

This Calendar Item No. C64 was approved as  
Minute Item No. 64 by the California State Lands  
Commission by a vote of 3 to 0 at its  
8-8-05 meeting.

CALENDAR ITEM  
**C64**

A 35

08/08/05  
W 40575.5  
D. Brown  
M. Ahuja  
E. Gillies

S 19

**AUTHORIZE REMOVAL OF COASTAL HAZARDS  
BY EXXONMOBIL CORPORATION FROM STATE TIDELANDS  
AT GOLETA BEACH EAST IN SANTA BARBARA COUNTY AND  
PROVIDE EXECUTIVE OFFICER DELEGATION TO EXECUTE  
REIMBURSABLE AGREEMENT WITH EXXON MOBIL CORPORATION  
FOR STAFF SERVICES TO PROVIDE PERMIT PROCESSING ASSISTANCE,  
PROJECT OVERSIGHT, AND ENVIRONMENTAL MONITORING**

**PARTY:**

California State Lands Commission  
100 Howe Avenue, Suite 100 South  
Sacramento, CA 95825-8202

**BACKGROUND:**

The California State Lands Commission (Commission) has jurisdiction over the State's sovereign tide and submerged lands. These lands are held in trust to be used for public purposes such as commerce, navigation, fisheries, recreation, and environmental open space and habitat. In 1998, several oil and gas production pier remnants at Goleta Beach (State tidelands) immediately east of the Goleta Slough Mouth (Exhibit A, attached hereto) were exposed, and presented a hazard to beach users.

The Department of Conservation, Division of Oil, Gas, and Geothermal Resources (DOGGR) designated the four-exposed structures as well sites James #136, Sand #137, Crandall #138, and Parker #139 (Exhibit B, attached hereto). These structures appear to have been a caisson set composed of one 12-foot diameter well caisson surrounded by four 8-foot diameter caissons for derrick foundations (Exhibit C, attached hereto). Piers had been constructed from the inshore bluff to the well sites. The piers included wooden piles and decking on steel H-piles.

CALENDAR ITEM NO. C64 (CONT'D)

According to the DOGGR records, the wells were plugged and abandoned in accordance with its guidelines. The support caissons and piers were removed at a later date by cutting below the sand line. Some of the pilings may have been fully removed.

The winter (1997-98) El Nino storms resulted in significant beach erosion throughout the region. Surf conditions at the site resulted in the exposure of the tops of the remaining portions of the caissons and some steel and wooden piles at the pier sites.

On March 10, 1998, the following features were visible at the site:

James #136 - Two caissons and several H-piles were visible at the surface. Exposure appeared to be stable at this site.

Sands #137 - All caissons were exposed as well as H-piles visible particularly to the east. Immediately following the discovery of this exposed site, additional H-piles were visible back to the bluff. This area was subject to reburial with changing tides.

Crandall #138 - All caissons were exposed as well as some H-piles to the east. Additional H-piles were previously exposed but sand had reburied the piles near the caissons.

Parker #139 - All caissons were exposed, as well as a significant number of H-piles and some wooden piles. This site remained exposed and local residents indicated that they had seen this site most often.

The beach erosion that occurred during winter (1997-98) storms, caused the Goleta Pier sites to be exposed and represented a potential public safety hazard to beach users. Specifically, the exposed H-piles and steel sheet pile around the caissons were considered potentially hazardous.

Mobil Oil Corporation (Mobil) proposed to remove the exposed steel H-piles and any hazardous steel sheet pile around the caissons before they were reburied by seasonal sand movement. After the necessary permits and approvals were obtained from the California State Lands Commission, California Coastal Commission and U.S. Army Corps of Engineers, Mobil conducted a six-day operation, from March 24 – 30, 1998, removing the exposed hazardous remnants.

CALENDAR ITEM NO. C64 (CONT'D)

Although much of the former piers were removed significant erosion of sand from the Goleta Beach East area, in April 2005, again exposed several remnant hazards consisting of "H" piles and caissons. Commission staff has identified ExxonMobil Corporation (ExxonMobil) as the responsible party and ExxonMobil agreed to work with the Commission and remove the exposed hazards from this site.

