeting should contact the Town of Discovery Bay, at (925) 634-1131, during regular business hours, at least forty-eight hours prior to the time of the meeting.”

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# Town of Discovery Bay

*"A Community Services District"*

## STAFF REPORT

Meeting Date

February 1, 2023

**Prepared By:** Julie Carter, Finance Manager & Lesley Marable, Accountant  
**Submitted By:** Dina Breitstein, General Manager

### Agenda Title

Approve Register of District Invoices.

### Recommended Action

Staff recommends that the Board approve the listed invoices for payment.

### Executive Summary

District invoices are paid on a regular basis, and must obtain Board authorization prior to payment. Staff recommends Board authorization in order that the District can continue to pay warrants in a timely manner.

### Fiscal Impact:

**Amount Requested** \$ 335,281.83

**Sufficient Budgeted Funds Available?:** Yes (If no, see attached fiscal analysis)

**Prog/Fund #** See listing of invoices. **Category:** Operating Expenses and Capital Improvements

### Previous Relevant Board Actions for This Item

### Attachments

Request For Authorization to Pay Invoices for the Town of Discovery Bay CSD 2022/2023

AGENDA ITEM: C2

**Request for Authorization to Pay Invoices**  
**For The Meeting On February 1, 2023**  
**Town of Discovery Bay CSD**  
**Fiscal Year 7/22 - 6/23**

Pacific Gas & Electric	\$88,497.24
W.R. Forde Associates, Inc.	\$86,364.22
Luhdorff & Scalmanini	\$59,478.64
J.W. Backhoe & Construction, Inc.	\$44,122.19
Aetypic, Inc.	\$13,337.50
U.S. Bank Corporate Payment System	\$12,289.13
BSK Associates	\$4,334.00
Grainger	\$3,920.26
Freedom Mailing Service, Inc	\$3,377.02
Univar Solutions USA Inc.	\$3,292.62
Janitorial Plus	\$3,090.00
SWRCB	\$2,297.00
Brentwood Ace Hardware	\$2,123.18
City Of Brentwood	\$1,935.00
Water Utility Refund Customers	\$1,351.62
Bob Harkrader & Sons Trucking, Inc.	\$1,345.54
Town of Discovery Bay CSD	\$1,336.41
Contra Costa Health Services	\$730.00
ODP Office Solutions, LLC	\$423.83
ASCAP	\$420.00
Gladwell Governmental Services, Inc.	\$300.00
SDRMA	\$276.77
Upper Case Printing, Inc.	\$189.01
UniFirst Corporation	\$151.10
Alhambra	\$76.89
Discovery Pest Control	\$73.44
County Of Contra Costa, Dept of Info Tec	\$61.00
Secretary of State	\$40.00
Verizon Wireless	\$25.02
Cintas	\$23.20

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**\$335,281.83**





**TOWN OF DISCOVERY BAY  
COMMUNITY SERVICES DISTRICT  
RESOLUTION 2023-02**

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TOWN DISCOVERY BAY COMMUNITY SERVICES DISTRICT RE-AUTHORIZING REMOTE TELECONFERENCE MEETINGS OF THE LEGISLATIVE BODY OF THE TOWN OF DISCOVERY BAY COMMUNITY SERVICES DISTRICT PURSUANT TO BROWN ACT PROVISIONS**

WHEREAS, the Town of Discovery Bay Community Services District (the "Town") is committed to preserving and nurturing public access and participation in meetings of the Board of Directors; and

WHEREAS, all meetings of the Town's legislative body are open and public, as required by the Ralph M. Brown Act (Cal. Gov. Code 54950 – 54963), so that any member of the public may attend, participate, and watch the District's legislative body conduct their business; and

WHEREAS, the Brown Act, Government Code section 54953(e), makes provision for remote teleconferencing participation in meetings by members of a legislative body, without compliance with the requirements of Government Code section 54953(b)(3), subject to the existence of certain conditions; and

WHEREAS, the Town's Board of Directors previously adopted a Resolution, Number 2021-16 on October 20, 2021, finding that the requisite conditions exist for the legislative body of the Town to conduct remote teleconference meetings without compliance with paragraph (3) of subdivision (b) of section 54953; and

WHEREAS, as a condition of extending the use of the provisions found in section 54953(e), the Board of Directors must make findings that the Board has reconsidered the circumstances of the state of emergency that exist in the Town, and that either the state of emergency continues to directly impact the ability of the members to meet safely in person, or State or local officials continue to impose or recommend measures to promote social distancing; and

WHEREAS, on March 4, 2020, the Governor proclaimed a State of Emergency continues to exist throughout California as a result of the threat of COVID-19; and

WHEREAS, currently the dominant strain of COVID-19 in the country continues to be more transmissible than prior variants of the virus, may cause more severe illness, and that even fully vaccinated individuals can spread the virus to others resulting in rapid and alarming rates of COVID-19 cases and hospitalizations, therefore, meeting in person would present imminent risks to the health or safety of attendees and members; and

WHEREAS, the Cal-OSHA adopted emergency regulations (Section 3205) imposing requirements on California employers, including measures to promote social distancing remain in effect; and

WHEREAS, the Contra Costa County Health Officer, through guidance and current health orders, strongly encourages indoor masking for everyone, regardless of vaccination status, recommends measures for social distancing when individuals have been exposed to COVID-19, and also acknowledges that close contact to other persons increases risk of transmission.

