



POINT SAN PEDRO ROAD COALITION

"Promoting Quality of Life in our Community"

June 29, 2021

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San Rafael Planning Commission
c/o Barry Miller

Dear Barry and Commission:

The Point San Pedro Road Coalition respectfully requests the following changes to the General Plan 2040 text:

On page 4-81, Program NH-5.6B: With regard to subsection (e), the FEIR struck the following language that was originally in the DEIR:

e) Collaborate with residents to ensure that any modifications to the existing Operating Permit remain within the restrictions imposed by existing and future court orders.

To ensure that the benefits of state land use law and the permit conditions that regulate Quarry operations are conferred on local residents, and to avoid slipping back into the adversarial relationship that local residents had with the Quarry before the 2010 permit was approved, we suggest GP2040 include the following text:

e) With input from residents, confirm that Quarry Operations and any proposed Operating Permit changes do not violate, and are in conformance with, applicable court orders and non-conforming use restrictions.

On page 4-81, Policy NH-7: The FEIR contains the following policy:

f) Protect and enhance the freshwater marsh and ponds, taking sea level rise impacts into consideration. Consider restoring the saltwater marsh to tidal action.

The FEIR edited the language from the original DEIR to delete any reference to tidal action. The remaining statement is inappropriate: "*Consider restoring the saltwater marsh.*" Why state "consider" doing something that is already required? Restoration of the marsh was required as a condition of approval of the SRRQ's 2010 permit. The SRRQ was required to submit a tidal marsh restoration plan. In 2012, when the Marsh Restoration Plan was submitted, there were three alternatives considered: one with restoration to full tidal, one that included limited hydrological improvements and invasive species removal, and a third plan that involved only invasive species removal. The SRRQ chose the third alternative which was the invasive species removal-only plan. However, consideration of the possibility of restoring the marsh to tidal action is consistent with the original condition of approval agreed upon by the SRRQ and with the GP2040's stated policy to "Protect and enhance the freshwater marsh and ponds, taking sea level rise impacts into consideration."

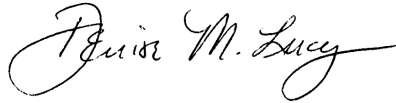
Even if a “full tidal restoration” alternative is not feasible, consideration of some tidal action should be undertaken. The benefits of tidal action should be considered as part of a broader plans to address flooding and adapt to sea level rise. Therefore, we suggest the following text be included in GP2040:

f) Protect and enhance the freshwater marsh and ponds, taking sea level rise impacts into consideration. Consider some degree of tidal action in the restoration of the saltwater marsh as options both for habitat improvement and potential sea level rise mitigation as part of a larger adaption plan.

Respectfully submitted,



Bonnie Marmor
Co-President



Denise Lucy
Co-President

cc: Pt. San Pedro Road Coalition Board