

Resilient by Design Nomination Form  
BAY POINT

**Site Ideas Form**

- Name \*  Jody London
- Title (optional)  
Sustainability Coordinator
- Agency or Organization representing (if any)  
Contra Costa County
- Email \*
- Describe the site location \*  
Maximum Allowed: **250** words.

Use geographic coordinates if you think it would be helpful.

Bay Point is a census-designated place located west of Pittsburg and north of State Route 4. The 2014 census estimates Bay Point's total population of 21,586. Land uses in Bay Point are primarily residential, with some commercial and industrial uses, parks, and open spaces. Parallel rail lines used by Union Pacific and Burlington Northern Santa Fe are located between the shoreline and the developed portions of Bay Point. North of the rail lines are significant tidal marshes, the McAvoy Yacht Harbor, the Bay Point Regional Shoreline, and a chemical plant.

The region in which Bay Point is located has historically been home to large industrial facilities including refineries, power plants, chemical plants, and factories. On CalEnviroScreen 3.0, Bay Point scores in the 99<sup>th</sup> highest percentile for asthma, the 94<sup>th</sup> highest percentile for unemployment, and the 87<sup>th</sup> highest percentile for both hazardous waste and housing burden.

Bay Point is at risk from sea level rise and future storm events. The railroad, which serves as the primary structural barrier between developed areas of Bay Point and the shoreline, was not constructed and is not maintained as flood protection. In addition, tidal marshes, which currently provide some level of flood risk reduction, may not be able to keep up with sea level rise.

201 words

- Link to Google Map with Location

<https://www.google.com/maps/place/Bay+Point,+CA/@38.0332986,-122.0490886,16719m/data=!3m2!1e3!4b1!4m5!3m4!1s0x808560dc29303bd3:0xf99a0cff7e1c93cc!8m2!3d38.0290872!4d-121.9616274>

- What would make this site a good fit for the design challenge? \*  
Maximum Allowed: **250** words. *Currently Used: 0 words.*

Bay Point is situated in unincorporated Contra Costa County. The County is working to develop affordable housing across from the Pittsburg/Bay Point BART station, on the south side of Highway 4. Resilient by Design presents an opportunity to engage Bay Point residents with resiliency planning. 18% of Bay Point residents are under age 10, which provides an opportunity to train children to be responsible stewards of the environment. There are six public schools in Bay Point according to the Adapting to Rising Tides study.

Bay Point is situated in the Northern Waterfront Economic Development Initiative (NWEDI) study area (see below). As part of the NWEDI, Contra Costa County has allocated \$500,000 this year toward a number of economic development and site-specific studies. Resilient by Design would allow the NWEDI to include resilience planning in this work.

The passage of Measures AA (Restoration Authority) and WW (East Bay Regional Park District) provide opportunities to leverage state grant funds that favor disadvantaged communities such as Bay Point.

165

- What are the potential physical vulnerabilities that threaten this site?  
i.e. flooding, seismic, sea level rise, storm surges

The Bay Point waterfront is particularly susceptible to inundation from rising tides. A 150-acre Bay Point Regional Shoreline Park and a harbor both lie entirely within the inundation area. Five heavy industrial parcels are located on Nichols Road on the bayward side of the Union Pacific and Burlington Northern Santa Fe rail lines. These parcels, owned by General Chemical West as part of the Bay Point Works, are within the current 100-year floodplain and are at risk from one to four feet of sea level rise depending on their proximity to the shoreline. In addition, one industrial parcel on the Port Chicago Highway is within the 100-year floodplain and may be at additional flood risk as sea levels rise.

- What are the social vulnerabilities?  
Maximum Allowed: **250** words.

(i.e. risk of displacement, poverty, health indicators) (200 word max)

Bay Point has very high poverty rates, with 31.9% of the population at or below 100% of the Federal Poverty Rate; in some census tracts there are as many as 59% of the population under 200% of the Federal Poverty Rate. As of December 2016, 20% of Bay Point residents had no health insurance coverage. Bay Point has a higher rate of population who have not received a high school diploma than the County overall.

