

## Leslie Trybull

---

**From:** Scott Ingham <scott@expedition-imports.com>  
**Sent:** Tuesday, September 27, 2016 11:43 AM  
**To:** Plowman, Lisa A.  
**Cc:** Leslie Trybull; Andrea Ouse  
**Subject:** Re: Lemon Street Improvements

Hi Lisa,

Thank you for forwarding the Fair-Share memo. It appears that we have established the applicant will be paying a vast majority of the costs for upgrading Lemon Street.

What I am interested in, is what are those upgrades going to be? Who will establish what those upgrades are going to be to handle the truck traffic/impact that the applicants will be creating?

For example, one of the "issues" on Lemon Street is that most of the street is built on very soft ground. Currently as I sit in my office, when a large truck drives down the street the floor of my office vibrates. This is common all the way down Lemon regardless of the age of construction.

Is this type of impact going to be mitigated? Who makes that determination, and if the business owners on Lemon want to be heard in regards to mitigations, how is that going to happen?

I brought this up at one of the public forums. It appears our Planning Commission and City Council will be voting on the project prior to this type of determination being made?

The above is a bit disconcerting as the Applicant (Steve Bryan) told me directly that "they were not expecting to need to do many upgrades on Lemon, as if they were the whole project probably wouldn't make sense financially." Given this statement, I would like to know how that determination will be made?

If indeed the applicant does not intend on spending very much on the Lemon Street mitigation, wouldn't it seem that this a pretty substantial missing piece of the puzzle...ie what is the point of proceeding?

I sincerely appreciate the work you have done on this project for our city. Any clarity you can provide is appreciated.

Cheers,

Scott Ingham

On Tue, Sep 27, 2016 at 11:00 AM, Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)> wrote:

Hi Scott,

Andrea is correct that the fees have not been finalized at this point, but the Public Works Department did prepare the attached Fair-Share memo for the applicants.

Please let me know if you have any questions.

Best,

Lisa Plowman



LISA PLOWMAN

---

**From:** Andrea Ouse [mailto:[Andrea.Ouse@cityofvallejo.net](mailto:Andrea.Ouse@cityofvallejo.net)]

**Sent:** Thursday, September 15, 2016 5:21 PM

**To:** Scott Ingham <[scott@expedition-imports.com](mailto:scott@expedition-imports.com)>

**Cc:** Leslie Trybull <[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>; Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)>

**Subject:** RE: Lemon Street Improvements

Hi Scott –

Thanks for your email. While I'm quite sure we have not finalized the calculation of scope or level of financial responsibility for Lemon Street improvements, I'm cc'ing the City's project planner on the VMT/Orcem project, Lisa Plowman, on this email. She may provide you with more insight.

Regards,

Andrea

**Andrea Ouse, AICP**

**Community and Economic Development Director**

*City of Vallejo | Community and Economic Development Department*

*555 Santa Clara Street*

*Vallejo, CA 94590*

*[\(707\) 648-4163](tel:7076484163) | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)*



**From:** Scott Ingham [mailto:[scott@expedition-imports.com](mailto:scott@expedition-imports.com)]

**Sent:** Thursday, September 15, 2016 4:32 PM

**To:** Andrea Ouse <[Andrea.Ouse@cityofvallejo.net](mailto:Andrea.Ouse@cityofvallejo.net)>; Leslie Trybull <[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>

**Subject:** Re: Lemon Street Improvements

Hi Andrea,

I am one of the small businesses on Lemon Street concerned with the Orcem/VMT project. One of my primary concerns is the additional traffic on Lemon. We commissioned a legitimate traffic count of commercial vehicles running in front of our business over a 1 month period. Given the Orcem/VMT projections, we will see an approximate 250% increase in truck traffic.

I am looking for some clarification. If I understand it correctly, sometime after the project has been approved, an engineering study will be conducted to determine what upgrades Lemon Street will require to take into account this additional traffic. At that point, the applicants will be told what % of the upgrades they will be responsible for.

Below was some pertinent correspondence with Steve Bryan in regards to this question and his response.

Can you please confirm that the City of Vallejo Planning Commission and Likely the City Council will be voting on this project prior to the engineering study to address the traffic upgrades? In addition Orcem/VMT and the Planning Commission/City Council will not know what percentage of those upgrades are going to be paid by the City, until after the approval?

It seems to me we are getting the cart before the horse. If for example the engineering study finds Lemon Street improvements are going to cost 1 million and the city is going to split those costs 50/50 with the applicant, I am pretty sure that information would be quite pertinent to citizens, and the people preparing to cast their vote for or against the project?

Please do not take this the wrong way. While I am against the project, I am honestly trying to understand the process, as it will have a MAJOR impact on my company and our future plans. Not to mention I want to be accurate when I speak at the Planning Commission and City Council Meetings.

Any clarification you can provide would be appreciated.

Cheers,

Scott Ingham  
Expedition Imports Corporation

1335 Lemon Street

Vallejo, CA 94590  
Phone: [707-643-6757](tel:707-643-6757)

On Mon, May 9, 2016 at 6:20 AM, Steve Bryan <[steve@orcem.com](mailto:steve@orcem.com)> wrote:

Hi Scott,

Thank you.

We have not heard from the City in regard to the allocation of costs. We agree this is an important issue; however, we have been told it is not unusual to not know until after CEQA certification. We do know that we will be required to pay 100% for the engineering assessment to determine what needs to be done. The allocation will follow. In either case the road quality will improve.

All the best,

Steve

Sent from my BlackBerry - the most secure mobile device - via the AT&T Network

---

**From:**[scott@expedition-imports.com](mailto:scott@expedition-imports.com)

**Sent:**May 8, 2016 18:19

**To:**[steve@orcem.com](mailto:steve@orcem.com)

**Subject:**Lemon Street Improvements

Hi Steve,

I hope all is well. The last time we spoke you told me that your organization was currently waiting on the city to notify you on what percentage of the Lemon Street improvements Orcem/VMT was going to be covering, and what those improvements were going to be.

Have you heard anymore in regards to this from the city? It seems a rather important part of the puzzle. I ask for two reasons....obviously #1 I am interested to see how said improvements or lack of them is going to impact my business, and #2 I want to make sure that the information that I give out is accurate.

We may have opposing positions on your project, but there is no reason to not be civil. That is one of the problems this town has...they don't know how to sit down and discuss a problem/solution.

Cheers,

Scott

--

Scott Ingham

Expedition Imports Corporation

1335 Lemon Street

Vallejo, CA 94590

Phone: [707-643-6757](tel:707-643-6757)

--

Scott Ingham

Expedition Imports Corporation

1335 Lemon Street

Vallejo, CA 94590

Phone: [707-643-6757](tel:707-643-6757)

--

Scott Ingham

Expedition Imports Corporation  
1335 Lemon Street  
Vallejo, CA 94590  
Phone: 707-643-6757

## Leslie Trybull

---

**From:** wildeblu@comcast.net  
**Sent:** Thursday, December 29, 2016 10:09 AM  
**To:** Plowman, Lisa A.  
**Subject:** Re: Orcem

Hi Lisa, my name is John Wilde and I talked to you some months ago regarding the Orcem plant. I recently tried your phone # which doesn't work, would you please contact me? I am interested in what progress is being made, I have noted some vocal opposition being raised by the "Nay Sayers" including yard signs. Tx, JW.

---

**From:** "Lisa A. Plowman"  
**To:** wildeblu@comcast.net  
**Sent:** Tuesday, September 27, 2016 9:59:42 AM  
**Subject:** RE: Orcem

Hi John – I'll make sure you are placed on the noticing list.  
Lisa



LISA PLOWMAN

## Leslie Trybull

---

**From:** Dave Shipley <dnsjrs@gmail.com>  
**Sent:** Monday, September 26, 2016 9:35 PM  
**To:** Plowman, Lisa A.  
**Cc:** Andrea Ouse; Leslie Trybull  
**Subject:** Re: Orcem and chromium-6

I appreciate your response, though in the Davenport plant outside Santa Cruz, it sounds like much of the problem comes with the truck loading, not in an enclosed negative pressure area. Likewise the Stockton cement ship is literally covered in dust, masking ship colors and features. Then there is the issue of Syar, where no containment is practiced and the content of ground cement is unknown. Add in trucks, rail cars and barges and the possible dust emission sources just continues to grow. Orcem cannot exclude discussion of transportation in its application. Note also that Mercury is associated with cement, not just the demolition of existing structures. As would be many other toxins associated with multiple sources of slag. We, as a community, could never have the required resources to test slag shipments coming in from multiple sources. In the oilfield, labs simply to ensure API and water content delay shipments and require expensive equipment and staff. I simply can't imagine the lab requirements to test each shipload and its many compartments, bags, etc. If we don't monitor Syar today, why would we believe that the city will monitor anything at the VMT or our transportation vendors? This is plainly a bad idea where there is any proximity to residential areas at the plant or along transportation routes. Just run your hand along one of those shipping bags and then run to the nearest washstand. Please decline this permit application and preserve the health and economy of our city.

Thank You,  
Dave Shipley

As a footnote, we also need to consider how and where ships will be refueled. I can provide a newspaper article documenting the lives lost, people injured and property damaged by one loose fuel barge on the Ohio River. It shook a town of over 40,000 people from end to end.

On Sep 26, 2016, at 6:00 PM, Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)> wrote:

Hi Dave,

Chromium is discussed in the Draft EIR and a potential pollutant in the Air Quality Section as it relates to the milling of the raw materials. Mercury is discussed in the hazardous materials section and it relates to the demolition of the existing buildings.

Below is an excerpt from the DEIR Air Quality Section:

“The proposed milling process, whether undertaken for GGBFS or portland cement clinker, would be carried out in a closed circuit system under negative pressure (no outlet to the exterior, except

through high performance filters). Likewise, fully sealed finished product storage in silos would be provided. Facility operations will require permit from the Bay Area Air Quality Management District (BAAQMD), as discussed in Section 3.2, as well as mitigation for air quality that would reduce the potential for fugitive emissions and toxic air contaminants (including hexavalent chromium) from the Orcem facility.”

This potential impact is addressed through the BAAQMD permitting requirements as well. I would recommend taking a look at these two section if you are interested in learning more, but the potential impacts associated with the substances can be mitigated.  
Please let me know if you have any additional questions.

Best,  
Lisa Plowman

| LISA PLOWMAN

---

**From:** Andrea Ouse [<mailto:Andrea.Ouse@cityofvallejo.net>]  
**Sent:** Saturday, September 24, 2016 5:42 PM  
**To:** Dave Shipley <[dnsjrs@gmail.com](mailto:dnsjrs@gmail.com)>  
**Cc:** Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)>; Leslie Trybull <[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>  
**Subject:** RE: Orcem and chromium-6

Hi Dave –

I've received your emails, and have cc'd Lisa Plowman, the City's contract planner processing the VMT/Orcem application, on this response to provide you with a response.

Regards,  
Andrea

---

**From:** Dave Shipley [<mailto:dnsjrs@gmail.com>]  
**Sent:** Saturday, September 24, 2016 10:13 AM  
**To:** Andrea Ouse <[Andrea.Ouse@cityofvallejo.net](mailto:Andrea.Ouse@cityofvallejo.net)>  
**Subject:** Orcem and chromium-6

The article says it all, both clinker and slag processes release chromium-6, which is already at elevated concentrations in our drinking water, could it be from the cement plant up delta in Stockton? This is the Erin Brockovick (sp?) chemical. Note the article also mentions Airborne Mercury problems. Are either of these mentioned in the environmental review?

<http://www.metrosantacruz.com/metro-santa-cruz/10.15.08/nuz-0842.html>

Dave Shipley

Sent from my iPad



## Leslie Trybull

---

**From:** wildeblu@comcast.net  
**Sent:** Friday, December 30, 2016 12:39 PM  
**To:** Plowman, Lisa A.  
**Subject:** Re: Orcem

The # which I had (803) 963 8283 did not work, I don't know where it came from, maybe City Hall. Anyway my question is how can I offer my support ? It looks like the "nay Sayers" are getting all the press. I would be happy to install a lawn sign in support of the plant, but there seems to be little enthusiasm for "Selling" this project. ! Tx, JW.

---

**From:** "Lisa A. Plowman"  
**To:** wildeblu@comcast.net  
**Cc:** "Ms. Andrea Ouse (Andrea.Ouse@cityofvallejo.net)"  
**Sent:** Friday, December 30, 2016 10:30:21 AM  
**Subject:** RE: Orcem

Hi John,

Can you give a bit more information about the trouble with the phones? I'd like to report it to the IT folks in my office. Apologies for any frustration this may have caused.

Regarding the VMT/Orcem project, there has been a mix of support and opposition to the project within the community. The predominant sentiment that has been submitted to the City to date is opposition. The project will be presented to the Planning Commission for consideration on February 27, 2017 and the staff report will be available three weeks in advance.

Please let me know if you have any further questions.

Best,

Lisa Plowman



LISA PLOWMAN

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Monday, January 30, 2017 5:42 PM  
**To:** David D Cates  
**Cc:** Dina Tasini; Plowman, Lisa A.; Leslie Trybull  
**Subject:** RE: Orcem/VMT Proposal

David,  
Will do. Thanks.

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Community and Economic Development Department*  
555 Santa Clara Street  
Vallejo, CA 94590  
[\(707\) 648-4163](tel:(707)648-4163) | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)



---

**From:** David D Cates [mailto:ddcates@comcast.net]  
**Sent:** Sunday, January 29, 2017 8:22 AM  
**To:** Andrea Ouse ; Dina Tasini  
**Subject:** Orcem/VMT Proposal

Hi Andrea-

Please include this email as correspondence to the Planning Commissioners regarding the Orcem/VMT proposal that is coming before them in February for a decision.