NOW, THEREFORE, THE BOARD OF DIRECTORS OF THE TOWN OF DISCOVERY BAY COMMUNITY SERVICES DISTRICT DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals. The Recitals set forth above are true and correct and are incorporated into this Resolution by this reference.

Section 2. AB 361 Compliance. The Board of Directors began using teleconferencing in accordance with subdivision (e) of Section 54953 of the Government Code, as amended by AB 361, on October 20, 2021, and have made the requisite findings by majority vote not later than 30 days after October 20, 2021, and every 30 days thereafter.

Section 3. State of Emergency. The Board of Directors hereby reconsiders the circumstances of the current State of Emergency proclaimed by the Governor on March 4, 2020, and find that the ongoing conditions of the State of Emergency directly impact the ability of members to meet safely in person.

Section 4. Measures to Promote Social Distancing. The Board of Directors hereby finds that Cal-OSHA and the County Health Official continue to recommend measures to promote physical distancing.

Section 5. Remote Teleconference Meetings. The General Manager of the Town of Discovery Bay Community Services District is hereby authorized and directed to take all actions necessary to carry out the intent and purpose of this Resolution including, conducting open and public meetings in accordance with Government Code section 54953(e) and other applicable provisions of the Brown Act.

Section 6. Effective Date of Resolution. This Resolution shall take effect immediately upon its adoption.

---

Ashley Porter  
Board President

I hereby certify that the foregoing Resolution was duly adopted by the Board of Directors of the Town of Discovery Bay Community Services District at a meeting, held on February 1, 2023, by the following vote of the Board:

AYES:  
NOES:  
ABSENT:  
ABSTAIN:

---

Dina Breitstein  
Board Secretary



# Town of Discovery Bay

*"A Community Services District"*

## STAFF REPORT

**Meeting Date**

February 1, 2023

**Prepared By:** Allan Cantando, Assistant General Manager  
**Submitted By:** Dina Breitstein, General Manager

**Agenda Title**

Approve a Certificate of Appreciation to Captain Mark Johnson Signed by the President of the Board.

**Recommended Action**

Authorize the President of the Board to sign a Certificate of Appreciation to Captain Mark Johnson For Providing Exceptional Public Safety to the Town of Discovery Bay.

**Executive Summary:**

Captain Mark Johnson was assigned to The Town of Discovery Bay in January of 2020. During his tenure, he supervised two resident deputies who were responsible for public safety in our community. Captain Johnson's proactive law enforcement approach, his attention to detail, and his care for our community made The Town of Discovery Bay a safe place to live, work and play.

The attached certificate, to be signed by the Board President, is intended to convey the Board's appreciation for the exceptional public safety service to the Town of Discovery Bay.

**Previous Relevant Board Actions for This Item**

**Attachments**

1. Draft Certificate of Appreciation

AGENDA ITEM: C4



# CERTIFICATE

OF APPRECIATION

PROUDLY PRESENTED TO

*Captain Mark Johnson*

Our most sincere appreciation and gratitude for providing exceptional public service to the Town of Discovery Bay.

**ASHLEY PORTER, BOARD PRESIDENT  
TOWN OF DISCOVERY BAY CSD**





ENVISION  
**CONTRA COSTA 2040**

**Discovery Bay CSD**

February 1, 2023

# Envision Contra Costa 2040



**General  
Plan**



**Zoning  
Code**



**Climate  
Action Plan**



# What is the General Plan?

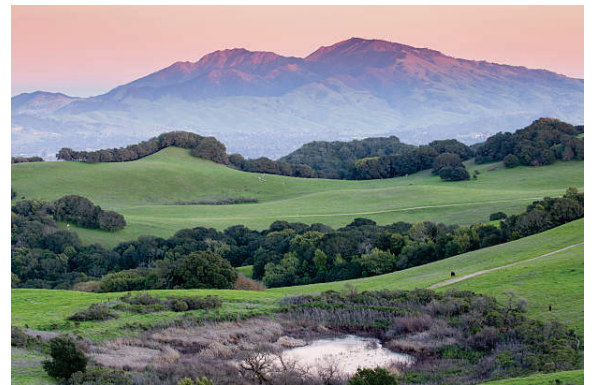
- » The “constitution” for local land use planning
  - Each city and county must have an adopted General Plan
  - The General Plan is a jurisdiction’s highest land use planning document and the basis for its land use decisions
  - Establishes a vision and provides direction for future development
  - Balances growth, conservation, and quality of life



# Why is the General Plan Important?

The General Plan affects many aspects of our lives, including:

- » Housing and job opportunities available in our communities
- » Community character and design
- » Public facilities and services (police, fire, parks, etc.)
- » Roadway design and construction
- » Risks to people and property from natural and human-caused hazards
- » Resource conservation