**PROPOSED ACTIVITY:**

ExxonMobil's contractor plans to access the beach from the adjacent county park and transit to the work area across the beach face. The contractor currently proposes to use heavy equipment such as excavators with hydraulic breakers to expose and remove the H-Pile and the Sheet-Pile hazards to eliminate long-term risks associated with potential future exposures of these beach hazards.

**STATUTORY AND OTHER REFERENCES:**

- A. Public Resources Code section 6106 (Delegation to execute written instruments)
- B. State Administrative Manual Section 1200
- C. State Contracts Manual (rev 11/04)

**OTHER PERTINENT INFORMATION:**

- 1. On October 1, 2002, the Commission adopted a Proposed Mitigated Negative Declaration (MND), approved the Santa Barbara Channel Coastal Hazards Removal Project for which the MND was prepared, and subsequently obtained all necessary governmental permits for all locations and activities. The approved removal activities incorporated operations measures that were designed to either avoid or reduce potential environmental impacts to a level where no significant effects would occur. Subsequent monitoring of the removal activities confirmed the effectiveness of such measures. The proposed removal activities at Goleta Beach County Park were not analyzed in the adopted MND because it was believed at the time that the hazards had been entirely removed.

The process for removing the coastal hazards at Goleta Beach County Park is similar to those activities analyzed within the adopted MND and accordingly, the proposed activities will be governed by measures previously incorporated in the Commission's prior approval. Such measures are specified in the ExxonMobil Operations Compliance

CALENDAR ITEM NO. C64 (CONT'D)

Program contained in Exhibit D attached hereto. Staff anticipates amending the existing permits to authorize the hazard removal activities at Goleta Beach County Park East.

2. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 15061), the staff has determined that this activity is exempt from the requirements of the CEQA under the general rule that the CEQA applies only to projects that have the potential for causing a significant effect on the environment. The staff believes, based on the information available to it, that there is no possibility that this project may have a significant effect on the environment.

Authority: Title 14, California Code of Regulations, section 15061 (b) (3).

3. This activity involves lands identified as possessing significant environmental values pursuant to Public Resources Code sections 6370, et seq. Based upon the staff's consultation with the persons nominating such lands and through the CEQA review process, it is the staff's opinion that the project, as proposed, is consistent with its use classification and that significant environmental values that were originally identified are either no longer there, that such values are not within the project site or will not be affected by the proposed project.

**OTHER APPROVALS NEEDED:**

- A. California Coastal Commission
- B. U. S. Army Corp of Engineers
- C. State Water Resources Control Board
- D. County of Santa Barbara

**EXHIBITS:**

- A. Historic Lease Map
- B. Project Location Map
- C. Typical Caisson Design
- D. Operations Compliance Program

**RECOMMENDED ACTION:**

IT IS RECOMMENDED THAT THE COMMISSION:

CALENDAR ITEM NO. C64 (CONT'D)

**CEQA FINDING:**

FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061 BECAUSE THERE IS NO POSSIBILITY THAT THE ACTIVITY MAY HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT; TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061 (b) (3).

**SIGNIFICANT LANDS FINDING:**

FIND THAT THIS ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED BY THE COMMISSION FOR THE LAND PURSUANT TO PUBLIC RESOURCES CODE SECTIONS 6370, ET SEQ.

**AUTHORIZATION:**

AUTHORIZE THE EXECUTIVE OFFICER OR HIS DESIGNEE TO ENTER INTO AGREEMENTS WITH EXXONMOBIL CORPORATION TO REIMBURSE COMMISSION STAFF COSTS AND EXPENSES: 1) TO PROVIDE APPLICATION PROCESSING ASSISTANCE TO EXXONMOBIL; AND 2) FOR PROJECT OVERSIGHT AND ENVIRONMENTAL MONITORING OF THE REMOVAL OF HAZARDS FROM GOLETA BEACH EAST SITE.