Dear Planning Commissioners,

Please vote against the Orcem/VMT Proposal for the following reasons:

1. Significant and unavoidable environmental impacts to our community that cannot be mitigated are harmful to our citizens.
2. Proximity of cement plant to neighboring communities including Patterson Elementary School make this an incompatible location for heavy industry.
3. The proposal is not in alignment with what the citizens have voiced as their desires for the General Plan and future waterfront development.
4. Heavy truck traffic through our community will have a negative impact on air quality, noise and road integrity.
5. City of Vallejo has no authority over the rail right of way and thus cannot control what types of toxic cargo pass through our community.
6. Emissions and dust from the cement plant are incompatible with the Bay Area Air Quality Management District goals of lowering air pollution, despite proposed offsets.
7. The economic impact of a cement plant on our water front would prevent cleaner industries and recreational activities from coming to our waterfront.

8. Tax increments to the City of Vallejo are minimal given the intensiveness and duration of the land use proposed by the applicants.
9. Job creation is minimal as the cement plant will be fully automated.
10. Applicant reserves the right to start producing Portland Cement which is even more toxic to our air quality than the proposed "green cement" production.
11. Water used to keep dust down on slag piles will likely end up in the Mare Island Strait and San Pablo Bay.
12. Proximity of this heavy industry to our Mare Island Preserve would adversely impact wildlife like Osprey due to constant operations.
13. No shore power means ships idling and spewing diesel fumes into the air near Sandy Point residences.
14. Heavy industrial operations are incompatible with marine recreation and would be deleterious to promoting water tourism here in Vallejo
15. Public and regulatory agency comments on this proposal have all had serious concerns with putting this type of industrial use on a major waterway and in our community.

Thank you for voting "No" on this applicant's proposed development as it would have a long term negative effect on our community and I am confident that after you have reviewed all the documentation, you will come to the same conclusion.

David D Cates  
246 B Street  
Vallejo, CA 94590

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Tuesday, November 29, 2016 3:34 PM  
**To:** Jonathan Evans  
**Cc:** Plowman, Lisa A.; Leslie Trybull  
**Subject:** RE: Vallejo Marine Terminal/Orcem Project

Dear Mr. Evans,

Thanks for your email. I've cc'd those that manage the notice list, and we'll ensure The Center for Biological Diversity is included.

Regards,  
Andrea

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Community and Economic Development Department*  
555 Santa Clara Street  
Vallejo, CA 94590  
[\(707\) 648-4163](tel:7076484163) | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)



---

**From:** Jonathan Evans [mailto:[jevans@biologicaldiversity.org](mailto:jevans@biologicaldiversity.org)]  
**Sent:** Tuesday, November 29, 2016 3:23 PM  
**To:** Andrea Ouse  
**Subject:** Vallejo Marine Terminal/Orcem Project

Dear Ms. Ouse,

The Center for Biological Diversity would like to be placed on the notice list for availability of the Final Environmental Impact Report (FEIR) for the Vallejo Marine Terminal/Orcem Project. Please let me know if there is anything further we need to do to receive notice that the FEIR has been circulated to the public.

Thank you,

Jonathan Evans  
Environmental Health Legal Director and Senior Attorney  
Center for Biological Diversity  
1212 Broadway  
Suite 800  
Oakland, CA 94612  
tel: (510) 844-7100 x318  
cell: (213) 598-1466  
[www.biologicaldiversity.org](http://www.biologicaldiversity.org)

## Leslie Trybull

---

**From:** Leslie Trybull <Leslie.Trybull@cityofvallejo.net>  
**Sent:** Wednesday, October 19, 2016 4:21 PM  
**To:** Plowman, Lisa A.  
**Subject:** VMT/Orcem Postcards  
**Attachments:** Postcards Received 101916.pdf

Lisa,

I received another batch.

---

**Leslie Trybull**

**Executive Secretary**

*City of Vallejo | Economic Development Dept., Planning Division*

[\(707\) 648-4326](tel:(707)648-4326) | [leslie.trybull@cityofvallejo.net](mailto:leslie.trybull@cityofvallejo.net)



## Leslie Trybull

---

**From:** Dave Shipley <dnsjrs@gmail.com>  
**Sent:** Monday, September 26, 2016 9:46 PM  
**To:** Plowman, Lisa A.  
**Cc:** Andrea Ouse; Leslie Trybull  
**Subject:** An additional question ... Re: Orcem and chromium-6

Another thought from the SDS sheet for clinker ... How exactly will we manage wastewater from this facility? It sounds as if special equipment may be required at water treatment plants. Add in that our water supply already has chromium-6 concentrations above the state goal, this is also an area for concern. I am assuming that all of the other hazardous chemicals listed on the SDS are covered in the DEIR?

Thanks again,  
Dave Shipley

Sent from my iPad

On Sep 26, 2016, at 9:34 PM, Dave Shipley <[dnsjrs@gmail.com](mailto:dnsjrs@gmail.com)> wrote:

I appreciate your response, though in the Davenport plant outside Santa Cruz, it sounds like much of the problem comes with the truck loading, not in an enclosed negative pressure area. Likewise the Stockton cement ship is literally covered in dust, masking ship colors and features. Then there is the issue of Syar, where no containment is practiced and the content of ground cement is unknown. Add in trucks, rail cars and barges and the possible dust emission sources just continues to grow. Orcem cannot exclude discussion of transportation in its application. Note also that Mercury is associated with cement, not just the demolition of existing structures. As would be many other toxins associated with multiple sources of slag. We, as a community, could never have the required resources to test slag shipments coming in from multiple sources. In the oilfield, labs simply to ensure API and water content delay shipments and require expensive equipment and staff. I simply can't imagine the lab requirements to test each shipload and its many compartments, bags, etc. If we don't monitor Syar today, why would we believe that the city will monitor anything at the VMT or our transportation vendors? This is plainly a bad idea where there is any proximity to residential areas at the plant or along transportation routes. Just run your hand along one of those shipping bags and then run to the nearest washstand. Please decline this permit application and preserve the health and economy of our city.

Thank You,  
Dave Shipley

As a footnote, we also need to consider how and where ships will be refueled. I can provide a newspaper article documenting the lives lost, people injured and property damaged by one loose fuel barge on the Ohio River. It shook a town of over 40,000 people from end to end.

On Sep 26, 2016, at 6:00 PM, Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)> wrote:

Hi Dave,

Chromium is discussed in the Draft EIR and a potential pollutant in the Air Quality Section as it relates to the milling of the raw materials. Mercury is discussed in the hazardous materials section and it relates to the demolition of the existing buildings.

Below is an excerpt from the DEIR Air Quality Section:

“The proposed milling process, whether undertaken for GGBFS or portland cement clinker, would be carried out in a closed circuit system under negative pressure (no outlet to the exterior, except through high performance filters). Likewise, fully sealed finished product storage in silos would be provided. Facility operations will require permit from the Bay Area Air Quality Management District (BAAQMD), as discussed in Section 3.2, as well as mitigation for air quality that would reduce the potential for fugitive emissions and toxic air contaminants (including hexavalent chromium) from the Orcem facility.”

This potential impact is addressed through the BAAQMD permitting requirements as well. I would recommend taking a look at these two section if you are interested in learning more, but the potential impacts associated with the substances can be mitigated.

Please let me know if you have any additional questions.

Best,

Lisa Plowman

| LISA PLOWMAN

---

**From:** Andrea Ouse [<mailto:Andrea.Ouse@cityofvallejo.net>]

**Sent:** Saturday, September 24, 2016 5:42 PM

**To:** Dave Shipley <[dnsjrs@gmail.com](mailto:dnsjrs@gmail.com)>

**Cc:** Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)>; Leslie Trybull <[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>

**Subject:** RE: Orcem and chromium-6

Hi Dave –

I've received your emails, and have cc'd Lisa Plowman, the City's contract planner processing the VMT/Orcem application, on this response to provide you with a response.

Regards,

Andrea

---

**From:** Dave Shipley [<mailto:dnsjrs@gmail.com>]

**Sent:** Saturday, September 24, 2016 10:13 AM

**To:** Andrea Ouse <[Andrea.Ouse@cityofvallejo.net](mailto:Andrea.Ouse@cityofvallejo.net)>

**Subject:** Orcem and chromium-6

The article says it all, both clinker and slag processes release chromium-6, which is already at elevated concentrations in our drinking water, could it be from the cement plant up delta in Stockton? This is the Erin Brockovick (sp?) chemical. Note the article also mentions Airborne Mercury problems. Are either of these mentioned in the environmental review?

<http://www.metrosantacruz.com/metro-santa-cruz/10.15.08/nuz-0842.html>

Dave Shipley

Sent from my iPad



## Leslie Trybull

---

**From:** Leslie Trybull <Leslie.Trybull@cityofvallejo.net>  
**Sent:** Thursday, January 26, 2017 3:24 PM  
**To:** Plowman, Lisa A.; Andrea Ouse  
**Subject:** FW: Cement Factory Opposition  
**Attachments:** Planning Commission Letter Re Cement Factory.pdf

Fyi

---

### Leslie Trybull

#### Executive Secretary

City of Vallejo | Economic Development Dept., Planning Division  
(707) 648-4326 | [leslie.trybull@cityofvallejo.net](mailto:leslie.trybull@cityofvallejo.net)



---

**From:** Hallett, Stephen L. [mailto:SLHallett@SolanoCounty.com]  
**Sent:** Thursday, January 26, 2017 3:22 PM  
**To:** Leslie Trybull  
**Cc:** Rozzana Verder-Aliga ; Mayor Osby Davis ; Robert H. McConnell ; Jesus Cristobal Malgapo ; Pippin Dew-Costa ; Katy Miessner ; Hermie Sunga ; [jglidden@timesheraldonline.com](mailto:jglidden@timesheraldonline.com); [peterjbrooks@msn.com](mailto:peterjbrooks@msn.com)  
**Subject:** Cement Factory Opposition

Ms. Trybull,

I hope this message finds you well. Please ensure the Planning Commissioners receive this letter from Supervisor Monica Brown regarding her opposition to the proposed cement factory. Please make sure this is included in the official record of the hearings that will begin on February 27<sup>th</sup> regarding the cement factory. Please let me know if you have any questions. Thank you so much and have a wonderful day.

Stephen Hallett, District Representative for  
Supervisor Monica Brown

675 Texas Street, Suite 6500  
Fairfield, CA 94533-6342  
707-784-2974 (office)  
707-319-5771 (cell)  
[slhallett@solanocounty.com](mailto:slhallett@solanocounty.com)

## Leslie Trybull

---

**From:** wildeblu@comcast.net  
**Sent:** Monday, September 26, 2016 11:29 PM  
**To:** Plowman, Lisa A.  
**Subject:** Orcem

Nice talking to you today, my contact info is :-

John Wilde

221 Shady Ln.

Vallejo, Ca., 94591

[wildeblu@comcast.net](mailto:wildeblu@comcast.net)

Tx, JW.

## Leslie Trybull

---

**From:** Dave Shipley <dnsjrs@gmail.com>  
**Sent:** Tuesday, September 27, 2016 3:16 PM  
**To:** Plowman, Lisa A.  
**Cc:** Andrea Ouse; Leslie Trybull  
**Subject:** Re: An additional question ... Re: Orcem and chromium-6

I am against the VMT port development, period, as it is not the direction I want the town I live in and vote in to develop. This is not a town where port activities can be held separate from residential areas and it simply is inappropriate use of the waterfront. The overall discussion is disturbing in getting this far and from what I am realizing about Syar upwind from my house. I am an engineer and know the limitations of industrial and transportation facilities and what will eventually go wrong. There is no such thing as a zero incident plant anywhere. So hopefully you will humor me by accepting the occasional article or environmental report regarding the port and quarry. Here, for your reference, is an article on the Davenport plant specifically citing mill slag as a source of Chromium-6.

<http://www.metrosantacruz.com/metro-santa-cruz/10.15.08/nuz-0842.html>

Thanks,  
Dave Shipley

Sep 27, 2016, at 9:46 AM, Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)> wrote:

Hi Dave,

Thank you for your comments. You should know that the Davenport Plant and the proposed Orcem Plant are different types of facilities. The Davenport Plant is a processing facility where they actually mine limestone and create clinker for use in creating the cement. Then the materials are milled on-site and shipped out. In the Orcem project Raw materials of this nature would be transported to the facility where they would only be milled.

I recommend that you review the Project Description to get a better idea of how materials would be moved onto and off of the site. Prior to milling of the material, it is in a form that is not anticipated to be airborne (damp sand or clinker). When the materials are milled they are kept in enclosed areas and are transported in an enclosed conveyor system to storage silos. When loaded on to trucks or rail cars it is done via a sealed process. The material is not transported in an open truck or rail car as soil might be. I recommend that you review the Project Description, the Air Quality Section, and the Hazardous Materials Sections of the Draft EIR for more detailed information. You can also review the Utilities and Services Section for information on the wastewater.

Best,  
Lisa

| LISA PLOWMAN

---

**From:** Dave Shipley [<mailto:dnsjrs@gmail.com>]  
**Sent:** Monday, September 26, 2016 9:46 PM  
**To:** Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)>  
**Cc:** Andrea Ouse <[Andrea.Ouse@cityofvallejo.net](mailto:Andrea.Ouse@cityofvallejo.net)>; Leslie Trybull

<[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>

**Subject:** An additional question ... Re: Orcem and chromium-6

Another thought from the SDS sheet for clinker ... How exactly will we manage wastewater from this facility? It sounds as if special equipment may be required at water treatment plants. Add in that our water supply already has chromium-6 concentrations above the state goal, this is also an area for concern. I am assuming that all of the other hazardous chemicals listed on the SDS are covered in the DEIR?