## **Why Update the General Plan Now?**

- » Existing General Plan is over 32 years old and doesn't address many of the challenges communities currently face
- » SB 375 – Sustainable Communities Strategy/Plan Bay Area
- » AB 379 – Climate Change Adaptation and Resilience
- » SB 1000 – Environmental Justice
- » Numerous new laws related to housing
- » New laws related to wildfires and public safety
- » Consistency with other plans and initiatives (e.g., Local Hazard Mitigation Plan, Adapting to Rising Tides, Land Use and Resource Management Plan for the Delta)

# Components of the General Plan

## Existing Elements

3. Land Use
4. Growth Management
5. Transportation and Circulation
6. Housing
7. Public Facilities and Services
8. Conservation
9. Open Space
10. Safety
11. Noise

## Envision 2040 Elements

3. Stronger Communities
4. Land Use
5. Transportation
6. Housing
7. Conservation, Open Space, and Working Lands
8. Public Facilities and Services
9. Health and Safety
10. Growth Management

# Four Themes Throughout the New Plan

» Economic Development



» Environmental Justice



» Sustainability

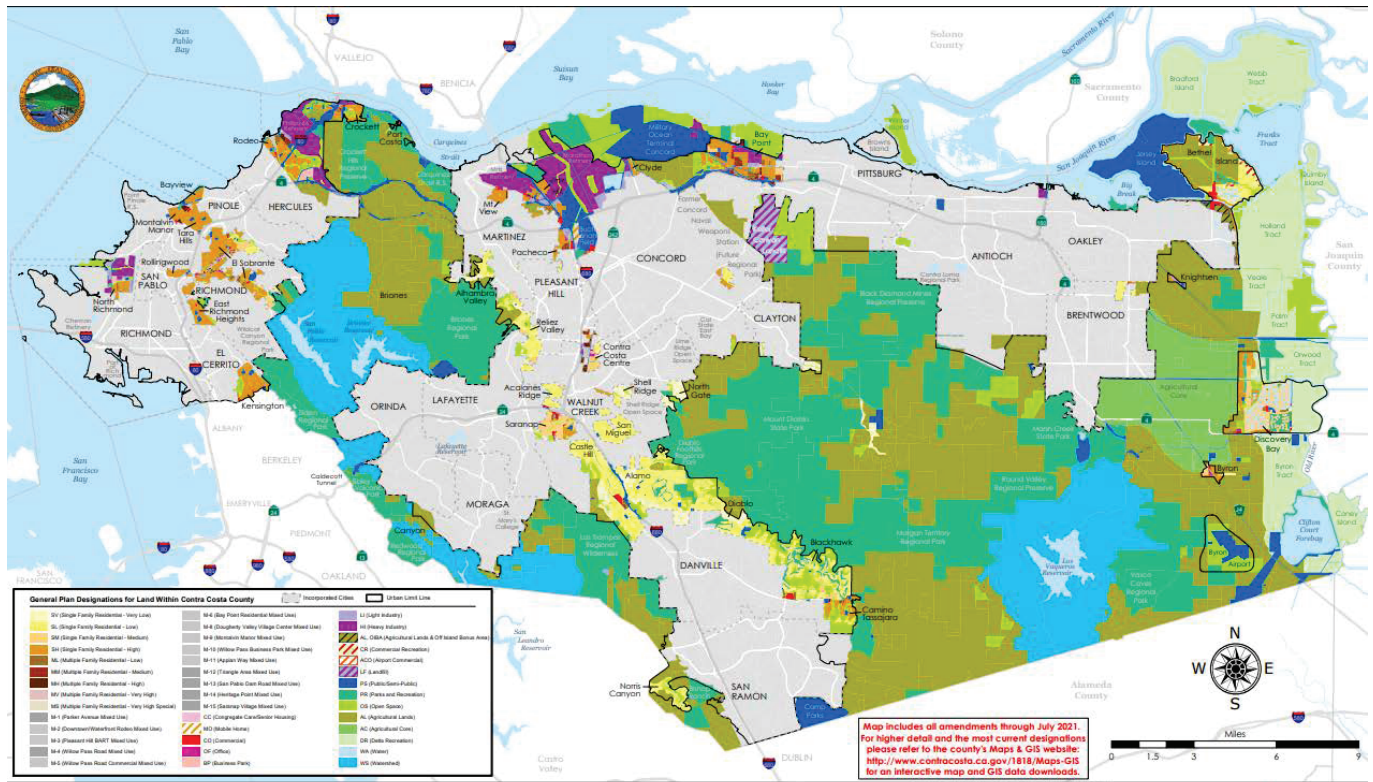


» Community Health



# General Plan Land Use Map

Land use designations specify the type and intensity of development, public uses, land to be preserved, etc.