AUTHORIZE EXXONMOBIL TO REMOVE COASTAL HAZARDS FROM STATE TIDELANDS AT GOLETA BEACH COUNTY PARK EAST AND AUTHORIZE STAFF TO OBTAIN ALL NECESSARY AGENCY PERMITS TO IMPLEMENT THE HAZARD REMOVAL ACTIVITIES. .

CALENDAR PAGE

000473

MINUTE PAGE

000577

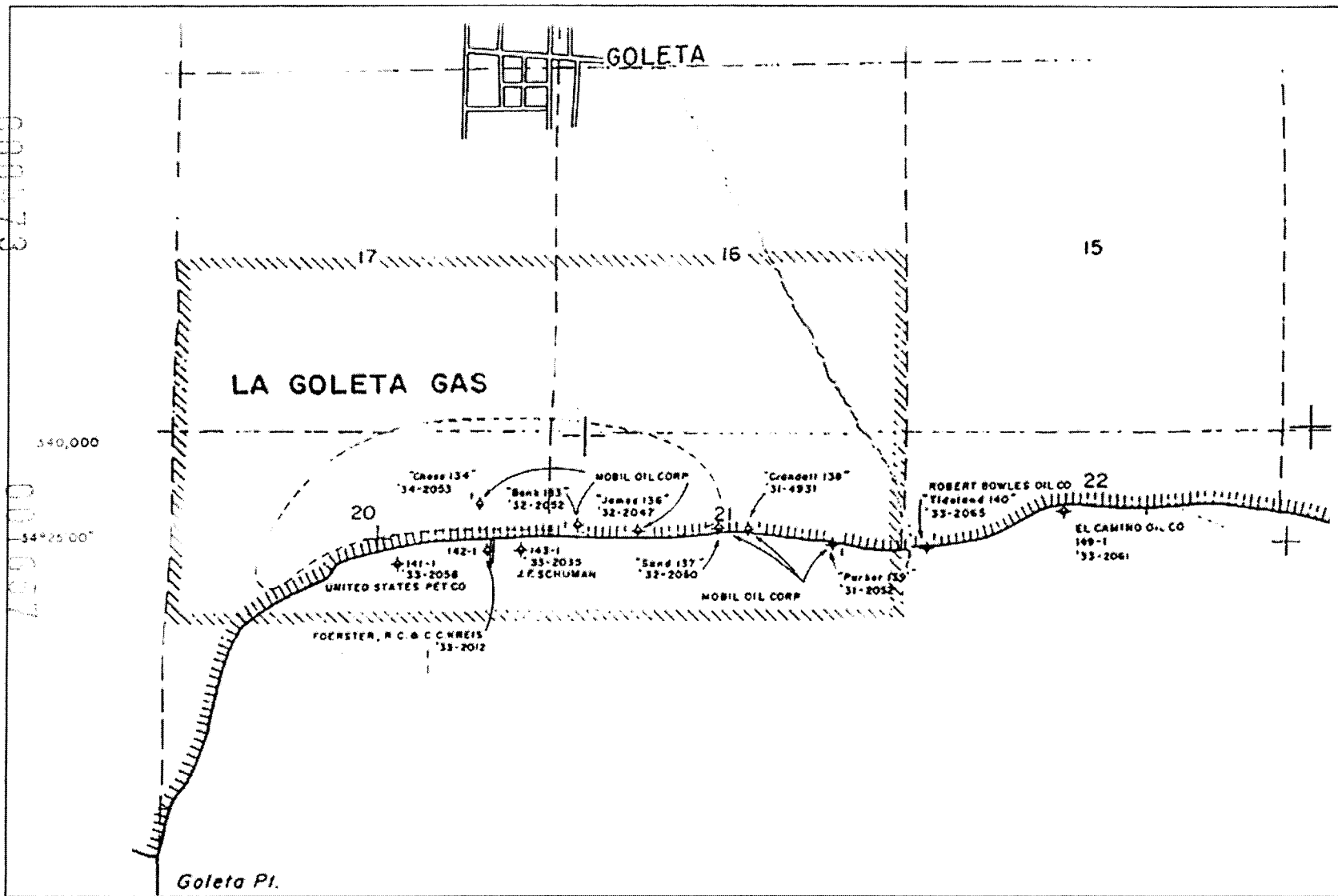
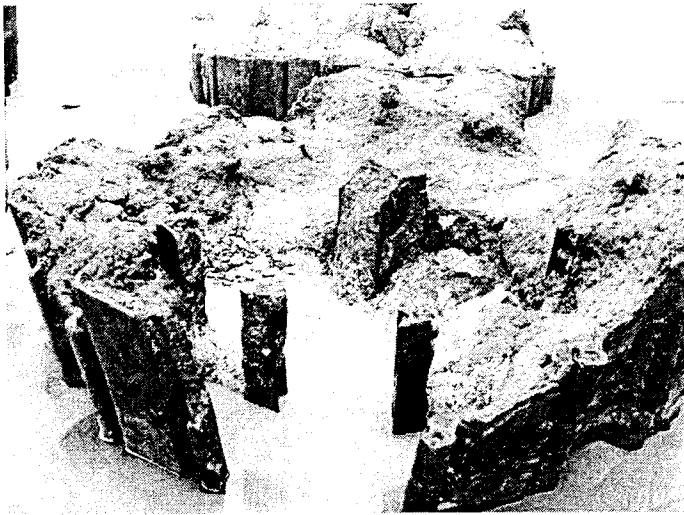