Thanks again,  
Dave Shipley

Sent from my iPad

On Sep 26, 2016, at 9:34 PM, Dave Shipley <[dnsjrs@gmail.com](mailto:dnsjrs@gmail.com)> wrote:

I appreciate your response, though in the Davenport plant outside Santa Cruz, it sounds like much of the problem comes with the truck loading, not in an enclosed negative pressure area. Likewise the Stockton cement ship is literally covered in dust, masking ship colors and features. Then there is the issue of Syar, where no containment is practiced and the content of ground cement is unknown. Add in trucks, rail cars and barges and the possible dust emission sources just continues to grow. Orcem cannot exclude discussion of transportation in its application. Note also that Mercury is associated with cement, not just the demolition of existing structures. As would be many other toxins associated with multiple sources of slag. We, as a community, could never have the required resources to test slag shipments coming in from multiple sources. In the oilfield, labs simply to ensure API and water content delay shipments and require expensive equipment and staff. I simply can't imagine the lab requirements to test each shipload and its many compartments, bags, etc. If we don't monitor Syar today, why would we believe that the city will monitor anything at the VMT or our transportation vendors? This is plainly a bad idea where there is any proximity to residential areas at the plant or along transportation routes. Just run your hand along one of those shipping bags and then run to the nearest washstand. Please decline this permit application and preserve the health and economy of our city.

Thank You,  
Dave Shipley

As a footnote, we also need to consider how and where ships will be refueled. I can provide a newspaper article documenting the lives lost, people injured and property damaged by one loose fuel barge on the Ohio River. It shook a town of over 40,000 people from end to end.

On Sep 26, 2016, at 6:00 PM, Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)> wrote:

Hi Dave,  
Chromium is discussed in the Draft EIR and a potential pollutant in the Air Quality Section as it relates to the milling of the raw

materials. Mercury is discussed in the hazardous materials section and it relates to the demolition of the existing buildings.

Below is an excerpt from the DEIR Air Quality Section:

“The proposed milling process, whether undertaken for GGBFS or portland cement clinker, would be carried out in a closed circuit system under negative pressure (no outlet to the exterior, except through high performance filters). Likewise, fully sealed finished product storage in silos would be provided. Facility operations will require permit from the Bay Area Air Quality Management District (BAAQMD), as discussed in Section 3.2, as well as mitigation for air quality that would reduce the potential for fugitive emissions and toxic air contaminants (including hexavalent chromium) from the Orcem facility.”

This potential impact is addressed through the BAAQMD permitting requirements as well. I would recommend taking a look at these two section if you are interested in learning more, but the potential impacts associated with the substances can be mitigated. Please let me know if you have any additional questions.

Best,

Lisa Plowman

| LISA PLOWMAN

---

**From:** Andrea Ouse [<mailto:Andrea.Ouse@cityofvallejo.net>]

**Sent:** Saturday, September 24, 2016 5:42 PM

**To:** Dave Shipley <[dnsjrs@gmail.com](mailto:dnsjrs@gmail.com)>

**Cc:** Plowman, Lisa A. <[maplowman@rrmdesign.com](mailto:maplowman@rrmdesign.com)>; Leslie Trybull <[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>

**Subject:** RE: Orcem and chromium-6

Hi Dave –

I've received your emails, and have cc'd Lisa Plowman, the City's contract planner processing the VMT/Orcem application, on this response to provide you with a response.

Regards,

Andrea

---

**From:** Dave Shipley [<mailto:dnsjrs@gmail.com>]

**Sent:** Saturday, September 24, 2016 10:13 AM

**To:** Andrea Ouse <[Andrea.Ouse@cityofvallejo.net](mailto:Andrea.Ouse@cityofvallejo.net)>

**Subject:** Orcem and chromium-6

The article says it all, both clinker and slag processes release chromium-6, which is already at elevated concentrations in our drinking water, could it be from the cement plant up delta in Stockton? This is the Erin Brockovick (sp?) chemical. Note the article also mentions Airborne Mercury problems. Are either of these mentioned in the environmental review?

<http://www.metrosantacruz.com/metro-santa-cruz/10.15.08/nuz-0842.html>

Dave Shipley

Sent from my iPad

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Saturday, September 24, 2016 5:51 PM  
**To:** Dave Shipley  
**Cc:** Plowman, Lisa A.; Leslie Trybull  
**Subject:** RE: Follow up question: Orcem and chromium-6

Thanks, Dave. The Syar Lake Herman Quarry is located outside of the City limits, and is in unincorporated Solano County. Therefore, the County takes the lead on response to dust complaints, and may engage other regional agencies such as the Bay Area Air Quality Management District on these types of issues.

Regards,  
Andrea

---

**From:** Dave Shipley [mailto:dnsjrs@gmail.com]  
**Sent:** Saturday, September 24, 2016 12:01 PM  
**To:** Andrea Ouse  
**Subject:** Follow up question: Orcem and chromium-6

Andrea,  
The article below talks about exposure to dust from the plant. I have also read that the process of grinding up old concrete releases harmful chemicals. I am downwind from Syar that both sells new cement and grinds old cement. My two and four legged household has had breast, bone, hystiocytoma, lymphoma and leukemia forms of cancer since moving here. Who checks on Syar's air quality. I see clouds of dust heading my way, even on spare the air days and this summer started smelling their asphalt plant, another issue.  
Thanks,  
Dave Shipley

forwarded message:

**From:** Dave Shipley <[dnsjrs@gmail.com](mailto:dnsjrs@gmail.com)>  
**Date:** September 24, 2016 at 10:12:48 AM PDT  
**To:** [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)  
**Subject:** Orcem and chromium-6

The article says it all, both clinker and slag processes release chromium-6, which is already at elevated concentrations in our drinking water, could it be from the cement plant up delta in Stockton? This is the Erin Brockovick (sp?) chemical. Note the article also mentions Airborne Mercury problems. Are either of these mentioned in the environmental review?

<http://www.metrostacruz.com/metro-santa-cruz/10.15.08/nuz-0842.html>

Dave Shipley

Sent from my iPad

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Saturday, April 30, 2016 10:04 PM  
**To:** Gretchen Zimmermann  
**Cc:** Leslie Trybull; Daniel Keen; Michelle Straub; Plowman, Lisa A.  
**Subject:** RE: The Environmental Justice Analysis for VMT/Orcem is seriously flawed

Gretchen (BC: City Council),  
Thank you for your comments. We will incorporate them into the public record.

Regards,  
Andrea Ouse

Andrea J. Ouse, AICP  
Community and Economic Development Director  
City of Vallejo  
555 Santa Clara Street  
Vallejo, CA 94590  
(707) 648-4326  
[Andrea.ouse@cityofvallejo.net](mailto:Andrea.ouse@cityofvallejo.net)  
[www.ci-vallejo.ca.us](http://www.ci-vallejo.ca.us)

**From:** Gretchen Zimmermann [mailto:451far@gmail.com]  
**Sent:** Saturday, April 30, 2016 12:57 PM  
**To:** Mayor Osby Davis ; Andrea Ouse ; Rozzana Verder-Aliga ; Pippin Dew-Costa ; Robert H. McConnell ; Katy Miessner ; Bob Sampayan ; Jesus Cristobal Malgapo  
**Cc:** Leslie Trybull  
**Subject:** The Environmental Justice Analysis for VMT/Orcem is seriously flawed

Dear Ms. Ouse, Mayor Davis, and members of the Vallejo City Council:

I have read the Environmental Justice Analysis For the Vallejo Marine Terminal and Orcem Project submitted by Land Economics Consultants, LLC (LEC) April 26, 2016.

I question why, for this analysis, only the City of Vallejo is used as the comparison population to determine whether the VMT/Orcem disproportionately affects a minority population. That's a very myopic view. Why not use Solano county as the comparison population? The report concludes that "Due to the relatively high concentration of minorities in the City of Vallejo, and their relatively broad distribution throughout the city, no disproportionate impacts are expected to be created for minority populations by the proposed Project." The Vallejo neighborhoods identified in this report have 76.8% and 75.7% minority populations. When compared to Solano county's 59.9% minority population, the project certainly disproportionately impacts a minority population. The fact that adjacent Vallejo neighborhoods have similar demographics in no way diminishes this impact.

Because this project requires a port, we'd be justified in using use the demographics of the San Francisco Bay as our comparison population. The project isn't being proposed for San Rafael (29.4% non-white), Berkeley (40.5% non-white) or San Mateo (41.3% non-white)\*. It is being proposed for Vallejo, with a minority population of 74.5%. When viewed with the proper perspective we must reach very different conclusions about the project's adverse impacts on minority populations.

I'm concerned that another adverse impact is hinted at in the report but not specifically listed as such in the summary. On Page 19 it states that " Low-income populations ... tend to be concentrated along the rail line and near industrial areas. The activities associated with manufacturing industries and railroad transportation which generate noise and emissions can depress residential real estate values in close proximity .... In this case, adverse noise impacts generated by the operation of the proposed project are likely to be experienced disproportionately by low-income populations." I must conclude that resumption of railroad transportation will further reduce property values, causing financial hardship to both homeowners and their tenants in those areas. Vallejo suffered greatly during the Great Recession, with a high percentage of minority and first-time home buyers tragically losing their homes and savings when the housing bubble burst. I don't know what percentage of homes in these areas are currently owner occupied, but, many only recently emerged from being underwater, and resumed rail traffic will sink them back under. The resumption of rail service proposed by VMT/Orcem is a recipe for a streak of blight right through the heart of Vallejo.

The report states that "Project benefits include: Skilled labor employment opportunities, Additional fiscal resources, and Potential for attracting further manufacturing operations." It does not quantify nor substantiate those presumed benefits in any way. One report I read states that only 30 permanent jobs would be created at the cement plant. To be fair in evaluating the benefits of the project we need a rational analysis and not a handful of assumptions and not some inflated IMPLAN-based study. To be fair to ourselves and our community we should also look at jobs that could be created by other kinds of projects, like the formerly proposed Brooks Street project, and then pursue the development of a project that best serves the community. We should not be distorting the facts to make the VMT/Orcem project seem like a good deal for our city.

Sincerely,

Gretchen Zimmermann,  
Vallejo, CA

\*Based on 2010 Census data



## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Thursday, September 01, 2016 8:42 AM  
**To:** Daniel Keen; Plowman, Lisa A.  
**Cc:** Michelle Straub; Leslie Trybull  
**Subject:** FW: Alternative Uses of the Sperry Mill/GM site  
**Attachments:** A Vision for South Vallejo.docx; Sperry Mill tower and silos.jpeg; Looking towards mill site from Sandy Beach.JPG; Looking from Sperry wharf toward Mare Island.JPG; GMSperry Mill from Mare Island 1.JPG; Lighthouse from wharf.jpg

Dan, Lisa –  
FYI...

Andrea

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Community and Economic Development Department*  
555 Santa Clara Street  
Vallejo, CA 94590  
[\(707\) 648-4163](tel:(707)648-4163) | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)



---

**From:** NPS Vallejo [mailto:newpacificstudio@att.net]  
**Sent:** Wednesday, August 31, 2016 9:44 PM  
**To:** Mayor Osby Davis ; Claudia Quintana ; Robert H. McConnell ; Katy Miessner ; Bob Sampayan ; Jesus Cristobal Malgapo ; Pippin Dew-Costa ; Rozzana Verder-Aliga ; Andrea Ouse ; Mel Orpilla  
**Cc:** John Glidden ; Marc Garman  
**Subject:** Alternative Uses of the Sperry Mill/GM site

Dear colleagues:

I would like to share with you the following first draft of proposed alternative uses for the Sperry Mills site.

I and many others believe that adaptive reuse of existing resources is the best way to go on this prominent waterfront site because (quoting from a supplied source) adaptive reuse

- \* preserves historic and cultural resources
- \* reduces construction waste and
- \* minimizes the environmental impact associated with the extraction, manufacture and transportation of new building materials.

In the particular case of the South Vallejo community, adaptive reuse of this historic industrial complex along lines indicated will also provide much-needed community amenities along with new educational and commercial opportunities.

It will also preserve the health of our citizens, our land, waterways and flora and fauna. It will also provide an exciting new waterfront gateway and support many other ongoing efforts to make Vallejo a destination.

It will also facilitate the development of the Mare Island regional park consistent with local base reuse plan and Chapter 588 of the Statutes of 2004 ( SF Bay Plan, Map 2. # 4. ) This park is currently known as the Mare Island Shoreline Heritage Preserve and contains several important historic sites crucial to cultural tourist development, including the old naval cemetery and the Old Lighthouse Trail, site of the first Mare Island Lighthouse operated by widow Kate McDougal from 1881 -1917. Centennial celebration planned for next year, and hopefully breaking of ground for a small light tower memorial and interpretive panels.

I hope that public discussions of alternative uses can happen in coming months. They will be followed with interest by citizens and professionals experienced in recent industrial waterfront redevelopment in many Pacific cities, as well as by my colleagues in Landscape Architecture at the University of California at Davis.

Thank you for your time and interest.

Warm regards

Kay

Dr Kay Flavell New Pacific Studio Vallejo 321 Nevada St., Vallejo CA 94590 USA [www.newpacificstudio.org](http://www.newpacificstudio.org)  
t 707-563-5166 cell 707-342-7470

## Leslie Trybull

---

**From:** Leslie Trybull <Leslie.Trybull@cityofvallejo.net>  
**Sent:** Thursday, May 05, 2016 12:55 PM  
**To:** Andrea Ouse; Khadijah Hargett; Plowman, Lisa A.  
**Subject:** FW: Orcem project  
**Attachments:** AttyGen.pdf

---

### Leslie Trybull

#### Executive Secretary

*City of Vallejo | Economic Development Dept., Planning Division*  
*(707) 648-4326 | [leslie.trybull@cityofvallejo.net](mailto:leslie.trybull@cityofvallejo.net)*



**From:** Chiara A. [mailto:[chiara.adorno@gmail.com](mailto:chiara.adorno@gmail.com)]  
**Sent:** Thursday, May 05, 2016 11:03 AM  
**To:** Leslie Trybull  
**Subject:** Orcem project

Hello Ms. Trybull:

I am a new resident and business owner in Vallejo  
, a

nd a concerned citizen.

I wrote a letter to the CA Attorney General  
about the Orcem project  
and I'm providing a copy, attached to this email.

I ask that you distribute to the appropriate people and please include in the official project files.

Thank you for reading and for your interest.