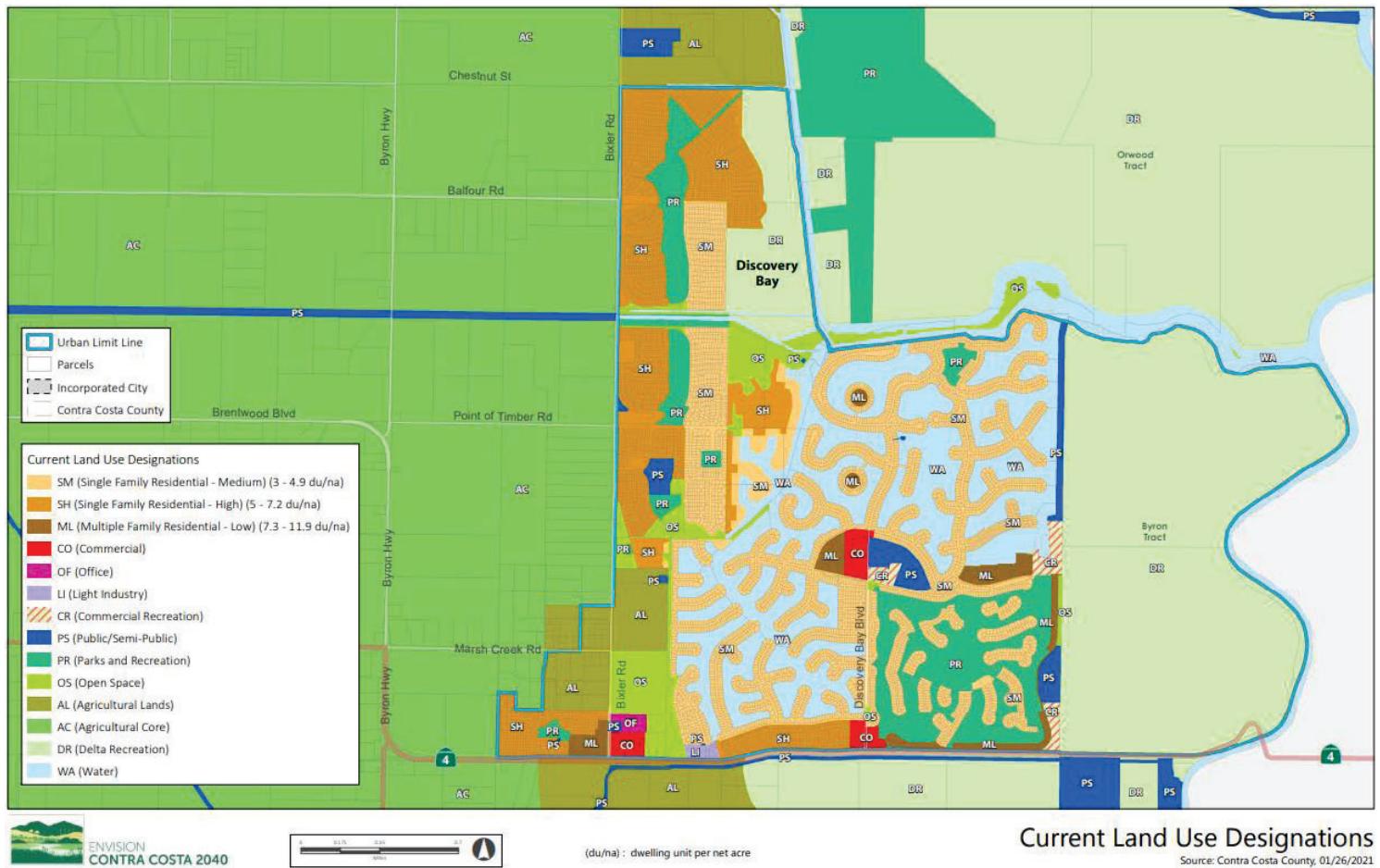


Prepared by the Department of Conservation and Development

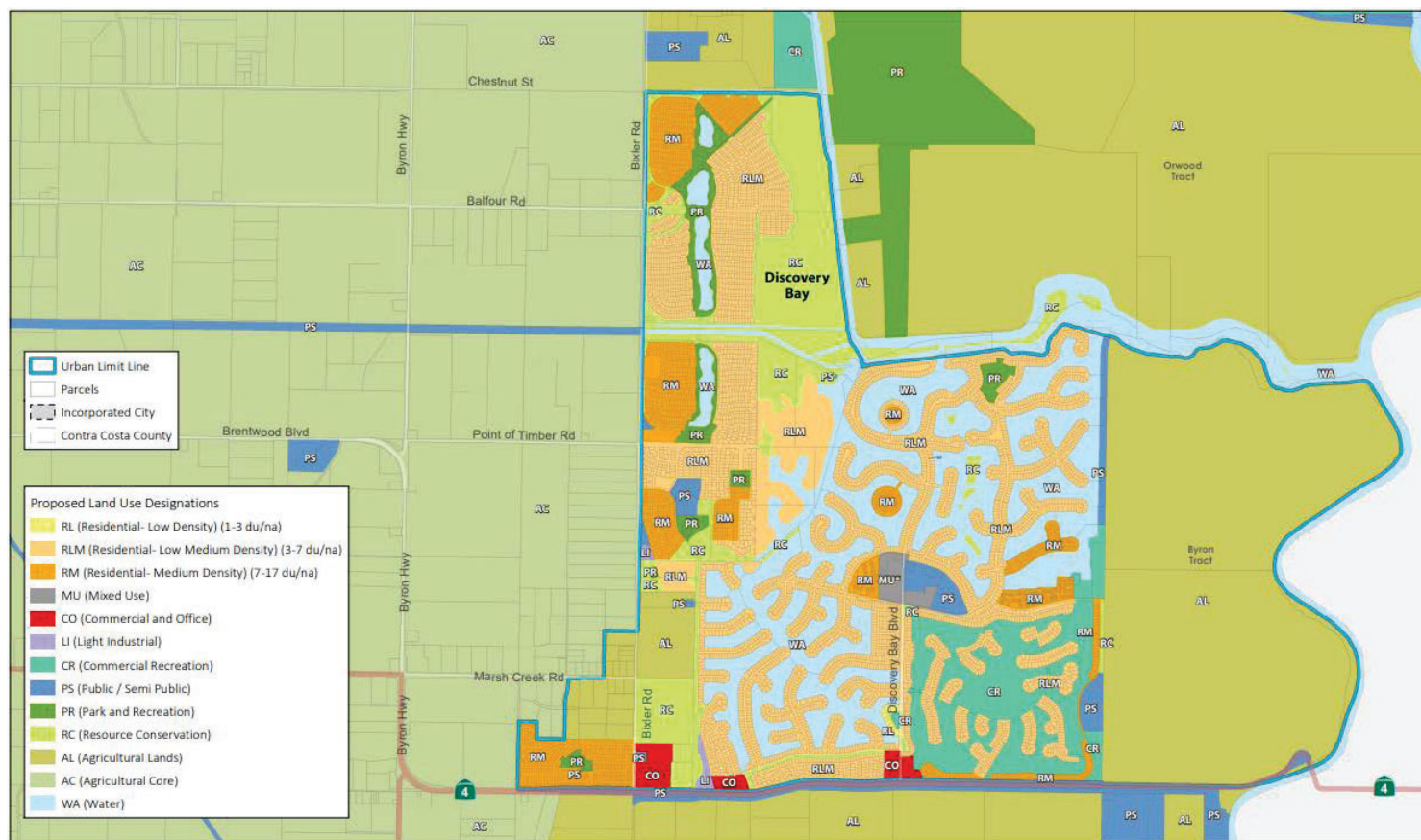
ANTIOCH  
 Alamo Incorporated Areas  
 Unincorporated Areas

## ENVISION CONTRA COSTA 2040

# Discovery Bay Existing Land Use Map



# Discovery Bay Draft Land Use Map



(du/na) : dwelling unit per net acre

**DRAFT** Proposed Land Use Designations

Source: Contra Costa County, 01/26/2021

# Discovery Bay Community Profile

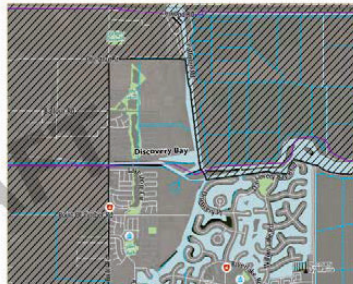
## DISCOVERY BAY | CONTEXT

Discovery Bay is a relatively new community in eastern Contra Costa County, shaped as a planned community from agricultural land previously zoned the "Byron tract" in 1964. The original development was envisioned as a recreational community with homes situated on the warm Delta waters with access to nearby neighborhood-serving amenities. The area was originally excavated to create a network of canals with residential lots, and has grown into a full-service town with a community services district that coordinates water, sewer, and recreation services.



Residents enjoy the outdoor amenities in their small community including the golf course at the Discovery Bay Country Club, Discovery Bay Marina, several parks, and surrounding agricultural and open space land. Discovery Bay is primarily comprised of residential land uses along the canals, with pockets of commercial and office spaces that fulfill some daily service needs, including a shopping center at the corner of Highway 4 and Baker Road that is