Exhibit A

FIGURE 1 - HISTORIC LEASE MAP INDICATING LOCATION OF WELLS



000474  
CALENDAR PAGE

001652  
MINUTE PAGE

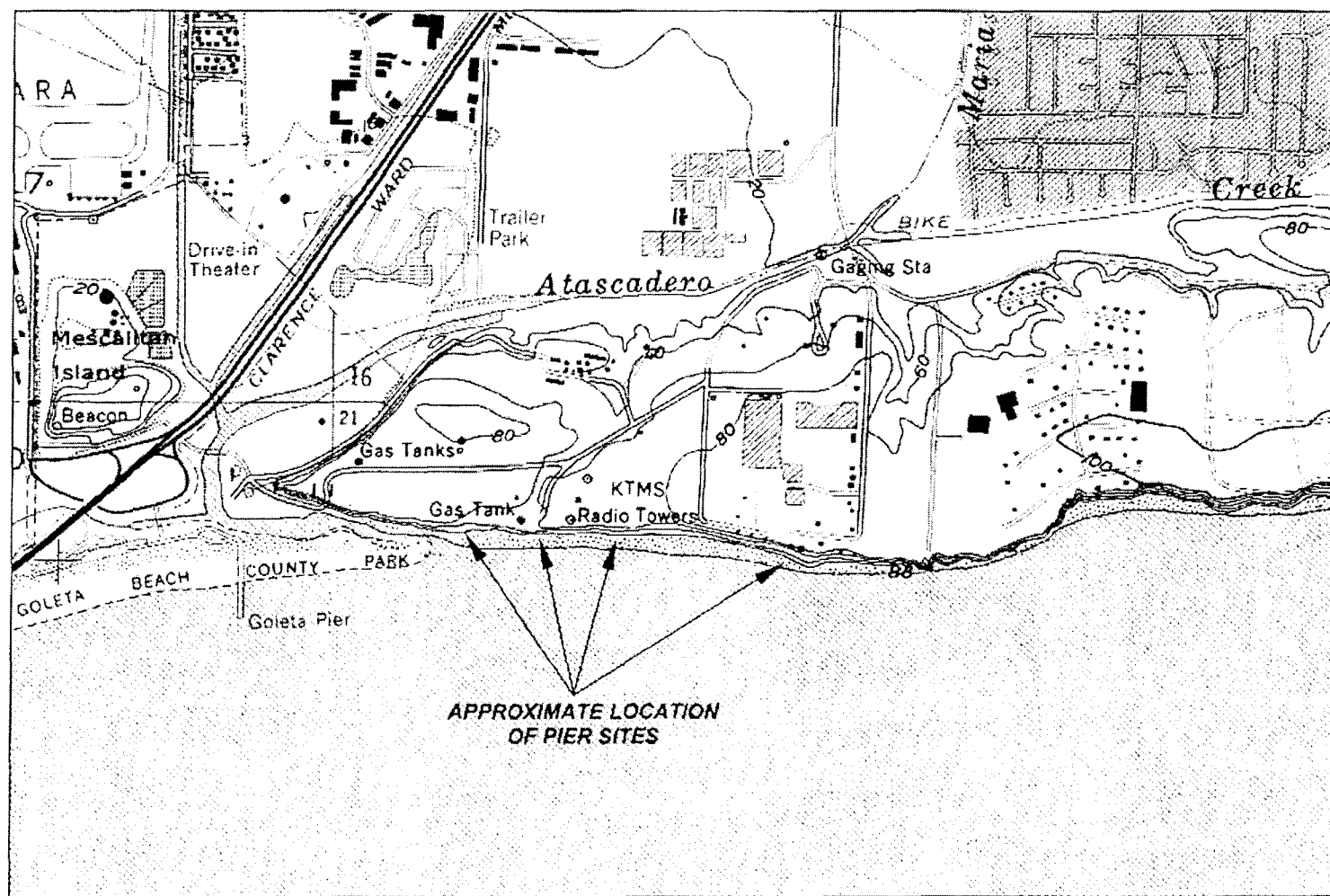


FIGURE 2 - PROJECT LOCATION MAP

000475  
CALENDAR PAGE

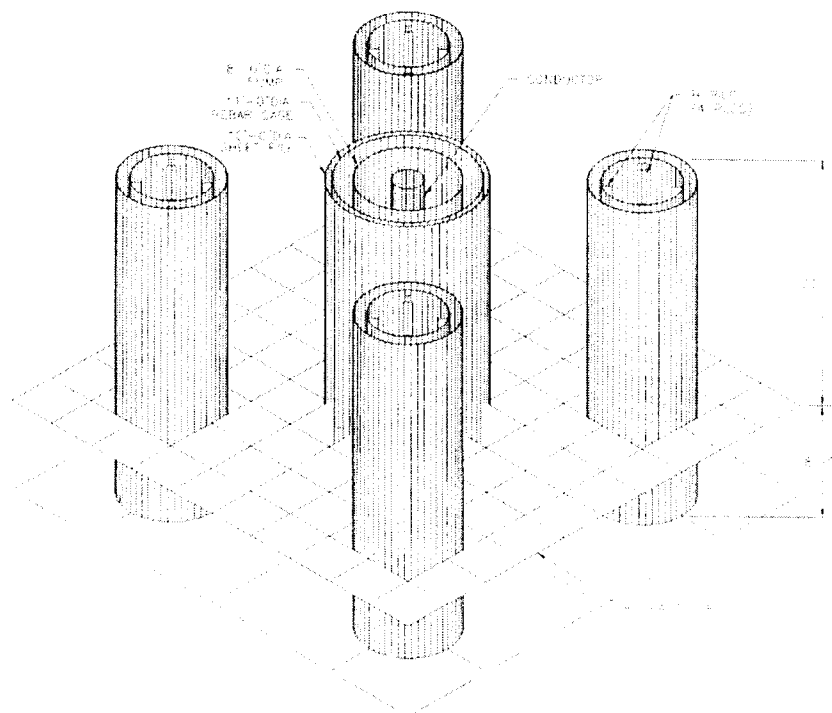
001629  
MINUTE PAGE

Exhibit B

W 40575.5



Exhibit C



**EXHIBIT D****EXXONMOBIL GOLETA BEACH  
HAZARDS REMOVAL PROJECT  
OPERATIONS COMPLIANCE PROGRAM****OVERVIEW**

This Operations Compliance Program (OCP) was developed to ensure that all operations measures incorporated into the ExxonMobil Goleta Beach Hazards Removal Project (Project) to either avoid or reduce potential environmental impacts to a level where no significant effects would occur as a result of the Project and permit conditions are fully implemented.. The core of this OCP is the attached Implementation Table (Table 1) listing measures developed for and incorporated within the State Lands Commission (CSLC) Santa Barbara Channel Coastal Hazards Removal Project (Mitigated Negative Declaration (MND)), adopted by the CSLC October 1, 2002), which are applicable to this Project. Table 1 also includes implementation timing, documentation required, and the agency responsible for monitoring. ExxonMobil will coordinate all hazard removal activities through the construction superintendent, supporting contractors, and the environmental compliance monitors. This OCP is based on the following compliance actions:

- Oversight of construction activities
- Biological monitoring

**BIOLOGICAL MONITOR**

A biological monitor will be designated by ExxonMobil and the CSLC to be onsite within the project site prior to and at all times during project operation. The biological monitor will become thoroughly familiar with this OCP and will have, but not be limited to, the following responsibilities:

1. Become familiar with the intent of each mitigation measure of the MND and associated agency permits.
2. Conduct surveys for sensitive avifauna (western snowy plover and California least tern) prior to the commencement of excavation activities within the onshore work.
3. Conduct the biological sensitivity briefing for construction employees.
4. Contact the construction superintendent each day to determine the work schedule.
5. Observe all work activities on a daily basis.
6. Issue stop work orders, if required, and ensure that non-compliance remedies are fully implemented.

7. Alert ExxonMobil staff to situations requiring temporary shut-downs of the project due to sensitive species sightings.
8. Prepare daily reports.
9. Prepare draft and final reports for submittal to ExxonMobil and CSLC.

**Table 1. Compliance Requirements  
ExxonMobil Goleta Beach Hazards Removal Project  
Implementation Table**

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Biological Resources</b>			
<p>A qualified biologist shall be on-site to monitor the hazard removal sites. The qualified biologist shall provide the following during project operations:</p> <ul style="list-style-type: none"> <li>• Pre-construction surveys for special-status plant and wildlife species known or potentially existing within the work sites prior to commencing project activities in the area.</li> <li>• Conduct an employee orientation program for all project personnel; and</li> <li>• Monitor all construction activity within 100 feet of wetlands or other designated sensitive habitat areas.</li> </ul>	Throughout the construction period.	Biological Monitoring Sheet	CSLC
Protective fencing shall be installed temporarily around sensitive plant communities and/or other sensitive biological resources that could be impacted during hazard removal activities.	Throughout the construction period	Biological Monitoring Sheet and site photo logs.	CSLC
Work activities shall avoid breeding season (typically April 1-July1) of those sensitive species currently known to exist within or adjacent to the work sites or which are discovered during hazard removal activities. If any sensitive species are detected in the work area, construction activities will not take place until the qualified biologist determines that the animal(s) has moved away from the project area.	Throughout the construction period	Site monitoring sheets.	CSLC

