

PRESIDIO TRUST MANAGEMENT PLAN (PTMP): LAND USE POLICIES FOR AREA B OF THE PRESIDIO OF SAN FRANCISCO FINAL ENVIRONMENTAL IMPACT STATEMENT

San Francisco, California

The Presidio Trust Management Plan (PTMP) Final Environmental Impact Statement (EIS) is comprised of three volumes, each bound under separate cover: the EIS (Volume I), Responses to Comments (Volume II), and the Appendices (Volume III). This is Volume II. (See below for contents of all three volumes.) The Presidio Trust is the Lead Agency and project proponent. This Final EIS and corresponding Final Plan (PTMP) represent the culmination of a two-year public planning and environmental review process.

This Final EIS describes and analyzes alternatives for updating update the General Management Plan Amendment (GMPA) adopted in 1994 by the National Park Service (NPS) for the area of the Presidio of San Francisco now under the jurisdiction of the Presidio Trust (Area B). The proposed action (Final Plan) and five additional alternatives have been assessed along with a variant of the Final Plan Alternative developed in response to public comment on the Draft Plan and Draft EIS.

Under the 1996 Trust Act, as amended, Congress created the Trust to preserve and enhance the cultural, natural, scenic, and recreational resources of the Presidio for public use while ensuring that the park becomes financially self-sufficient with respect to both annual operations and long-term needs. Each of the alternatives presented in this EIS achieves this differently and has a

different emphasis. Principal differences include the proposed total building square footage, the proposed amount of non-residential and residential uses, the amount of open space and the method of delivery of public programs. The maximum overall square footage of 5,960,000 allowed under the Trust Act would not be exceeded under any alternative.

Major impact topics assessed in this EIS include historic resources, cultural landscape, archaeology, biological resources, water resources, visual resources, air quality, noise, land use, socioeconomic issues, visitor experience, recreation, public safety, transportation, water supply, utilities, and Trust operations. Mitigation measures are included to reduce impacts identified in many of these topic areas.

No decision on the Final Plan will be made or recorded until at least 30 days after the publication of notice by the U.S. Environmental Protection Agency (EPA) in the Federal Register that this Final EIS has been filed with the EPA. For further information about this document or the NEPA process, please contact the Trust in writing at 34 Graham Street, P.O. Box 29052, San Francisco, CA 94129-0052 or by telephone at 415/561-5300. Copies of all three volumes of the Final EIS and the Final Plan are available at the Trust library (34 Graham Street), on the Trust website at www.presidiotrust.gov and in local libraries.

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RESPONSE TO COMMENTS

List of Acronyms

LIST OF ACRONYMS

ABAG	Association of Bay Area Governments	GGNRA Act	Golden Gate National Recreation Area Act
ACHP	Advisory Council on Historic Preservation	GGT	Golden Gate Transit
ALPs	Airport Layout Plans	GMPA	General Management Plan Amendment
AMP	Archeological Management Plan	gpd	gallons per day
BAAQMD	Bay Area Air Quality Management District	GSA	General Services Administration
BART	Bay Area Rapid Transit	HABS	Historic American Buildings Survey
BCDC	Bay Conservation and Development Commission	HDPE	high density polyethylene
BMPs	Best Management Practices	HUD	U.S. Department of Housing and Urban Development
Caltrans	California Department of Transportation	IMPROVE	Interagency Monitoring of Protected Visual Environments
CAP	Clean Air Plan	IPM	Integrated Pest Management
CBD	Central Business District	ISCOTT	Interdepartmental Staff Committee on Traffic and Transportation
CCSF	City and County of San Francisco	JCC	Jewish Community Center
CEQ	Council on Environmental Quality	LAIR	Letterman Army Institute of Research
CEQA	California Environmental Quality Act	LAMC	Letterman Army Medical Center
CERCLA	Comprehensive Environmental Response Compensation and Liability Act	LDAC	Letterman Digital Arts Center
CHNA	Cow Hollow Neighbors in Action	LOS	levels of service
CMP	Comprehensive Management Program	mgd	million gallons per day
CO	carbon monoxide	MLP	Maximum Load Points
CSOs	combined sewer overflows	MUNI	Municipal Railway System
DHS	California State Department of Health Services	NAC	Noise Abatement Criteria
DOI	Department of the Interior	NAPP	Neighborhood Associations for Presidio Planning
EA	Environmental Assessment	NEPA	National Environmental Policy Act
EIR	Environmental Impact Report	NHLD	National Historic Landmark District
EIS	Environmental Impact Statement	NHPA	National Historic Preservation Act
ESA	Endangered Species Act	NNN	triple net
FHWA	Federal Highway Administration	NPDES	National Pollutant Discharge Elimination System
FONSI	Finding of No Significant Impact	NPS	National Park Service
FY	Fiscal Year	PAR	Planning Association for the Richmond
GAO	General Accounting Office	PHRA	Pacific Heights Residents Association
GGBHTD	Golden Gate Bridge Highway and Transportation District	PHSH	Public Health Services Hospital
GGNPA	Golden Gate National Parks Association	PTIP	Presidio Trust Implementation Plan
GGNRA	Golden Gate National Recreation Area	PTMP	Presidio Trust Management Plan

RESPONSE TO COMMENTS

List of Acronyms

PWB	Presidio Water Balance
RAB	Restoration Advisory Board
RFQ	Request for Qualifications
ROD	Record of Decision
RPP	Residential Parking Program
RV	Recreational Vehicle
RWQCB	Regional Water Quality Control Board
SDC	Service District Charge
SEWPCP	Southeast Water Pollution Control Plant
sf	square feet
SFCTA	San Francisco County Transportation Authority
SHPO	California State Historic Preservation Officer
SMZ	Special Management Zone
SOI	Secretary of the Interior
SPUG	Special Uses Group
SPUR	San Francisco Planning and Urban Research Association
SWPPP	Stormwater Pollution Prevention Plan
TCMs	Transportation Control Measures
TDM	Transportation Demand Management
UC	University of California
USFWS	U.S. Fish and Wildlife Service
USPP	U.S. Park Police
VMP	Vegetation Management Plan