Regards,

Chiara Adorno

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Saturday, September 24, 2016 5:51 PM  
**To:** Dave Shipley  
**Cc:** Plowman, Lisa A.; Leslie Trybull  
**Subject:** RE: Follow up question: Orcem and chromium-6

Thanks, Dave. The Syar Lake Herman Quarry is located outside of the City limits, and is in unincorporated Solano County. Therefore, the County takes the lead on response to dust complaints, and may engage other regional agencies such as the Bay Area Air Quality Management District on these types of issues.

Regards,  
Andrea

---

**From:** Dave Shipley [mailto:dnsjrs@gmail.com]  
**Sent:** Saturday, September 24, 2016 12:01 PM  
**To:** Andrea Ouse  
**Subject:** Follow up question: Orcem and chromium-6

Andrea,  
The article below talks about exposure to dust from the plant. I have also read that the process of grinding up old concrete releases harmful chemicals. I am downwind from Syar that both sells new cement and grinds old cement. My two and four legged household has had breast, bone, hystiocytoma, lymphoma and leukemia forms of cancer since moving here. Who checks on Syar's air quality. I see clouds of dust heading my way, even on spare the air days and this summer started smelling their asphalt plant, another issue.  
Thanks,  
Dave Shipley

forwarded message:

**From:** Dave Shipley <[dnsjrs@gmail.com](mailto:dnsjrs@gmail.com)>  
**Date:** September 24, 2016 at 10:12:48 AM PDT  
**To:** [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)  
**Subject:** Orcem and chromium-6

The article says it all, both clinker and slag processes release chromium-6, which is already at elevated concentrations in our drinking water, could it be from the cement plant up delta in Stockton? This is the Erin Brockovick (sp?) chemical. Note the article also mentions Airborne Mercury problems. Are either of these mentioned in the environmental review?

<http://www.metrostacruz.com/metro-santa-cruz/10.15.08/nuz-0842.html>

Dave Shipley

Sent from my iPad

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Tuesday, June 21, 2016 8:50 AM  
**To:** cameronsgold@yahoo.com  
**Cc:** Leslie Trybull; Plowman, Lisa A.  
**Subject:** RE: No on the orcem cement mill

Ms. Cameron,

Thank you for your input. We have incorporated your comments into the public record.

Regards,  
Andrea

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Community and Economic Development Department*  
*555 Santa Clara Street*  
*Vallejo, CA 94590*  
[\(707\) 648-4163](tel:(707)648-4163) | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)



---

**From:** cameronsgold@yahoo.com [mailto:cameronsgold@yahoo.com]  
**Sent:** Monday, June 20, 2016 10:41 PM  
**To:** Andrea Ouse  
**Subject:** No on the orcem cement mill

Although we are a community in need of resources, let us work together to create waterfront businesses that add to our health, culture, and quality of life. I am opposed to a cement mill due to the negative impact on our land, sea and sea life, and air. It will cost more to recover from their unhealthy pollution practices, than we could ever gain in revenue. Why not build a few wind turbines, and call it a day....."No" on the orcem scheme. Sue Cameron Vallejo Ca 94590.

*Sent from my T-Mobile 4G LTE device*

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Saturday, September 24, 2016 5:42 PM  
**To:** Dave Shipley  
**Cc:** Plowman, Lisa A.; Leslie Trybull  
**Subject:** RE: Orcem and chromium-6

Hi Dave –

I've received your emails, and have cc'd Lisa Plowman, the City's contract planner processing the VMT/Orcem application, on this response to provide you with a response.

Regards,  
Andrea

---

**From:** Dave Shipley [mailto:dnsjrs@gmail.com]  
**Sent:** Saturday, September 24, 2016 10:13 AM  
**To:** Andrea Ouse  
**Subject:** Orcem and chromium-6

The article says it all, both clinker and slag processes release chromium-6, which is already at elevated concentrations in our drinking water, could it be from the cement plant up delta in Stockton? This is the Erin Brockovick (sp?) chemical. Note the article also mentions Airborne Mercury problems. Are either of these mentioned in the environmental review?

<http://www.metrosantacruz.com/metro-santa-cruz/10.15.08/nuz-0842.html>

Dave Shipley

Sent from my iPad

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Tuesday, June 21, 2016 8:50 AM  
**To:** j  
**Cc:** Leslie Trybull; Plowman, Lisa A.  
**Subject:** RE: ORCEM Vallejo Project

William,  
Thank you for your input. We have incorporated your comments into the public record.

Regards,  
Andrea

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Community and Economic Development Department*  
555 Santa Clara Street  
Vallejo, CA 94590  
[\(707\) 648-4163](tel:7076484163) | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)



---

**From:** j [mailto:jwb143272@yahoo.com]  
**Sent:** Monday, June 20, 2016 12:14 PM  
**To:** Andrea Ouse  
**Subject:** ORCEM Vallejo Project

Hello,

We recently received from ORCEM Vallejo a slick, glossy flyer explaining this company's proposed factory in Vallejo.

Sadly, the flyer "glosses" over the commercial traffic environmental impact of the immediate streets surrounding the proposed factory. This includes greenhouse gases and noise from rumbling trucks (and rail?).

Based upon this important environmental issue, this family of four (4) voters and, the majority of the three (3) other branches of our extended family (all Vallejo residents, as well) *are leaning strongly against* this factory project.

Respectfully,

William

## Leslie Trybull




---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Thursday, June 09, 2016 12:08 PM  
**To:** Fresh Air Vallejo  
**Cc:** Plowman, Lisa A.; Leslie Trybull  
**Subject:** RE: ORCEM/VMT - Fresh Air Vallejo letter to COV on Environmental Justice Analysis  
**Attachments:** FRESH\_AIR\_VALLEJO\_COV\_EJA\_LETTER\_6\_9\_16.pdf

Mr. Brooks,

Thank you so much for your submittal. It has been incorporated into the public record.

Regards,  
Andrea

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Economic Development Department*  
*(707) 648-4163 | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)*  
   [@City Communications Sign-up](#)

**Note – this is a NEW email address. Please update your address book. Thank you!**

**From:** Fresh Air Vallejo [mailto:freshairvallejo@gmail.com]  
**Sent:** Thursday, June 09, 2016 11:03 AM  
**To:** Andrea Ouse  
**Subject:** ORCEM/VMT - Fresh Air Vallejo letter to COV on Environmental Justice Analysis

Hello Ms. Ouse,

Attached as a PDF is a letter to the City of Vallejo from the citizens group Fresh Air Vallejo.

Our research into the ENVIRONMENTAL JUSTICE ANALYSIS (EJA) FOR THE VALLEJO MARINE TERMINAL/ORCEM PROJECT has brought us to the conclusion that this analysis commissioned by the City of Vallejo fails to accurately analyze and present the impacts of industrial pollution, noise and traffic on low-income and minority neighborhoods in South Vallejo, California.

We demand that the current Environmental Justice Analysis commissioned by the City of Vallejo be officially rejected and a new report be prepared for public review in advance of the Vallejo Planning Commission's vote on the Vallejo Marine Terminal and Orcem Cement factory project.

The Environmental Justice Analysis must be invalidated for the following reasons:

- The existing, historical and cumulative burdens of pollution in South Vallejo were not measured,
- The poverty rate measure does not reflect the EPA Environmental Justice Standard,
- The minority rate was miscalculated and is incorrectly utilized,
- The minority rate statistics were re-calculated to achieve a result favorable to the project.



- Wrong air pollution data were analyzed,
- Impact zone was miscalculated,
- Transportation and Traffic impacts were miscalculated,
- Cultural resources were not considered,
- Unqualified and/or biased consultant(s) prepared the report.

As always, thank you Andrea for your time and willingness to meet with the citizens of Vallejo.

Peter Brooks

Fresh Air Vallejo

714 York Street

Vallejo, CA

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Tuesday, July 19, 2016 12:37 PM  
**To:** Joel Ervice  
**Cc:** Plowman, Lisa A.; Leslie Trybull; Daniel Keen; Michelle Straub  
**Subject:** RE: Public health concerns related to proposed Vallejo Marine Terminal and Orcem Project

Mr. Ervice –

Thank you for your email. We will incorporate your comments into the public record.

Regards,  
Andrea

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Community and Economic Development Department*  
555 Santa Clara Street  
Vallejo, CA 94590  
[\(707\) 648-4163](tel:7076484163) | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)



---

**From:** Joel Ervice [mailto:Joel@rampasthma.org]  
**Sent:** Monday, July 18, 2016 10:27 AM  
**To:** Andrea Ouse  
**Subject:** FW: Public health concerns related to proposed Vallejo Marine Terminal and Orcem Project

Sending with corrected email address.

---

**From:** Joel Ervice  
**Sent:** Monday, July 18, 2016 10:25 AM  
**To:** [Mayor@cityofvallejo.net](mailto:Mayor@cityofvallejo.net); [Jesus.Malgapo@cityofvallejo.net](mailto:Jesus.Malgapo@cityofvallejo.net); [Pippin.Dew-Costa@cityofvallejo.net](mailto:Pippin.Dew-Costa@cityofvallejo.net); [Robert.McConnell@cityofvallejo.net](mailto:Robert.McConnell@cityofvallejo.net); [Katy.Miessner@cityofvallejo.net](mailto:Katy.Miessner@cityofvallejo.net); [Bob.Sampayan@cityofvallejo.net](mailto:Bob.Sampayan@cityofvallejo.net); [Rozzana.Verder-Aliga@cityofvallejo.net](mailto:Rozzana.Verder-Aliga@cityofvallejo.net)  
**Cc:** [andre.ouse@cityofvallejo.net](mailto:andre.ouse@cityofvallejo.net)  
**Subject:** Public health concerns related to proposed Vallejo Marine Terminal and Orcem Project

[A pdf copy of this email is attached.]

Honorable Mayor and City Councilmembers,

Regional Asthma Management and Prevention (RAMP) envisions healthy communities where asthma is reduced and well-managed, and the health, social, and environmental inequities that contribute to the unequal burden of the disease are eliminated. Our mission is to reduce the burden of asthma through a comprehensive approach, ranging from clinical management to environmental protection. We collaborate, coordinate, share resources, advocate, and promote policy change in order to reduce inequities, strengthen asthma prevention efforts, and improve management for all communities.

RAMP submits this letter in regards to the air quality and health concerns of the proposed Vallejo Marine Terminal and Orcem Project (the Project). After reviewing the Environmental Impact Report (EIR) and hearing from nearby residents, we are concerned the proposed project will increase health risks to the community given the elevated levels of Nitrogen Oxide (NOx) – a precursor to ozone – as well as particulate matter (PM), especially from diesel and other combustion sources.

These three pollutants – NOx, ozone, and PM – have negative impacts on people suffering from asthma. For example, ozone causes airway inflammation and damages lung tissues which can lead to breathing problems including coughing, wheezing and chest pain, while PM triggers asthma. Diesel PM has also been classified as a Toxic Air Contaminant by the California Air Resources Board. While pollution puts everyone at risk, children and the elderly are particularly vulnerable. There is also growing evidence that these types of pollution can contribute to the development of asthma in otherwise healthy people.

Given the health risks, the City of Vallejo should consider alternative approaches, from stopping the project entirely to implementing additional, major and enforceable mitigation measures to ensure the City and the region are not put at additional health risk.

Thank you for your consideration.

Regards,  
Joel

Joel Ervice  
Associate Director  
Regional Asthma Management and Prevention (RAMP)  
A Project of the Public Health Institute  
555 12<sup>th</sup> St., 10<sup>th</sup> Floor  
Oakland, CA 94607  
Phone: 510-285-5711  
[joel@rampasthma.org](mailto:joel@rampasthma.org)  
[www.rampasthma.org](http://www.rampasthma.org)



*Working together to reduce the burden of asthma*

## Leslie Trybull

---

**From:** Leslie Trybull <Leslie.Trybull@cityofvallejo.net>  
**Sent:** Friday, March 25, 2016 1:38 PM  
**To:** Leslie Trybull  
**Cc:** Dina Tasini; Andrea Ouse; Khadijah Hargett; Plowman, Lisa A.  
**Subject:** VMT/Orcem Letter  
**Attachments:** Comment Received 032416.pdf

BC: Planning Commission,

Commissioners,

Attached please find a letter sent to several of you in care of our office. Since it is our policy to ensure that all commissioners receive the same communications, we are forwarding it to you via email.

Regards,

---

**Leslie Trybull**

**Executive Secretary**

*City of Vallejo | Economic Development Dept., Planning Division*

*(707) 648-4326 | [leslie.trybull@cityofvallejo.net](mailto:leslie.trybull@cityofvallejo.net)*



## Leslie Trybull

---

**From:** Leslie Trybull <Leslie.Trybull@cityofvallejo.net>  
**Sent:** Thursday, December 31, 2015 12:17 PM  
**To:** Leslie Trybull  
**Cc:** Dina Tasini; Andrea Ouse; Inder Khalsa; Plowman, Lisa A.; beverly@juno.com  
**Subject:** FW: Letter for the Planning Commission

BC: Planning Commission

Please see the email below regarding the VMT/Orcem project.

---

### Leslie Trybull

#### Executive Secretary

*City of Vallejo | Economic Development Dept., Planning Division*

(707) 648-4326 | [leslie.trybull@cityofvallejo.net](mailto:leslie.trybull@cityofvallejo.net)



Members of the Vallejo Planning Commission  
Vallejo City Hall  
Vallejo, CA

RE: Major Bay Area Cement Plant Battles Issues Vallejo is just Beginning to Examine: "Cement Plant Rankles Silicon Valley Neighbors"

Dear Members of the Planning Commission

Below please find an article re: a controversial cement plant in Cupertino that I thought you would want to know about as it addresses some of the same issues that we are facing with the Orcem cement plant here in Vallejo. In

Cupertino, the local community has been battling the cement plant for many years over many of the same concerns that are now being raised re: the proposed cement plant in Vallejo. (To hear the programs or read the transcript, see [K-ALW.org/programs/croosscurrents](http://K-ALW.org/programs/croosscurrents).)