anchored with a major grocery store. However, it has been difficult to attract commercial and office development by the community as some properties in town remain vacant. Residents cite their isolation from neighboring towns as a challenge for access to employment and education opportunities. Residents are interested in improving pedestrian and bicycle safety along routes to schools and would like a high school to be established in Discovery Bay.

The network of canals that provides recreational and aesthetic benefits also hinders emergency access, and residents are concerned with ingress and egress circulation in the event of a disaster. Furthermore, the community's close proximity to the water increases their risk of inundation from sea level rise.



## DISCOVERY BAY | CONTEXT (CONTINUED)

### WHO LIVES IN DISCOVERY BAY?

<b>Median Age</b> 52 years old in Discovery Bay	<b>Average Life Expectancy</b> 81 years old in Discovery Bay	<b>Median Household Income</b> \$109,773 in Discovery Bay	<b>Race</b> 82% White 10% Asian 4% American Indian and Alaska Native
<b>VS</b>	<b>VS</b>	<b>VS</b>	<b>Ethnicity</b> 12% Hispanic or Latino
39 years old in Contra Costa County	81 years old in Contra Costa County	\$58,458 in Contra Costa County	

### Hazards

- Coastal flooding
- Drought
- Extreme heat
- Flooding
- Human health hazards
- Seismic hazards (liquefaction)
- Sea level rise
- Severe storms

### Major Vulnerabilities

Cost-burdened households, households in poverty, and persons with chronic illnesses are vulnerable to coastal flooding.