Bay Point lies within East Contra Costa County, which despite higher population growth over the last two decades than the County overall, has very little access to non-governmental social safety net services. A 2012 study by the Federal Reserve Bank showed that for every \$8 in social services available to a low-income person in West Contra Costa County, a low-income person had access to only \$1 in services.

143 words

- Who owns or controls this site?

Bay Point is an unincorporated community, and as such, is under the jurisdiction of Contra Costa County. Pacific Gas and Electric, General Chemical, and the East Bay Regional Park District are all large land owners in the site. Housing in Bay Point is privately owned, some by homeowners and some by landlords. There are also public housing units owned by several non-profit housing developers.

- What's threatened at this site?

Maximum Allowed: **200** words.

i.e. homes, highways, public transportation, wildlife habitat, recreational areas

A 150-acre regional park, several industrial uses, and a harbor are all threatened in Bay Point. Housing is located near industrial sites and brownfields. The railroad runs along the waterfront, serving as a de facto levee, although it is not designed or constructed for that purpose. Port Chicago Highway is a primary arterial road subject to flooding.

57 words

- What local partners would need to be involved for it to be successful; what has their involvement been to date?

Maximum Allowed: **150** words.

Bay Point, like many unincorporated communities, has a Municipal Advisory Council, which advises Supervisor Federal Glover, particularly on land use decisions.

Bay Point is home to the Ambrose Community Center, which is a gathering point for many activities, meetings, and community events and houses the non-profit Sparkpoint, which provides wraparound finance and job support, and staff from Center for Human

Development, which provides mental and physical health classes and education. Bay Point service providers meet monthly at the Center as part of the Bay Point Partnership. Alliance of Californians for Community Empowerment is also active in the community.

Recently, The Environmental Justice Coalition for Water, Contra Costa Health Services, Contra Costa County Flood Control & Water Conservation District, and the two water districts that serve the area have been meeting to develop projects for Proposition 1 Integrated Regional Management disadvantaged communities funding.

142 words

- What local plans exist or are underway in this area?

Maximum Allowed: **150** words.

Feel free to add links or describe these plans here.

In 2002, Contra Costa County adopted the Pittsburg/Bay Point BART Station Area Specific Plan and in 2011, the City of Pittsburg adopted its plan for the station area within its jurisdiction. The East Bay Regional Park District has plans for trails within the Bay Point Regional Shoreline Park, which are particularly threatened by sea level rise. Plans anticipate this park will be connected eventually with the Delta-DeAnza Trail and the proposed Delta Trail, which will extend along the Northern Waterfront.  
[http://www.ebparks.org/parks/bay\\_point](http://www.ebparks.org/parks/bay_point)

The County and the cities of Hercules, Martinez, Concord, Pittsburg, Antioch, and Oakley are engaged in the Northern Waterfront Economic Development Initiative. This regional, cluster-based economic development strategy has a goal of creating 18,000 new jobs by 2035. The Initiative leverages existing competitive advantages and assets by focusing on advanced manufacturing sub-sectors in five targeted clusters: advanced transportation fuels, bio-tech/bio-medical, diverse manufacturing, food processing, and clean tech.  
<http://www.contracosta.ca.gov/4437/Northern-Waterfront-Economic-Development>

149 words

- Is there any additional information that you would like to add about the site? Maximum Allowed: **300** words.

Bay Point is a community that is working to create jobs close to where people live, and opportunities for young people. The departure or closure of many of the industries that provided employment for Bay Point residents create an opportunity re-envision this area, which the County is realizing through the Northern Waterfront Economic Development Initiative. This is a long-term project.

Eastern Contra Costa County is often overlooked in the regional discussion about poverty and environmental justice. The base of community-based organizations in Eastern Contra Costa County is not as mature as in West County. Resilient by Design provides an opportunity to link resilience planning with economic development in an area that has not historically benefitted from these type of resources.

120 words