There have been many community complaints for years about the plant. One man that lives more than a mile from the plant said that he has to wash his car with vinegar twice a month to remove the layer of limestone dust that covers his car & everything in the area, including his house and garden. He said that he must wash his car with vinegar, because water won't dissolve the limestone. The dust comes from particulate matter from the blasts in the quarry and from the trucks that operate 24/7. Many also expressed concerns for their children when they play outside and must inhale the dust.

The cement plant is owned by Lehigh Hanson, a large corporation in the cement business. Lehigh is regularly listed as one of the Bay Area's biggest polluters. Although 100's of local citizens have kept a very close watch on the plant for years, still the plant is cited for violating clean air standards, e.g., in April of this year Lehigh was

fined \$7.5 million by the EPA for dumping toxic water into a local creek, and fined again in less than six months, Sept., 2015, for failing to report toxic chemicals for over five years. The chemicals, (mercury, ammonia, dioxins & others), are released into the air when the limestone is heated to make the cement. The

chemicals have been found to cause cancer & respiratory problems. In addition to complaints about the pollution, many neighbors also complained regularly about the noise, particularly at night, as the plants operate all night.

The people of Cupertino didn't know when they moved to the area that they were moving next door to the cement plant. If Lehigh, one of the largest cement producers in the country, has a record of polluting the air and the water, and was fined millions of dollars several times by the EPA, & covered up these issues, Vallejo might face similar problems if Orcem comes to Vallejo. Certainly there will be some differences between the two cement plants, but also some useful parallel issues are presented. Check out the program on K-ALW & decide for yourself.

Thank you for your attention to this matter.

Sincerely,

Beverly Mcgain,

Vallejo

---

**[It's time to unwind](#)**

[Open roads await. Plan your next getaway with avis.com](#)

<https://ad.doubleclick.net/ddm/clk/290885162;118099358;u?&v=2>

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Tuesday, April 26, 2016 10:29 AM  
**To:** Plowman, Lisa A.; Darcey Rosenblatt (drosenblatt@dudek.com); 'Heather Ivey'  
**Cc:** Leslie Trybull  
**Subject:** FW: Trust but Verify  
**Attachments:** trust but verify.pdf

FYI...

**Andrea Ouse, AICP**  
**Community and Economic Development Director**  
*City of Vallejo | Economic Development Department*  
*(707) 648-4163 | [andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)*  
   [@City Communications Sign-up](#)

**Note – this is a NEW email address. Please update your address book. Thank you!**

---

**From:** Dawn Abrahamson  
**Sent:** Tuesday, April 26, 2016 9:30 AM  
**To:** Andrea Ouse ; Dina Tasini ; Leslie Trybull  
**Subject:** FW: Trust but Verify

Good Morning,

Just wanting to check to make sure you received the attached document. I will defer to your department as the document custodian of this particular record since it is directly related to the VMT/ORCEM project.

**From:** Jimmy Sarmiento [<mailto:jimsar9@gmail.com>]  
**Sent:** Monday, April 25, 2016 9:37 PM  
**To:** Robert H. McConnell <[Robert.McConnell@cityofvallejo.net](mailto:Robert.McConnell@cityofvallejo.net)>; Rozzana Verder-Aliga <[Rozzana.Verder-Aliga@cityofvallejo.net](mailto:Rozzana.Verder-Aliga@cityofvallejo.net)>; Jesus Cristobal Malgapo <[Jesus.Malgapo@cityofvallejo.net](mailto:Jesus.Malgapo@cityofvallejo.net)>; Bob Sampayan <[Bob.Sampayan@cityofvallejo.net](mailto:Bob.Sampayan@cityofvallejo.net)>; Katy Miessner <[Katy.Miessner@cityofvallejo.net](mailto:Katy.Miessner@cityofvallejo.net)>; Pippin Dew-Costa <[Pippin.Dew-Costa@cityofvallejo.net](mailto:Pippin.Dew-Costa@cityofvallejo.net)>; Mayor Osby Davis <[Mayor@cityofvallejo.net](mailto:Mayor@cityofvallejo.net)>; [Landisg@hotmail.com](mailto:Landisg@hotmail.com); Roberto Cortez <[rc@monarchengineers.com](mailto:rc@monarchengineers.com)>; Robert Schussel <[rschussel@yahoo.com](mailto:rschussel@yahoo.com)>; [jr.vallejoplanningcommission@gmail.com](mailto:jr.vallejoplanningcommission@gmail.com); [ack@ackengineering.com](mailto:ack@ackengineering.com); [jim@ripleyscoggin.com](mailto:jim@ripleyscoggin.com); Tony Adams <[Tony@meetingsupport.com](mailto:Tony@meetingsupport.com)>; Andrea Ouse <[Andrea.Ouse@cityofvallejo.net](mailto:Andrea.Ouse@cityofvallejo.net)>; Dawn Abrahamson <[Dawn.Abrahamson@cityofvallejo.net](mailto:Dawn.Abrahamson@cityofvallejo.net)>; Dina Tasini <[Dina.Tasini@cityofvallejo.net](mailto:Dina.Tasini@cityofvallejo.net)>; Leslie Trybull <[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>  
**Subject:** Trust but Verify

Attached please find a PDF file "trust but verify.pdf".

It is a letter to all recipients about the VMT/ORCEM Fiscal and Economic Impact Study.

Thank you.

Jimmy Sarmiento

## Leslie Trybull

---

**From:** Jeffrey Gullett <jeffreygullett@me.com>  
**Sent:** Friday, February 12, 2016 9:33 AM  
**To:** Andrea Ouse  
**Cc:** Plowman, Lisa A.; Leslie Trybull  
**Subject:** Orcem - Not in Vallejo!

Dear Andrea Ouse, Lisa Plowman, and Leslie Trybull,

I purchased a house in Vallejo on Mare Island and this Orcem project will certainly destroy my property value. I was interested in purchasing additional property here, but I just don't see that happening if this factory is green lit. My additional investment in Vallejo is now on hold pending what happens with this factory. I may purchase elsewhere if this decision gets dragged out past spring. I'm currently looking at other cities due to the Orcem development.

No matter how many times the city council and Orcem says "green", a factory that grinds slag 24 hours a day, and has hundreds of trucks, trains, and boats coming and going is a pollution nightmare and has no business being anywhere near our bay. It's short sighted, greedy, and just dumb. It will be a hideous mistake on so many levels and degrade our bay.

The site where this disgusting factory is being proposed is BEAUTIFUL. It would be a gorgeous place to develop for **property** not an industry and company known for it's pollution.

If Vallejo wants more money here all you need to do is increase ferry service and add ferry service to the south bay. Property values would go through the roof. But not with a cement factory here.

Sincerely,

Jeffrey Gullett  
524 Kirkland Ave  
Vallejo, CA 94592  
Sent from iCloud



## Leslie Trybull

---

**From:** Indra Lowenstein <theindra@me.com>  
**Sent:** Saturday, December 26, 2015 9:17 AM  
**To:** Andrea Ouse  
**Cc:** Plowman, Lisa A.; Leslie Trybull  
**Subject:** Orcem

Dear Andrea Ouse, Lisa Plowman, and Leslie Trybull,

I convinced my boyfriend to buy a house in Vallejo on Mare Island and this Orcem project will certainly destroy his property value. Unbelievable! I was interested in purchasing property here too but I just don't see that happening if this factory gets green lit. My Vallejo house hunt is now on hold pending what happens with this factory. I may purchase elsewhere if this decision gets dragged out past spring. I'm currently looking at other cities due to the Orcem development.

No matter how many times the city council and Orcem says "green", a factory that grinds slag 24 hours a day, and has hundreds of trucks, trains, and boats coming and going is a pollution nightmare and has no business being anywhere near our bay. It's short sighted, greedy, and just dumb. It will be a hideous mistake on so many levels and degrade our bay.

The site where this disgusting factory is being proposed is BEAUTIFUL. It would be a gorgeous place to develop for **property** not an industry and company known for it's pollution.

If Vallejo wants more money here all you need to do is increase ferry service and add ferry service to the south bay. Property values would go through the roof. But not with a cement factory here.

Sincerely,

Indra Lowenstein  
2227A Market Street  
San Francisco, CA 94114

Jeffrey Gullett  
524 Kirkland Ave  
Vallejo, CA 94592

---

**From:** Michelle Straub  
**Sent:** Wednesday, March 09, 2016 4:11 PM  
**To:** Leslie Trybull <[Leslie.Trybull@cityofvallejo.net](mailto:Leslie.Trybull@cityofvallejo.net)>  
**Subject:** FYI

---

**Michelle Straub**  
**Executive Assistant to the City Manager, Daniel E. Keen**  
*City of Vallejo | City Manager's Office*  
(707) 648-4576 | [michelle.straub@cityofvallejo.net](mailto:michelle.straub@cityofvallejo.net)  
  

**From:** [notification@cityofvallejo.net](mailto:notification@cityofvallejo.net) [<mailto:notification@cityofvallejo.net>]  
**Sent:** Wednesday, March 09, 2016 3:50 PM  
**To:** Michelle Straub  
**Subject:** Contact Us 2016-03-09 03:49 PM(PST) Submission Notification

**Contact Us 2016-03-09 03:49 PM(PST)** was submitted by Guest on 3/9/2016 6:49:48 PM (GMT-08:00) US/Pacific

Name	Value
<b>Name</b>	Shane Davis
<b>Phone Number</b>	7075635123
<b>Email</b>	<a href="mailto:laurinshanedavis@hotmail.com">laurinshanedavis@hotmail.com</a>
<b>Question</b>	No to the cement factory. Is it to late for a casino on Mare Island? That would be the best thing to happen to the city since the federal government left. More money from a casino/ convention center/ hotel & eateries then a smelly dumb stupid cement factory/ business park?? Please don't tell the public how to spent there own money, as long as they spend in Vallejo!! Right know no one spends time or money in Vallejo except people who live here. Quit blowing it!!!

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Friday, February 12, 2016 12:37 PM  
**To:** Jeffrey Gullett  
**Cc:** Plowman, Lisa A.; Leslie Trybull; Khadijah Hargett  
**Subject:** RE: Orcem - Not in Vallejo!

Mr. Gullett –  
Thank you for your comments.

Regards,  
Andrea

---

**From:** Jeffrey Gullett [mailto:jeffreygullett@me.com]  
**Sent:** Friday, February 12, 2016 9:33 AM  
**To:** Andrea Ouse  
**Cc:** maplowman@rrmdesign.com; Leslie Trybull  
**Subject:** Orcem - Not in Vallejo!

Dear Andrea Ouse, Lisa Plowman, and Leslie Trybull,

I purchased a house in Vallejo on Mare Island and this Orcem project will certainly destroy my property value. I was interested in purchasing additional property here, but I just don't see that happening if this factory is green lit. My additional investment in Vallejo is now on hold pending what happens with this factory. I may purchase elsewhere if this decision gets dragged out past spring. I'm currently looking at other cities due to the Orcem development.

No matter how many times the city council and Orcem says "green", a factory that grinds slag 24 hours a day, and has hundreds of trucks, trains, and boats coming and going is a pollution nightmare and has no business being anywhere near our bay. It's short sighted, greedy, and just dumb. It will be a hideous mistake on so many levels and degrade our bay.

The site where this disgusting factory is being proposed is BEAUTIFUL. It would be a gorgeous place to develop for **property** not an industry and company known for it's pollution.

If Vallejo wants more money here all you need to do is increase ferry service and add ferry service to the south bay. Property values would go through the roof. But not with a cement factory here.

Sincerely,

Jeffrey Gullett  
524 Kirkland Ave  
Vallejo, CA 94592  
Sent from iCloud

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Friday, January 08, 2016 12:23 PM  
**To:** frednemi@comcast.net  
**Cc:** Leslie Trybull; Mayor Bob Sampayan; Michelle Straub; Robert H. McConnell; Plowman, Lisa A.; Robert Schussel; Daniel Keen  
**Subject:** Re: Prospective Orcem mill as per SF Chronicle article Jan 6, 2016

Mr. Warren -  
Thank you for your input. We will include this in the public record.

Regards,  
Andrea Ouse  
Community and Economic Development Director  
City of Vallejo

---

From: [frednemi@comcast.net](mailto:frednemi@comcast.net)  
Sent: Thursday, January 7, 2016 11:42 PM  
Subject: Prospective Orcem mill as per SF Chronicle article Jan 6, 2016  
To: Robert H. McConnell <[robert.mcconnell@cityofvallejo.net](mailto:robert.mcconnell@cityofvallejo.net)>, <[mcconnell@ci.vallejo.ca.us](mailto:mcconnell@ci.vallejo.ca.us)>  
Cc: Andrea Ouse <[andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)>, <[bsampayan@ci.vallejo.ca.us](mailto:bsampayan@ci.vallejo.ca.us)>, Robert Schussel <[rschussel@yahoo.com](mailto:rschussel@yahoo.com)>

Mr. McConnell:

Attached (and copied below) please find my Letter to the Editor of the Vallejo Times Herald "Open letter to fellow Vallejoans RE: Orcem cement mill."

As a retired Construction and Program Manager with considerable management experience and expertise in international and US projects from concept to completion, my concern for my adopted City is that the people responsible for deciding the fate of this project have as many resources as possible.

As I have not had the pleasure of meeting you, I've taken the liberty to copy two people I do know. Namely, Msrs. Sampayan and Schussel. In copying Ms. Ouse. I did so on the assumption that her City Staff title would include her involvement in the subject project.

In projects as varied as a high-rise condominium and restaurant in Oakland, an IBM mega foundry in Austin, Texas, William J. Clinton's Presidential Museum in Little Rock, Arkansas, and too many to list here, the dialogue at the outset with all participants - active and passive, is most important to the successful resolution of a project. That resolution may be rejection rather than completion, but this interface is critical.