Households in poverty, cost-burdened households, and low-income households are vulnerable to sea level rise.

Persons living on single access roads are vulnerable to coastal flooding, seismic hazards, and severe storms.

The Discovery Bay Fire Station and East Contra Costa Fire Protection District buildings are vulnerable to coastal flooding.

The Discovery Bay Elementary School, All God's Children Christian School, and Timber Point School are vulnerable to coastal flooding.

The information on this page presents a summary of hazards and vulnerabilities in Discovery Bay based on the Contra Costa County Vulnerability Assessment; please see the online Vulnerability Assessment for a full description of these hazards and vulnerabilities.

## DISCOVERY BAY | GUIDANCE (CONTINUED)

### POLICIES

1. Enhance access and connections to regional parks and open space.
2. Coordinate with the community to improve emergency access and evacuation plans.
3. Promote and encourage the development of job-generating uses.
4. Support establishment of a senior housing project in the vicinity of Point of Timber Road.

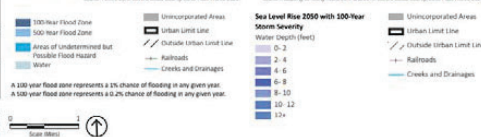
### ACTIONS

1. Study the feasibility of adding another access road into the community to improve safety and disaster response.
2. Create safe routes to all schools, especially to Facerbor Middle School.
3. Add a sports field complex, possibly on the east side of Discovery Bay.
4. Provide bathrooms and better maintenance at Siffer Park and consider transitioning ownership to the Community Services District.
5. Designate a portion of the Cecchini Ranch property for job-generating uses.
6. Move the northern portion of Cecchini Ranch, which is under an agricultural conservation easement, outside of the Urban Limit Line.

### FLOOD ZONES



### SEA LEVEL RISE



## **Housing Element Update**

- » Housing Element is updated every eight years (known as the “housing cycle”)
- » Bay Area Regional Housing Needs Determination: 441,176 units
- » Countywide Regional Housing Needs Allocation (RHNA): 49,049
- » Contra Costa County (unincorporated area) RHNA: 7,610
- » Contra Costa County RHNA for current housing cycle: 1,367
- » State law prohibits the RHNA from being concentrated in a few neighborhoods or areas, i.e., it must be dispersed
- » Discovery Bay’s allocated 494 units (6.5% of RHNA)
- » Draft Housing Element submitted for State review on 1/20/23
- » Adoption anticipated in May/June 2023



# What is the Zoning Code?

- » Zoning districts and map that's consistent with the General Plan land use map
- » Regulations that control physical development
  - Permitted uses
  - Permitting requirements
  - Specific site development standards – parcel sizes, setbacks, parking, lighting, signage, fences, trash enclosures, etc.
- » **General Plan vs. Zoning Code**
  - Zoning Codes implement the General Plan with specific development regulations:
    - General Plan → “Residential”
    - Zoning Code → “Single-family; Multiple-family”

# Climate Action Plan (CAP) Update

## » What is the CAP?

- Implements the climate-related policy direction in the General Plan
- Sets greenhouse gas (GHG) emissions reduction targets
- Establishes a plan for reaching targets



## » Why is the CAP being updated?

- State law has changed since the CAP was adopted in 2015
- New reduction strategies are available
- Evolving understanding of resilience and adaptation
- Opportunity to improve how the CAP is implemented
- More extensive support for greater equity
- CAP can better integrate with the new General Plan

# **Environmental Impact Report (EIR)**

- » **California Environmental Quality Act (CEQA) requires disclosure of a project’s potential impacts on the physical environment**
- » **EIR must:**
  - Disclose information about the effects the project could have on the physical environment
  - Identify measures to mitigate environmental impacts
  - Describe feasible alternatives to the proposed project
- » **Public review**
  - Initial 30-day scoping period – tell us what to analyze
  - Minimum 45-day review of draft EIR – comment on the analysis

# Opportunities for Public Involvement

- » [Envisioncontracosta2040.org](http://Envisioncontracosta2040.org)
- » Community Meetings
- » Municipal Advisory Councils
- » HazMat Commission
- » Sustainability Commission
- » Sustainability Committee
- » County Planning Commission
- » Board of Supervisors



Over 120 meetings so far

# Online Participation



## Envision Contra Costa 2040

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Events ▾

Documents

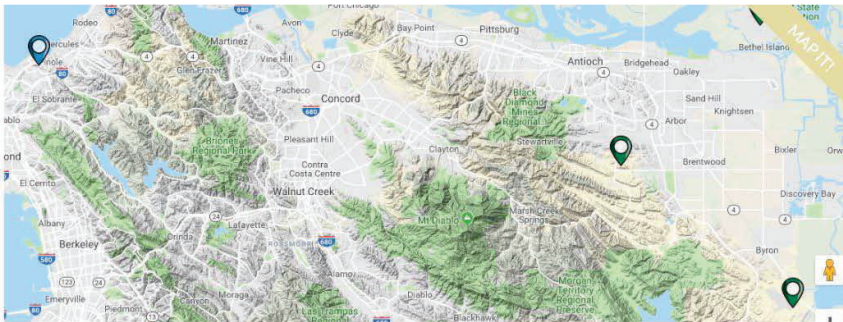
Participate Online

Contact Us

Additional Resources

## Online Engagement

### What are your ideas?



Sign up for our mailing list!