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Biological Resources (Continued)</b>			
To the extent feasible, the use of heavy equipment and vehicles shall be limited to existing roadways and defined staging areas/access points. The boundaries of each work area and staging area shall be clearly defined and marked with visible flagging or fencing.	Prior to the start of Project Construction  Throughout the construction period	Review of Traffic Management and Access Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
During transportation of equipment, water trucks shall be used to prevent airborne particles from leaving the project site.	Throughout the construction period	Biological Monitoring Sheet and site photo logs.	CSLC
All project related equipment shall adhere to a 15 mph speed limit on-site.	Throughout the construction period	Biological Monitoring Sheet and site photo logs.	CSLC
To reduce inadvertent release of fuel from construction areas to aquatic habitats, all refueling will occur only within designated refueling areas located at least 100 feet from known wetlands. All nearshore <i>i.e.</i> , within 100 ft of high tide line or within 100 ft of a coastal drainage, refueling and storage areas will be covered with an impervious material and surrounded by an earthen berm.	Prior to the start of Project Construction  Throughout the construction period	Review of Traffic Management and Access Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
All areas that previously supported vegetation that are disturbed during work activities shall be replanted or reseeded with appropriate indigenous native or naturalized vegetation within a time period identified by the biologist to ensures greatest survival.	Prior to the start of Project Construction  Throughout the construction period	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Biological Resources (Continued)</b>			
Erosion control measures shall be implemented as necessary to prevent sediment runoff in all disturbed areas. Measures may include installation of jute-netting, erosion control logs, and silt-fencing.	Prior to the start of Project Construction  Throughout the construction period	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
Minimize the use of tracked vehicles; rubber tire vehicles should be used wherever possible.	Prior to the start of Project Construction  Throughout the construction period	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
Keep all vehicles above the highest high tide line and on dry sand wherever possible. At no time during project operations will vehicles be allowed to traverse identified coastal foredune habitat areas; traversing ice plant is acceptable, but minimize the area of impact by creating a temporary, minimal-width access route.	Prior to the start of Project Construction  Throughout the construction period	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
Minimize the need to cross rock or boulder areas by planning beach access sites as close to the hazard site as possible and in areas where sand is present along the route from access point to hazard site.	Prior to the start of Project Construction  Throughout the construction period	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
Complete mid- and low-intertidal (from +0.0 to -1.0 ft, MLLW) hazard removal during winter low tide periods and avoid disturbance of surf grass and rock habitat areas by minimizing the width of the work area corridor.	Prior to the start of Project Construction  Throughout the construction period.	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Biological Resources (Continued)</b>			
Access site by traversing the beach in a straight line from the highest high tide line to the lowest; do not "cut across" the beach, particularly in rocky habitat areas.	Prior to the start of Project Construction  Throughout the construction period	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
"Sidecast" and store excavated sand inshore (higher on the beach) and above the highest predicted tide for the day. Refill holes with excavated material and remove all material and vehicles at the end of each day.	Prior to the start of Project Construction  Throughout the construction period	Review of Grading and Erosion Control Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
Locate access sites away from coastal streams wherever possible and utilize existing bridges to cross. Avoid crossing or damming coastal streams that are flowing across the beach and prevent project-related discharges or trash to enter coastal streams.	Prior to the start of Project Construction  Throughout the construction period	Review of Traffic Management and Access Plans.  Biological Monitoring Sheet and site photo logs.	CSLC

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Biological Resources (Continued)</b>			
Avoid conducting work activities within or adjacent to designated marine mammal rookeries and beach-area bird nesting sites during active breeding periods. Schedule removal activities during periods of non-use by these species. To the extent feasible, establish a 500 ft buffer area around work areas in marine mammal haul out areas (removal activities should cease if marine mammals are observed within the buffer area).	Prior to the start of Project Construction  Throughout the construction period	Review of Traffic Management and Access Plans.  Biological Monitoring Sheet and site photo logs.	CSLC
Complete removal activities on grunion spawning beaches after mid-September and before early March. If activities must occur during the period between March and mid-September, consult with CDFG and prepare a grunion monitoring plan.	Throughout the construction period	Biological Monitoring Sheet and site photo logs.	CSLC
Use crown buoys and near-surface anchor lines if rock substrate, surf grass, eelgrass, or kelp is between the anchor location and vessel.	Throughout offshore work period.	Biological Monitoring sheet and site photo log.	CSLC