Sincerely,  
Fred Warren

**MY LETTER:**

January 7, 2016

**Letter to the Editor  
Vallejo Times-Herald**

Subject: **Open letter to fellow Vallejoans RE: Orcem cement mill**

(Reference: SF Chronicle Jan. 6, 2016 "Vallejo split on plan for big industry")

Here we go again with the "Chicken Little" outcries from those who would use our collective tax monies in their visions for "where the deer and the antelope play." The Sierra Club and Baykeeper and Fresh Air Vallejo bandy about scare tactics of the "biggest potential threats to bay area health in years." BS and nonsense from overkill havegots.

Have these hand-wringers not heard of contracts? Certainly, the historical action of many industries as regards responsible concern for environmental issues does not warrant trust without thorough research. Disasters do abound as corporate self-policing and government agency regulators have failed to do due diligence at public peril.

The reference article cites a 700 page study deemed as "vague" by opponents, and yet is described as a "draft" by the proponents. Obviously, greater research is required. The primary issues and the disparate assessments, pro and con, are not rocket science in nature. "Potential" and "too much" and "could handle other controversial cargo" and "... just the wrong industry for Vallejo" are merely one-sided opinions. Whatever happened to rendering unbiased judgment based upon the merits of a given project?

Vallejo is not Napa, unfortunately. Vallejo is not Benicia with its proven success as an art community. Vallejo's record of recruiting tax-paying companies is abysmal and such naysayers have contributed greatly to this collective failure to grow and/or improve Vallejo.

Hopefully, "Vallejo's planning and architectural commissions" will complete a thorough risk analysis and risk management recommendation. In doing so, such a report should address such cited factors as:

- Trucks – traffic (150 to 177 per pro versus 300 per con); operating hours; size limitations;
- Source material specifications – slag per Orcem; could be "coal or toxic petroleum coke" per Baykeeper;
- Pollution control limitations with penalty clauses;
- Strict monitoring of waste management – CO<sub>2</sub> (96% less) Nox (99% less) per Orcem. "Less" than what, and what are the relevant nonpolluting limitations? Inclusive of storage, transport and stockpile management.

Vallejo needs managed growth, increased tax money sources and, most of all – sensible management of all aspects, regardless of supporter and detractor input. Unfortunately, hue and cry proceeds on the basis of a mixed bag of information. We should get the politicians and lawyers out of that mix, except for the strictly legal issues, of course. Direct the technical expertise to be presented without bias, unknown factors defined, and separate facts from opinions in a recommendation matrix.

Although I, personally tend to favor the doers – the ones who put their money where their mouth is, I would ask to see Orcem's probability analysis and risk/reward evaluation which resulted in the selection of California, Vallejo and this specific site. In view of California's widely known environmental conscientiousness, why would Orcem decide to invest in this mill project?

Objectivity, clarity and transparency must drive the study that seeks Vallejo's decision. Our City Council should not merely wait for a report, but be duly involved in defining what is required to enable them to cast their vote with confidence.

Fred Warren

Vallejo

[2749 Overlook Drive](#)

[Vallejo, CA 94591](#)

[707-552-7261](#)

## Leslie Trybull

---

**From:** Andrea Ouse <Andrea.Ouse@cityofvallejo.net>  
**Sent:** Tuesday, December 29, 2015 2:59 PM  
**To:** Carol Phillips  
**Cc:** Leslie Trybull; Plowman, Lisa A.  
**Subject:** Re: Stop the Cement Plant

Hi Carol -  
Thanks for the input. We'll include it in the public record.

Regards,  
Andrea

Sent from [Outlook Mobile](#)

---

**From:** Carol Phillips <[carol.bear100@live.com](mailto:carol.bear100@live.com)>  
**Sent:** Tuesday, December 29, 2015 2:28 PM  
**Subject:** Stop the Cement Plant  
**To:** Andrea Ouse <[andrea.ouse@cityofvallejo.net](mailto:andrea.ouse@cityofvallejo.net)>

Hi Andrea, Count me on board. I was fortunate to visit the Shoreline Heritage Preserve Christmas Day. I had full views of the flour mill and realized it would be a terrible mistake to see that quiet space ruined with industrial usage. Let's have a get-together out at the ammunition depot and gather the forces that you have met and bring in the letter writers who are speaking against it. Vallejo needs to continue the GREEN way to grow with sustainable education and smart thinking on being ecological. Did you read the letter about making it into an art colony with visionary thinking? It was great to read about ideas that would be so cool for the future. I hope we can meet soon. I met Myrna Hayes and she would love to have some action out there at the depot and raise some you know what to save the place from greedy pigs at the trough.  
Sincerely, Carol Phillips

## Leslie Trybull

---

**From:** Jimmy Sarmiento <jimsar9@gmail.com>  
**Sent:** Monday, April 04, 2016 9:33 AM  
**To:** Plowman, Lisa A.  
**Subject:** VMT/Orcem Economic Impact Study

Dear Ms. Plowman,

I am a Vallejo resident with simple questions about the VMT/Orcem Economic Impact Study that is posted in the COV Website.

- is this Fiscal & Economic Impact Study part of the DEIR? I didn't hear any discussion about this during the open period.
- is this Study being considered at all in the decision process, and if yes, by whom?

Thank you for your input.

Sincerely,

Jimmy Sarmiento





**The 1917 flour mill, an 8 story tower + 2 story building, with silos behind. Designed by Maurice C. Couchot, and celebrating its centenary next year.**

**The old Sperry Mills/General Mills complex is a city landmark and a precious part of our history. The site was given to the city by the state in public trust, so let's keep the 1917 historic mill buildings, practice adaptive reuse, and make this waterfront a thriving and beautiful part of South Vallejo, accessible to everyone. Start imagining now!**

- \* **Bay Trail** extending the whole way along the shore
- \* **Landing site** for passenger ferry, water taxis etc.(Sperry Landing)
- \* **Open-air amphitheater** for concerts etc. in 5-acre county-owned area zoned as 'Community Park. **Shoreline fishing** continuing.
- \* **Mill Building** ( 134,000 square ft with a footprint of 35,000 sq. ft. )
  1. (Ground floor) : **Café**, senior space, maritime –related retail stores , sailing school. **Public park. Ferry landing.**
  - 2<sup>nd</sup> floor. **Bakery** and training school.
  - 3<sup>rd</sup> floor. **Makers' Floor.** Display/Create. Obtainium Works, and annex of SF museum – Exploratorium / Maritime Museum. Classes in carpentry and metalworking.
  - 4<sup>th</sup> floor. **Sports complex**, extending into silos, remodeled as adventure area, climbing walls etc.
  - 5<sup>th</sup> floor. **African-American Women's Fashion Museum.** Start-up clothing studios. Classes in textile design/fiber arts.
  - 6<sup>th</sup> + 7<sup>th</sup> floors. **Apartments.**
  - 8<sup>th</sup> floor. **Apartments and Bird Observatory.** Please join us in making this an exciting center for the entire South Vallejo community! What would you like to see here?

Contact Fresh Air Vallejo Alternatives Group, [newpacificstudio@att.net](mailto:newpacificstudio@att.net)

May 1, 2016

Attn: The Honorable Kamala Harris  
California Department of Justice  
Attn: Public Inquiry Unit  
P.O. Box 944255  
Sacramento, CA 94244-2550

Dear Madam Attorney General:

I am writing to you as a new resident in Vallejo, CA, to voice to you my strenuous objection to the proposed ORCEM cement project.

There is a Vallejo community board on the website nextdoor.com where we are kept apprised of what occurs and the latest filings such as impact statements, etc. and so I'm getting bits of information. I know I am new to the politics of the area, and don't pretend to know much. It seems there are just some folks in power here who seem determined and have an interest in this going forward.

However, as a new resident who came here because of the charm of the town, and who sees the potential of the town, (I just opened an artisan bread business) this project will result in the devastation and destruction of any dreams to make this place the jewel that it can be. Right now, in the real estate market, San Francisco is the hottest in the nation and Vallejo is second! There simply is nothing like it that's within commuting distance of the beautiful city of San Francisco which has all the things going for it like Vallejo, and those in need of housing in the bay area have recently caught on.

There are tons of waterfront historical buildings of significance. We should be turning those into mixed-use areas, with housing, boutiques, restaurants, shops and walkways and use what is there to make the kinds of places people want in the 21<sup>st</sup> century, not go back to a dirty industry of last century. Back in the early part of last century, industrial companies took over the waterfronts. We didn't value them. They needed them for shipping, for using the water to do their industry, etc. etc. And they wreaked havoc with the environment, however we weren't knowledgeable about those things.

This cement plant will be a polluter. Here's just some of the ways. Water pollution, air pollution, - cement is cement. Then there is noise pollution with trains always running to transport the product, and then the light pollution since it will be lit up 24/7, and how about the views - anyone who overlooks it will have their property values drop dramatically and no one will want to built anything of value near it, or

overlooking it, etc., unless it is of like kind, causing a cascading effect in the direction of a downhill slide. And it only claims to bring in 20-30 jobs.

I don't care if it's called 'green cement.' It is time companies like this pay for the true costs of making their product. By definition, a 20<sup>th</sup> century industry is one that passes on to the public, the actual costs of the business, costs they should be shouldering themselves, and have it go into the price they set for the product, and see if anyone would buy it then - costs such as irreparable damage to the environment, and to human beings, and to the town's economic future. And if they actually factored in those costs, the cost would be astronomical, as it should be. And they would see that building here would not be a profitable enterprise and that would be the end of it. Why it is not being discussed in this way is beyond me. I'm just a layman and I can see the huge environmental distress to the environment and to the people it would have. Why is this even being seriously considered? It's disturbing to me.

Things are different now. We know better. We value our water, our land, our air, and our historical buildings with a significant past. We don't want to go backwards. This is the 21<sup>st</sup> century, so let Vallejo have hers.

I'd appreciate any interest you can take in this matter. There are many like me who are helping make Vallejo into a great little city with a great future.

Thank you,

Regards,

Chiara Adorno  
TenderFork Market  
Vallejo, CA 94590

•  
•  
•  
•  
•  
•  
•



## COMMON SENSE

In 1775 Thomas Paine wrote an article called "Common Sense". It aroused a large part of the population, it was electrifying!

Today we also need some common sense on this proposed Orcem Plant! Lots of misinformation has been reported by both sides. It is not a cement producing plant, but it does produce a product that can be used to help make cement. This plant with modifications, could make cement later if it wants to, this would be a great disaster. Is it going to be noisy – yes! Will it cause severe pollution – yes! Will it cause traffic problems – yes! Will residents be affected – yes!

Orcem recently mailed a notice to all business telling their side of the project. They said it is dust free - then why do they need 46,182 gallons of water each day to keep the dust down? There will be piles and piles of dust 45 feet high and when the wind blows there will be dust everywhere. They also said the nearest school was Franklin Middle School which is 1-1/4 miles away – that is false because the nearest school is Patterson Elementary School which is less than one mile away.

This is an elementary school grades 1 thru 6. Children that young are easy targets for asthma and other health problems. South Vallejo has 2 to 3 percent of asthma problems in the whole State of California – WOW! Also there are many homes less than ½ mile away from this project that will be affected – people that live at Harbor Park, Bay Village, Seaview, and Sandy Beach. Also at least 20 business and 23 homes that are located on Lemon Street will really be affected by diesel fuel and unbearable noise with 200 trucks per day, seven days a week running in front of their homes and business day and night. Property values will definitely drop for all South Vallejo residents.

This project belongs in an industrial park setting. Orcem has other plants located in Holland, the Netherlands and in France, these are all located in industrial parks no where near residence or schools. These three plants have a total of sixty employees, twenty at each location. So 22 employees makes sense not 189 as stated in the letter Orcem mailed to the local businesses.

This could be a good project, it will employ some temporary construction jobs and some truck drivers and possibly 22 permanent jobs. But the price is too high for the residents of Vallejo. The noise, the pollution and the traffic will be unbearable! It is in the wrong location.

Let us use some common sense. There will be at least seven ships arriving every month. It will take 3 days to unload each one. The ships will be running day and night imagine the diesel fumes that will pour into our air – an incredible amount. The plant will also run 24 hours a day seven days a week no letup for 65 years – WOW what a nightmare. I guess we are the NIMBY not in my backyard residents who complain. We would be derelict in not complaining. Our

•••••

**children will suffer from health effects for 65 years.**

**Lets use some common sense – who need this, it's insane. Their EIR clearly states that it will cause significant impact which cannot be mitigated. I hope the City does not allow them to use Cap & Trade as an excuse this will not do us any good at all.**

**You cannot compare this project with the General Mills operation, that was a clean operation this is a dirty, noisy, full of pollution operation.**

**In the Times Herald "Opinions of the People", they have received over 30 responses from people against this project and only 4 in favor of this project. This should tell you the mood of the residents.**

**This project will not jump-start the local economy and will not help build a more substantial future for the people who live here.**

**Let us use some common sense!!**

**A very concerned citizen of South Vallejo**

**SUBMITTED TO CITY OF VALLEJO ON JUNE 9, 2016**  
**C/O ANDREA OUSE, COMMUNITY AND ECONOMIC DEVELOPMENT DIRECTOR,**  
**DAWN G. ABRAHAMSON, CITY CLERK**

**555 SANTA CLARA STREET, VALLEJO, CA 94590**

**FRESH AIR VALLEJO: A CITIZEN RESPONSE TO THE ENVIRONMENTAL JUSTICE ANALYSIS (EJA)**  
**FOR THE VALLEJO MARINE TERMINAL/ORCEM PROJECT**

**WE REQUEST THAT THESE COMMENTS BE INCLUDED IN THE PUBLIC RECORD AND**  
**FORWARDED TO THE PLANNING COMMISSION AS PART OF THE STAFF REPORT PACKET ON**  
**THE PROJECT, AND TO THE CITY COUNCIL IF**  
**THE PLANNING COMMISSION DECISION IS APPEALED.**

Our research into the ENVIRONMENTAL JUSTICE ANALYSIS (EJA) FOR THE VALLEJO MARINE TERMINAL/ORCEM PROJECT has brought us to the conclusion that this analysis commissioned by the City of Vallejo fails to accurately analyze and present the impacts of industrial pollution, noise and traffic on low-income and minority neighborhoods in South Vallejo, California.