Enter your email address:

Sign up

[envisioncontracosta2040.org/online-engagement](https://envisioncontracosta2040.org/online-engagement)

ENVISION **CONTRA COSTA 2040**

# Online Participation



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Additional Resources

## Documents

▶ Background Documents

▶ Existing Conditions Documents

▶ Climate Action Plan Documents

▶ Environmental Justice Documents

▶ Draft General Plan Goals, Policies, and Actions

▶ Draft Housing Element

▶ Current and Draft General Plan Land Use Maps

▶ Draft Community Profiles

▶ Environmental Analysis Documents

 Past Meeting Materials

[envisioncontracosta2040.org/documents](https://envisioncontracosta2040.org/documents)

ENVISION **CONTRA COSTA 2040**



# Questions?

## **Contact Information**

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[will.nelson@dcd.cccounty.us](mailto:will.nelson@dcd.cccounty.us)

Daniel Barrios, Senior Planner

(925) 655-2901

[daniel.barrios@dcd.cccounty.us](mailto:daniel.barrios@dcd.cccounty.us)

[envisioncontracosta2040.org](http://envisioncontracosta2040.org)





# Town of Discovery Bay

*"A Community Services District"*

## STAFF REPORT

Meeting Date

February 1, 2023

**Prepared By:** Aaron Goldsworthy, Water & Wastewater Manager

**Submitted By:** Dina Breitstein, General Manager

### Agenda Title

Discussion and Possible Action to Approve the Purchase of a New Ford F-250 Truck for the Water and Wastewater Department.

### Recommended Action

To approve the purchase of a new truck for the Water and Wastewater Department and authorize the General Manager to sign the purchase agreement.

### Executive Summary

The Water and Wastewater Department has budgeted funds to purchase a new truck. Due to COVID -19 supply chain delays and issues the purchase was placed on hold.

Currently, Bill Brandt Ford has a truck in stock for purchase. Staff is requesting the approval to purchase the truck for the Water and Wastewater Department at the government rate.

The Town's Policy 011 requires all purchases in excess of \$50,000 to be authorized by the Board of Directors at a Regular or Special Meeting of the Town. Due to the extremely limited inventory for trucks with similar specifications, it was not feasible to obtain least three price quotations.

### Truck Details:

Year:2022

Make:Ford

Model: F-250

Purchase Price:\$57,923.94

### Fiscal Impact:

**Amount Requested \$ 57,923.94**

**Sufficient Budgeted Funds Available?: Yes** (If no, see attached fiscal analysis)

**Prog/Fund # Water & Wastewater Vehicle Revolving Fund**

### Previous Relevant Board Actions for This Item

### Attachments

Quote from Bill Brandt Ford

AGENDA ITEM: F1

# BILL BRANDT



8100 Brentwood Blvd.  
Brentwood, CA 94513

Bus: (925) 634-3551  
Fax: (925) 634-1298  
Cell: (925) 519-9403

**Jim Brandt**  
Dealer - President

jbrandt@billbrandtford.com  
www.billbrandtford.com

DEALER 72V803

VIN 1FD7X2A67NEF35986

	Suggested Retail Price
F25H 4X2 SUPER CAB PICKUP/164	41980 00
2022 MODEL YEAR	
21 OXFORD WHITE	
AS MEDIUM EARTH GRAY VINYL	
PREFERRED EQUIPMENT PKG. 600A	
.XL TRIM	
572 .AIR CONDITIONING -- CFC FREE	NC
.AM/FM STEREO MP3/CLK	
996 .6.2L EFI V-8 ENGINE	NC
44S 6-SPEED AUTOMATIC TRANS G	NC
TDS .LT245/75R17E BSW ALL-SEASON	
X37 3.73 RATIO REGULAR AXLE	NC
90L POWER EQUIPMENT GROUP	1100 00
66D PICKUP BOX DELETE	625 00-
JOB #1 ORDER	
153 FRONT LICENSE PLATE BRACKET	NC
17F XL DECOR PACKAGE	NC
19Z 4G LTE WI-FI HOTSPOT REMOVAL	20 00-
10000# GVWR PACKAGE	
42S 50 STATE EMISSIONS	NC
43C 110V/400W OUTLET	175 00
512 SPARE TIRE AND WHEEL	295 00
52B TRAILER BRAKE CONTROLLER	300 00
TELESCFNG TT MIRR-POWR/HTD SIG JACK	
63R REAR STAB BAR W/ AUX SPRINGS	125 00
66S UPFITTER SWITCHES	165 00
67D 200AMP (6.2L)/240CMP (6.7L) ALTR	NC
872 REAR VIEW CAMERA & PREP KIT	415 00
96V XL VALUE PACKAGE	395 00
.CRUISE CONTROL	
TOTAL OPTIONS/OTHER	2325 00
TOTAL VEHICLE & OPTIONS/OTHER	44305 00
DESTINATION & DELIVERY	1795 00
<b>TOTAL FOR VEHICLE</b>	<b>46100 00</b>
FUEL CHARGE	
SHIPPING WEIGHT 5852 LBS.	
<b>TOTAL</b>	<b>46100 00</b>