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Geology and Soils</b>			
<p>A grading and erosion control plan shall be prepared for all areas of active cut or fill activities. Recontouring/regarding of all disturbed areas shall match the surrounding terrain, including drainage links. The grading and erosion control plan shall be designed to minimize erosion and include:</p> <ul style="list-style-type: none"> <li>• Grading schematics with site specific diagrams and erosion control methods.</li> <li>• Graded areas shall be revegetated immediately following completion of hazard removal. Timing of revegetation may vary depending on vegetation areas and weather conditions.</li> <li>• Site specific detailed temporary erosion and sediment control plans shall be developed for all drainages and creeks and excavation areas with steep slopes.</li> <li>• Where appropriate, Geotextile binding fabrics or erosion control netting shall be required to hold slope soils until vegetation is established.</li> <li>• Straw bales, sedimentation fencing, soil compaction, water bars, trench plugs, baffle boards and trench drains shall be used to control erosion and revegetation..</li> </ul> <p>The plan shall include a post-construction inspection plan to inspect all areas of excavation and vegetation removal and, if necessary, repair areas of erosion.</p>	<p>Prior to the start of project work activities</p>	<p>Review of Grading and Erosion Control Plan.</p>	<p>CSLC</p>



Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
Geology and Soils (continued)			
All beach excavations shall be backfilled with native materials to the extent feasible	Throughout the construction period	Daily Site Monitoring sheets and photo logs	CSLC

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Hazards and Hazardous Materials</b>			
<p>Equipment staging areas shall be identified which are located at least 100 feet from any water body or wetlands. All staging, fueling, and maintenance of vehicles shall be conducted in designated staging areas. Equipment shall be provided with drip pans nightly to prevent soil contamination during periods of inactivity. The contractor shall maintain spill containment and clean-up materials on-site during the construction activities. Any soil contaminated by fuels or petroleum-based products shall be immediately removed and placed in DOT-approved drums and properly disposed in accordance with state and federal regulations.</p>	<p>Prior to the start of Project Construction</p> <p>Throughout the construction period</p>	<p>Review of Traffic Management and Access Plans and Grading and Erosions Control Plans.</p> <p>Daily Site Monitoring Sheet and site photo logs.</p>	<p>CSLC</p>
<p>All heavy equipment and supplies shall be removed from the beach each day. When equipment must be left on the beach overnight, it must be stored above the tide and will not block public use of the beach.</p>	<p>Throughout the construction period</p>	<p>Daily Site Monitoring Sheet and site photo logs.</p>	<p>CSLC</p>

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Noise</b>			
Use of heavy equipment or other high noise producing tools, e.g., concrete breakers, and concrete saw, at the project site will be limited to the hours of 7:00 am to 5:00 pm. and will be restricted to Monday through Friday unless otherwise agreed to by the affected neighbors (It may be desirable to have longer construction hours if it would reduce the overall construction period duration).	Throughout the construction period	Daily Site Monitoring Sheet and site photo logs.	CSLC
Nearby residents will be given advanced written notification of construction activity scheduling and hours of construction.	Prior to start of project site work.	Copy of notification.	CSLC
Noise producing stationary equipment, e.g., generators, shall be shielded and located as far as possible from residences.	Throughout the construction period	Daily Site Monitoring Report	CSLC

**Table 1. (Continued)**

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Recreation</b>			
All work areas will be clearly delineated by safety fencing and/or an on-site monitor will be present to direct individuals around the work area. Staging areas shall be located away from major recreation paths and clearly fenced during non-work hours.	Throughout the construction period	Daily Site Monitoring Report and photo logs	CSLC

Table 1. (Continued)

Operations Measure	Implementation Timing	Documentation Required	Agency Responsible
<b>Transportation</b>			
<p>A Traffic Management and Access Plan shall be prepared for each significant access area. These plans shall include, but not limited to, the following items:</p> <ul style="list-style-type: none"> <li>• A designated access route map and discussion.</li> <li>• A description and map for designed parking and staging areas.</li> <li>• Designation of flagmen and/or traffic control signage or measures.</li> <li>• Railroad crossing procedures including coordination requirements for Union Pacific Railroad permits.</li> </ul>	<p>Prior to construction activities, and maintained throughout construction period</p>	<p>Submission of Traffic Management and Access Plan</p>	<p>CSLC</p>