We demand that the current Environmental Justice Analysis commissioned by the City of Vallejo be officially rejected and a new report be prepared for public review in advance of the Vallejo Planning Commission's vote on the Vallejo Marine Terminal and Orcem Cement factory project.

The Environmental Justice Analysis must be invalidated for the following reasons:

**Existing, historical & cumulative burdens of pollution in South Vallejo were not measured.**

- The Environmental Justice Analysis must be rejected because it does not include the many sources of pollution already affecting South Vallejo including the waste treatment plant, the freeways, Mare Island, and the nearby refineries.
- The Environmental Justice Analysis must be rejected because it has no assessment of impact on present and future business development, local economy, and health.
- The Environmental Justice Analysis is useless where it does not measure cumulative impact – combining new pollution with existing pollution -- which is one of the fundamental points of preparing such a report. As the California Attorney General states:

CEQA requires a lead agency to consider whether a project's effects, while they might appear limited on their own, are "cumulatively considerable" and therefore significant. (Pub. Res. Code, § 21083, subd. (b)(3).) "[C]umulatively considerable" means that the incremental effects of an individual project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects.

“A number of studies have reported increased sensitivity to pollution, for communities with low income levels, low education levels, and other biological and social factors. This combination of multiple pollutants and increased sensitivity in these communities can result in a higher cumulative pollution impact.” Office of Environmental Health Hazard Assessment, *Cumulative Impacts: Building a Scientific Foundation* (Dec. 2010), Exec. Summary, p. ix, available at <http://oehha.ca.gov/ei/cipa123110.html>. This requires a local lead agency to determine whether pollution from a proposed project will have significant effects on any nearby communities, when considered together with any pollution burdens those communities already are bearing, or may bear from probable future projects. Accordingly, the fact that an area already is polluted makes it more likely that any additional, unmitigated pollution will be significant. Where there already is a high pollution burden on a community, the “relevant question” is “whether any additional amount” of pollution “should be considered significant in light of the serious nature” of the existing problem. (Hanford, supra, 221 Cal.App.3d at 661; see also Los Angeles Unified School Dist. v. City of Los Angeles (1997) 58 Cal.App.4th 1019, 1025 [holding that “the relevant issue ... is not the relative amount of traffic noise resulting from the project when compared to existing traffic noise, but whether any additional amount of traffic noise should be considered significant in light of the serious nature of the traffic noise problem already existing around the schools.]) (Kamala Harris, CA Dept. of Justice, 7/10/2012)

### **Poverty rate measure does not reflect EPA Environmental Justice Standard.**

- **Definition of Low-Income:** The Environmental Justice Analysis uses the incorrect poverty measure for environmental justice in California. The EPA’s Environmental Justice standard measurement of poverty, the correct measure, would be two times the Federal poverty rate which would significantly increase the number of residents defined as low-income and more accurately demonstrate the existing burden of poverty in this neighborhood. The Environmental Justice Analysis relies on the federal definition of low income. (EJ Analysis, page 6). In California, this translates into extremely low income. This skews the analysis by representing the low-income pool as much smaller. This is especially important because the only potential adverse impact that disproportionately affects populations is to a low-income population, meaning this impact may be more disproportionate than expressed.
  
- **Methodology of Percent Range of Population:** The EJ Analysis includes a margin of error in its population percentages to determine disproportionate impact. (EJ Analysis, page 13). The report explains “the Census estimate for persons below poverty level would have a range of approximately plus or minus 9%, and the estimate for percent minority would have a margin of error of approximately plus or minus 4%.” It then concludes that the range for poverty is 13.8%–22.8% and the range for low-income is 72.3%–78.4%. The margin of error has been misapplied.

- The Environmental Justice Analysis must be rejected because the report ignores the significant differences in low-income populations between Vallejo and the rest of Solano County.

**Minority rate was miscalculated and is incorrectly utilized.**

In addition to statistically minimizing the appearance of poverty, the status of this population as a minority concentration is incorrectly applied contrary to both the letter and the intent of Environmental Justice principles. The neighborhood of South Vallejo qualifies as a minority concentration and, by exceeding that threshold, an Environmental Justice Analysis is triggered. The standard is not a comparative one where a minority majority neighborhood must exceed the rates of minority residents of its neighbors in order receive EJ consideration. Thus the EJA of the City of Vallejo is fundamentally flawed.

- The City's use of Vallejo rather than Solano County as the general population ignores the significant differences in the minority populations between Vallejo and the rest of Solano County.
- The report incorrectly says that since the population of Vallejo is 75% minority, so long as the impacts are felt by a population that is 75% or less minority, it does not disproportionately impact minorities. The concept of a "minority concentration" is intended as a threshold for triggering an assessment of the cumulative environmental burden. The comparative levels of minority concentration adjacent to a community do not in and of themselves constitute a proof or refutation of the presence of an environmental justice issue. The report ignores the facts that the South Vallejo meets the technical threshold as a minority concentration and whether the area surrounding it also has a minority concentration is irrelevant.
- In fact, if surrounding neighborhoods are minority concentrations also, that does not diminish the need for an analysis of cumulative burden or the need for environmental justice. Logically the pervasiveness of poverty in Vallejo as a whole and the diversity of its residents should, if anything, strengthen the argument for environmental justice given the vulnerability of its residents as a whole.
- The report does not consider that over two-thirds of the revenue generated by the project would go outside City limits. Therefore, the Environmental Justice Analysis comparison should be between the County residents, who get most of the benefits, and South Vallejo residents, who bear the burden with the environmental, social, and health impacts.



- Additionally, the whole city of Vallejo will be impacted, so it does not make sense to make the general population the same population as the impacted population, especially for air quality, transportation and traffic.

**Minority rate statistics are skewed.**

- Email correspondence obtained from the City of Vallejo indicates that the authors of the report went back and forth between using the City of Vallejo or Solano County as the baseline for comparison to determine whether South Vallejo has a disproportionate minority impact. On March 18th, Darcey Rosenblatt, the project manager at Dudek, sent a modification to the draft that included the following: “Given these guidelines from state and federal agencies, this analysis takes the conservative position that this analysis makes since there are residential areas close to the proposed project that have a high proportion of minority or low-income population *relative to the County*...the increased NOx emissions...would therefore constitute a disproportionately high and adverse effect on minority and low-income population.” (emphasis added)

Note that the report does identify South Vallejo as a low-income area and therefore finds a disparate impact on low-income people. Therefore, the impact itself is acknowledged. The only reason it is not considered to be a disparate impact on racial minorities is that South Vallejo was not regarded by the report as a minority neighborhood.

The basis for choosing Vallejo over Solano County has never been made public. The bulk of the public revenue from this project will go to Solano County, and the report explicitly counterbalances adverse impacts with desirable ones, including increased public revenue. Making this comparison of impacts fairly, then, means using Solano County as the basis for comparison of minority and low-income status. After all, if the desirable impacts are spread more broadly and the undesirable ones are concentrated, this is a perfect example of a disparate impact and should not be obscured by looking at the concentrated area in isolation to determine adverse impacts. It is not clear what could have motivated the choice of Vallejo as the basis for comparison other than the desire to reach the conclusion that there was no disparate minority impact. It is also not clear whether Dudek actually decided to remove Solano County as the basis for comparison or whether the City itself made this change, as the last revision from Dudek in the emails still references Solano County and accordingly treats South Vallejo as a minority and low-income area. The emails indicate that there were subsequent changes by the City, but do not include those changes.

### **Wrong air pollution data were analyzed.**

- While Orcem/VMT would pump out more than six times the allowable amount of Nitrogen Oxides, the consultants incorrectly focus on Nitrogen Dioxide emissions instead. The report ignores the huge volume of total Nitrogen Oxides emissions that become lung- and plant-damaging ground-level ozone when released.
- The report must be rejected because the consultants use a Health Risk Assessment model the accuracy of which was previously questioned by the Bay Area Air Quality Management District in a November 2, 2015 letter submitted to the City of Vallejo.
- The air impacts analyzed are in exceedance of the BAAQMD threshold. The impacts are anticipated to affect a population wider than the defined areas for the EJA, and in fact wider than the defined general population. Therefore, the EJA does not actually analyze how the project would affect the air quality of minority and low-income populations as compared to a general population.
- The EJA assessment of air quality impacts considers the minority and low-income percentages from Area A only, not Area B. However, Area B will have increased air-quality problems due to the increase in idling cars from delays and queues at rail crossings (see Transportation and Traffic Impacts below). Additionally, Census tract 2511, next to the I-80 and I-780 junction, is in Area B and therefore not included in the air quality environmental justice analysis even though it is analyzed as having increased truck traffic.

### **Standard for disparate air quality impact was nonsensical.**

- The EJA rejects disparate air quality impact on the grounds that the levels of NO<sub>2</sub> from the project plus background will not be above federal and state ceilings. But federal and state ceilings cannot be the criterion of disparate impact, because those are ceilings not to be exceeded in any case, whether the impact is disparate or not. Obviously, disparate impact is not meant to be a standard that can be violated only where it is moot, because such a standard would be meaningless. The relevant standard for impact must be lower than what is outright prohibited.

### **Impact zone was miscalculated.**

- The report must be rejected because the consultants intentionally restrict the scope of their analysis, in terms of both population and the impacts to a narrow portion of Vallejo. In fact, air pollution and traffic from Orcem and the Vallejo Marine Terminal will affect a much broader segment of Vallejo and beyond.

- The consultants incorrectly assume that the environmental impacts are confined to a small number of neighborhoods near the Sperry Mill site and along the rail line that would be put back in service.
- The report is unusable because it assumes that ozone pollution will stay inside the consultant's tiny impact study area when, in fact, Orcem and VMT's air pollution will affect more than just the people living in the narrow rail corridor used for the report.
- The report assumes that traffic tie-ups and emergency vehicle delays will apply only to the area closest to Sperry Mill when, in fact, truck and train traffic will affect more than just the people living in the narrow rail corridor considered in their report.
- Impacted Community: Area A is defined primarily based on the location of "the point sources of any emissions derived from the stationary Orcem mill and vessels tied up to the VMT" (EJ Analysis, page 7). The established boundaries of Area A do not take into account wind direction and where the emissions from these point sources are likely to spread.
- Area A does not include Block 1 of Census tract 2508.01 nominally because it is a large tract with a small minority or low-income population. However, it is imperative the EJA examine the breakdown of this census tract to determine if the area next to the project site is where the majority of the minority and low-income population live.

**Transportation and Traffic impacts are miscalculated.**

- The EJA also claims that Area A "contains all of the haul routes on roadways that connect to the regional Interstate highway transportation system" (EJ Analysis, page 7). This is misleading. Appendix D-1 of the DEIR discusses the assumed traffic pattern of trucks (DEIR Appen. D-1, page 86–87). Trucks will begin on Lemon Street to the junction with Sonoma Boulevard. From there, there are three possibilities:
  - Route 1—Turn south onto Sonoma Boulevard and continue toward the I-80
  - Route 2—Turn north onto Sonoma Boulevard
  - Route 3—Continue onto Lemon Street east of Sonoma Boulevard to the Curtola Parkway
- The Appendix assumes that Route 1 will be used 39% of the time, Route 2 will be used 5% of the time, and Route 3 will be used 56% of the time. Yet, the EJA analyzes air impacts based only on Route 1. This is of particular concern because the air analysis looks only at Area A and not at Area B, and Route 2 is a longer trip with greater impact.

- This analysis improperly concludes that because anyone could be traveling in these areas, minorities and low-income populations are not disproportionately affected. Rather than comparing impacts, it merely states the impact on the general population already analyzed. The analysis also ignores the impact of lines of vehicles idling in the neighborhood, affecting the neighborhood's noise, air quality, aesthetics, and safety.
- The analysis of traffic impacts covers only the indirect impact of rail, omitting the direct impact of increased truck traffic. Since the truck impact would fall primarily on those who live on or in very near Lemon St., Sonoma Blvd., or Curtola Parkway, along the designated routes, examining traffic impacts from trucks requires the designation of a new impact area and evaluation of its minority and low-income status. This omission is especially problematic because the DEIR underestimated existing traffic by taking no account of the impact of Curtola Park-and-Ride, which lies on all routes and which was closed at the time traffic was measured.

**Cultural resources were not considered.**

- The Environmental Justice Analysis must be rejected because it concludes that there is no connection to favoring preservation of the historic Sperry Flour Mill district and the minority and/or low income population. However the report does not examine any historic reason why a specific minority group might be more connected to the Sperry Flour Mill than other ethnic groups.

**Unqualified and/or biased consultant(s) prepared the report.**

- An examination of the credentials of Steven Spickard, Managing Principal of Land Economics Consultants, LLC (LEC), and an examination of his correspondence with DUDEK and City Staff shows the EJA was undertaken by someone with no previous experience conducting an EJA, and whose expertise lies in a different area, and who fails to comprehend the intent of an EJA.
- The report relies heavily on data and methodology provided by Richard Loewke, a paid VMT and Orcem consultant, whose interpretation of data and regulatory guidelines was previously challenged by City Staff in relation to the City of Vallejo Architectural Heritage and Landmarks Commission vote on landmark status for Sperry Mill. Mr. Loewke's interpretation of data and regulatory guidelines was also questioned by the General Plan Working Group as well as the Bay Conservation & Development Commission.

We, Fresh Air Vallejo, urge the City of Vallejo to reject this flawed and inadequate report and produce a complete and accurate Environmental Justice Analysis. By accepting the EJA as currently drafted, the City risks destroying the goodwill it has built with participatory projects and open government efforts in recent years.