\$ 39,800.-  
 13,340.- Service Body  


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 53,140.-  
 85.- Doc Fee  
 8.75 Tire Fee  
 33.- E-File Fee  
 4,657.19 TAX 8.75%  


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 \$ 57,923.94

Dlane Burgls, Chair  
Contra Costa County  
Board of Supervisors

Shanelle Scales-Preston,  
Vice-Chair  
Pittsburg  
City Council

Joel Bryant  
Brentwood  
City Council

Aaron Meadows  
Oakley  
City Council

Lamar Thorpe  
Antioch  
City Council

Kerry Motts  
Antioch  
Planning Commission

Anita Roberts  
Brentwood  
Planning Commission

Shannon Shaw  
Oakley  
Planning Commission

Sarah Foster  
Pittsburg  
Planning Commission

Bob Mankin  
Contra Costa  
Planning Commission

Staff Contact:  
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TRANSPLAN  
30 Muir Road  
Martinez CA 94553  
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(925) 655-2918  
Email  
[Robert.sarmiento@dcd.cccounty.us](mailto:Robert.sarmiento@dcd.cccounty.us)  
Website  
<http://www.transplan.us>

# TRANSPLAN Committee Meeting

## Thursday, January 12, 2023 – 6:30 PM

To slow the spread of COVID-19, the Contra Costa County Health Officer's most recent order of March 31, 2020, continues to prevent public gatherings. In lieu of a public gathering, the TRANSPLAN meeting will be accessible via Zoom Meeting to all members of the public, as permitted by the Governor's Executive Order 29-20. Members of the public may participate in the meeting online, or by telephone. To participate in the meeting please use the information.

### Join Zoom Meeting:

<https://cccounty-us.zoom.us/j/81128312970>

### Or Telephone:

#### Dial:

USA 214 765 0478 US Toll  
USA 888 278 0254 US Toll-free  
Conference code: 841892

In lieu of making public comments at the meeting, members of the public also may submit public comments before or during the meeting by emailing comments to Robert Sarmiento at [Robert.Sarmiento@dcd.cccounty.us](mailto:Robert.Sarmiento@dcd.cccounty.us) or at (925) 655-2918.

All comments submitted by email to the above email address before the conclusion of the meeting will be included in the record of the meeting. When feasible, the Board Chair, or designated staff, also will read the comments into the record at the meeting, subject to a two-minute time limit per comment.

The TRANSPLAN Chair may reduce the amount of time allotted to read comments at the beginning of each item or public comment period depending on the number of comments and the business of the day. Your patience is appreciated. A break may be called at the discretion of the Board Chair.

We will provide reasonable accommodations for persons with disabilities to participate in TRANSPLAN meetings if they contact staff at least 48 hours before the meeting. Please contact Robert Sarmiento at [robert.sarmiento@dcd.cccounty.us](mailto:robert.sarmiento@dcd.cccounty.us).

## AGENDA

Items may be taken out of order based on the business of the day and preferences of the Committee.

1. **OPEN** the meeting. *6:30*
2. **ADOPT** a resolution authorizing TRANSPLAN to conduct teleconference meetings under Government Code section 54953(e) and make related findings (Assembly Bill 361-Open meetings: state and local agencies: teleconferences). ♦ **Page 3**
3. **ACCEPT** public comment on items not listed on agenda.  
Consent Items (see attachments where noted [♦])
4. **ADOPT** minutes from 12/8/22 TRANSPLAN Meeting. ♦ **Page 8**
5. **ACCEPT** environmental register. ♦ **Page 13**
6. **ACCEPT** status report on major East County transportation projects. ♦ **Page 17**
7. **ACCEPT** miscellaneous communication:
  - a. Letter from the Contra Costa Transportation Authority (CCTA) Re: December 21, 2022 Board Meeting
  - b. December 9, 2022 TRANSPAC Meeting Status Letter ♦ **Page 26**

Shahelle  
Social Pres ter  
Chair

Vice Chair  
Wha  
Tranpe

Action/Discussion Items (see attachments where noted [♦])

8. **ELECT Chair and Vice-Chair for 2023:** The TRANSPLAN Committee elects its officers on a rotational basis at the beginning of each calendar year. Elections of chair and vice chair are done in two separate motions. Both must be elected officials. The attachment shows the history of TRANSPLAN elections since 2015. ♦ **Page 30**

9. **APPOINT TRANSPLAN Alternate Representative to the Contra Costa Transportation Authority (CCTA) Board.** The attachment shows the history of TRANSPLAN appointments to the CCTA Board since 2011. ♦ **Page 33**

10. **ADJOURN** to next meeting on Thursday, February 9, 2023, at 6:30 p.m. or other date/time as deemed appropriate by the Committee.

6:30  
Shahelle