Signed:  
Fresh Air Vallejo  
June 9, 2016

CONTACT:  
PETER BROOKS  
VALLEJO, CA  
415-425-4225  
[PETERJBROOKS@MSN.COM](mailto:PETERJBROOKS@MSN.COM)

###

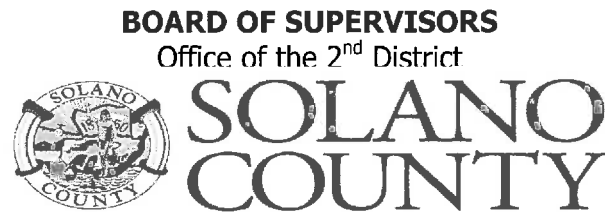








MONICA E. BROWN  
Supervisor  
[mebrown@solanocounty.com](mailto:mebrown@solanocounty.com)  
(707) 784-3031  
1575 Texas Street, Suite 6500  
Fairfield, CA 94533-6242  
Fax (707) 784-6605  
  
[www.solanocounty.com](http://www.solanocounty.com)



KELLY DWYER  
Board Aide  
[k\\_dwyer@solanocounty.com](mailto:k_dwyer@solanocounty.com)  
(707) 784-3004  
  
STEPHEN HALLETT  
Board Aide  
[shallett@solanocounty.com](mailto:shallett@solanocounty.com)  
(707) 784-2944

January 26, 2017

Vallejo Planning Commission  
Chair Landis Graden  
Vice-Chair Marvin Kinney  
Roberto Cortez  
Diosdado Matulac  
Chris Platzer  
Robert Schussel  
Jim Scoggin  
555 Santa Clara St  
Vallejo, CA 94590

Dear Members of the Vallejo Planning Commission,

I write to you to respectfully request that you deny the proposal for a cement factory in South Vallejo. As a County Supervisor, the citizens who live in this portion of Vallejo elected me to represent them. I am extremely proud to be their voice in government and I share their profound fears of this cement factory.

Having spoken with many of my constituents in South Vallejo where this cement factory is proposed to be located, I know many residents who will be most impacted by this cement factory. Based on all of the available information, this cement factory would be extremely detrimental to the health and wellbeing of the people of Vallejo. My constituents in South Vallejo will be the most impacted by this cement factory.

Air pollution, traffic congestion, road destruction, noise and many other environmental problems with this project are evident in the documentation you have all received. This is what led to the staff of the City of Vallejo recommending rejecting this cement factory.

Signs opposing the cement factory have sprung up all throughout Vallejo. Nowhere was this more evident than in the area near Lemon Street. The residents of this area have placed signs outside their homes to express their strong opposition to the cement factory. My constituents on Lemon Street should not have to endure hundreds of trucks going up and down their residential street.

I know that each of you applied to serve on the Planning Commission to serve the people of Vallejo and because you want to see Vallejo thrive. Both of these objectives will be severely hampered if the cement factory is allowed to be built in Vallejo. I thank you for allowing me to share my concerns with you.

Sincerely,

A handwritten signature in black ink that reads 'Monica' in a cursive, flowing script.

Monica Brown  
Solano County Supervisor  
District 2

Cc: Vallejo City Council  
Vallejo Times Herald  
Fresh Air Vallejo



April 25, 2016 – via email

Dear Mayor Davis, Council Members and Planning Commissioners:

I writing to you again, this time about the VMT/Orcem “Fiscal and Economic Impact Study” dated November 7, 2014 which was prepared by Field Guide Consulting of Amarillo, Texas. A copy of this email is being furnished to Dina Tasini, Andrea Ouse and the City Clerk to make this part of official City records regarding this Project.

In a newspaper article written by John Glidden and posted on 1/4/16, the following statement was made: “Andrea Ouse, the city’s community & economic development director, confirmed that the impact study was paid for by VMT/Orcem. She further added that the study was not required for the review process with the city.”

In response to my emailed inquiry about this Study, Ms. Lisa Plowman said on April 4, 2016 that “The economic analysis prepared by the applicants will be provided to decision makers for their consideration when reviewing and weighing the impacts and benefits associated with the project.”

If not required by the review process, why is Staff providing it for your consideration? **This study should not be treated as “overriding consideration” to the final EIR. It has serious inadequacies and a major flaw.** That is the reason I have decided to bring these concerns directly to your attention.

1. I am respectfully requesting that YOU, the decision makers, enjoin Staff to either perform a thorough analysis and validation of the Study numbers that will be provided for your consideration, or seek independent help in doing so. It is only prudent and in compliance with best practices to base your decisions on well founded and unassailable, accurate figures, especially when it comes to jobs and other economic and fiscal impacts. Public funds, e.g., lease abatement, road repair, among others, are at stake. It is your solemn duty to make sure that you base your decision on solid facts.

Page 12 of said Study revealed that the IMPLAN economic model was used to estimate the fiscal and economic impacts. As a proprietary input-output analysis software

package, IMPLAN, just like its competitors, relies mainly on user provided inputs to come up with its economic impact outputs.

Therein lies the main problem with this particular VMT/ORCEM study. Company specific figures that went into the study are not disclosed and therefore not verifiable. Company numbers such as current expenditures (either capital expenditures or operating expenditures), revenues breakdown, and even details such as payments to raw material suppliers, payments to contractors and vendors, leasehold expenditures, etc., are missing from the Study. **These are crucial figures, required components of a legitimate Economic Impact Study, that are obvious in their absence.**

Another critical component of I/O modeling is the choice of industry sectors that will interact with each other within the given geographical area. Therefore, COV economists should validate the utilized sectors: 161 – Ready mix concrete manufacturing, 360 – Real estate establishment, 338 – Transportation support services and 135 – Truck transportation, to validate their appropriateness to the operations and activities of the joint project. This step is critical to independently calculate the multiplier effect, leading to the resultant indirect and induced jobs and economic and fiscal benefits.

There are other inadequacies, which I choose not discuss at this time. However, a glaring one: Page 14 refers to Tables 10 & 11, but those tables are nowhere to be found in the official copy posted on the COV website. **Were they deliberately redacted before posting?**

I am not an economist, but I have uncovered many analyses that highlight the weaknesses of the IMPLAN software package. One article refers to it as **“the model of choice for special interests seeking public largesse”**. During the requested validation process, it may not hurt to run the input numbers, if they can be obtained from VMT/ORCEM, against another impact analysis software package. Therefore, a qualified COV economist/analyst or independent consultant should be tasked to thoroughly validate this Impact Study. It is reckless to just accept the Study “as-is” without thorough analysis and validation.

Back in the day when we were so smitten by the seemingly magical powers of mainframe computers, we were constantly cautioned by mentors about the dangers of falling victims to “GIGO”, the acronym for garbage in, garbage out. Now, in this day and age where economic impact reports are routinely dished out, experts now warn us about the perils of another form of GIGO, this time, “garbage in, gospel out”. Apparently, decision makers have been known to blindly accept numbers churned out by these “mathemagical” algorithms. Please remember, these mysterious “black boxes” are not unlike meat grinders. Feeding in horse meat will never give you ground angus beef at the other end.

2. When evaluating a report, I instinctively perform some level of due diligence on the author/s. Project proponents have definitely the prerogative to pick whomever they choose to prepare their Fiscal and Economic Impact Study. However, I find it intriguing that a multi-million dollar project such as VMT/ORCEM would choose a relatively new player in Field Guide Consulting from far away Amarillo, Texas, when there are dozens of established consulting companies in the arena. This firm does not have an active website, its Canadian and Texas addresses are presumably mail drops, and phone numbers given in both addresses forward to a telephone with a generic cell phone voicemail greeting. Texas business search revealed that it was founded in 2014, the same year the Study was prepared and provided to the COV. Only two other minor studies with Field Guide Consulting involvement were published on the web, all completed in 2014. Nothing since. Mr. Chris Seals, President of Field Guide Consulting, is now working on an exciting new venture, the Still Austin Whiskey Company, a bourbon distillery.
  
3. Did VMT/ORCEM pick the firm Field Guide Consulting (FGC) because of its proven track record? Or maybe, there were other compelling reasons? Page 24 of the Report shows the names of the people who prepared the Fiscal and Economic Impact Study:

Chris Seals, principal in charge and project manager; Dr. Ray Duch, who estimated the economic impacts, and Chancy Edwards, quantitative analyst at FGC.

Back in 2012, the COV contracted for an Economic Development Strategic Plan prepared by RDC Global, Inc., an economic consultant, in partnership with DCI, a marketing firm. Page 6 of said Development Strategic Plan introduces the economic consulting partners, and they are:

Dr. Ray Duch, President of RDC Global; Chancy Edwards, analyst, and Chris Seals, Economist and Partner at RDC Global.

What an amazing coincidence! The two studies were prepared by exactly the same three persons, but using two different company names. **The true significance of this can only be imagined, and I just hope that Staff shows no bias and the consultants' history with the COV does not give VMT/ORCEM a free pass.**

4. The City should be provided with the company specific inputs to this Study and the public be given an opportunity to weigh in and submit questions. As submitted, the

Study in effect says, “just trust our numbers”. It is OK to trust, but you must also verify. Otherwise, you are failing in your responsibilities to the public and to the City of Vallejo.

**In the spirit of full transparency, I respectfully demand that the VMT/ORCEM Fiscal and Economic Impact Study go through independent validation prior to your deliberations.**

The City of Vallejo should not accept this Study “as is, where is”. As Ms. Plowman said, “The economic analysis prepared by the applicants will be provided to decision makers for their consideration when reviewing and weighing the impacts and benefits associated with the project.” Therefore, it should be deemed inadmissible in your pros and cons analyses if the resultant benefits are not subjected to thorough vetting and validation by either by qualified Staff analysts or independent consultants.

May I request that this email be admitted in the next Council and Planning Commission meetings as “Public Communication”?

Thank you,

Jimmy Sarmiento

- I do NOT want a cement factory in residential south Vallejo
- I do NOT want an industrial port in residential south Vallejo
- I do NOT want more asthma-causing air pollution in Vallejo
- I do NOT want damaging pollution in the waters of the Bay & Napa River
- I do NOT want trains active in central Vallejo or big rig trucks on Lemon St.

***Please protect our town & waterfront  
for future generations to enjoy***

***[www.FreshAirVallejo.com](http://www.FreshAirVallejo.com)***

From: Robin HANSEN

325 Hanns Lane

Vallejo 94590

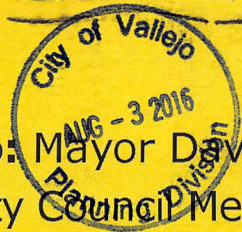


*Add your name  
to be heard!*



**Please do  
NOT approve  
the VMT/Orcem  
application**

Robin Hansen



**To: Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590**

VHS class of 1958 !!!

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)



From: 129 Skyway Dr.  
Vallejo, CA 94591

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: Ellen Yasumura

4352 Townsend Ave

Oakland CA 94602

OAKLAND CA 946

01 AUG 2016 PM

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: Corwin

379 Brown St

Napa CA 94559

OAKLAND CA 946

04 AUG 2015 PM 51

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: R Clemons

110 Kay Dr

Vallejo CA 94590

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: Vanessa Franco VALLEJO, CA 945

110 Kay Dr

03 AUG 2016 PM 8

Vallejo CA 94590

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: Katelynn Clemons

110 Kay Dr

Vallejo CA 94590

03 AUG 2016 PM

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: Shelby Clemons

110 Kay Dr

Vallejo CA 94590

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: \_\_\_\_\_

OAKLAND CA 945



Patricia Vesalga  
2364 Langton Ct.  
Vallejo, CA 94591-6398

OCT 2016

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application



**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)



From: DONOVAN CLARK

802 Georgia St.

SAN FRANCISCO CA 94133

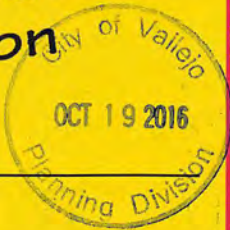
17 OCT 2016 PM 4:11

Vallejo CA 94590

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application



**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: Mimosa Montoya

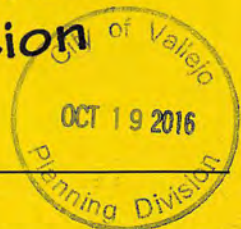
802 Georgia St

Vallejo, CA 94590

Add your name  
to be heard!



Please do  
NOT approve  
the VMT/Orcem  
application



**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

From: C. FAVRE

642 LAUREL ST.

VALLEJO, CA 94591

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application

**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

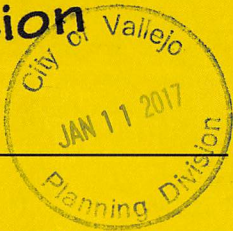
Fr

Marla Parada  
Joel Greger  
1140 Fifth Ave.  
Crockett, CA 94525

Add your name  
to be heard!



Please do  
**NOT** approve  
the VMT/Orcem  
application



**To:** Mayor Davis &  
City Council Members  
City of Vallejo  
555 Santa Clara St.  
Vallejo, CA 94590

Want to help? [volunteer@freshairvallejo.com](mailto:volunteer@freshairvallejo.com)

**From:** [TERRI](#)  
**To:** [Andrea Ouse](#)  
**Cc:** [Leslie Trybull](#)  
**Subject:** No!!! VMT / Orcem  
**Date:** Thursday, July 07, 2016 8:25:19 AM

---

To Leslie and Andre,

My family lives in the very neighborhood where the suggested factory is planning to reside. I have lived in Vallejo since 1999 and my 2 children for their 12 and 13 years. I'm in total disagreement with this proposal!!! I believe we need more jobs and income for our city, but this is an unacceptable way of accomplishing that goal. The jobs are minimal at best. The environmental impact to health, safety, and impact to the surrounding neighborhood as well as the home values is far more important than the risks all of you are suggesting we, the community, your supporters should endure. **Again NO, I am completely against your proposal.** Please don't do this, find a better solution!!

Terri Cannaday-registered voter

[Please add my letter to the official VMT/Orcem packet for the planning commission](#)