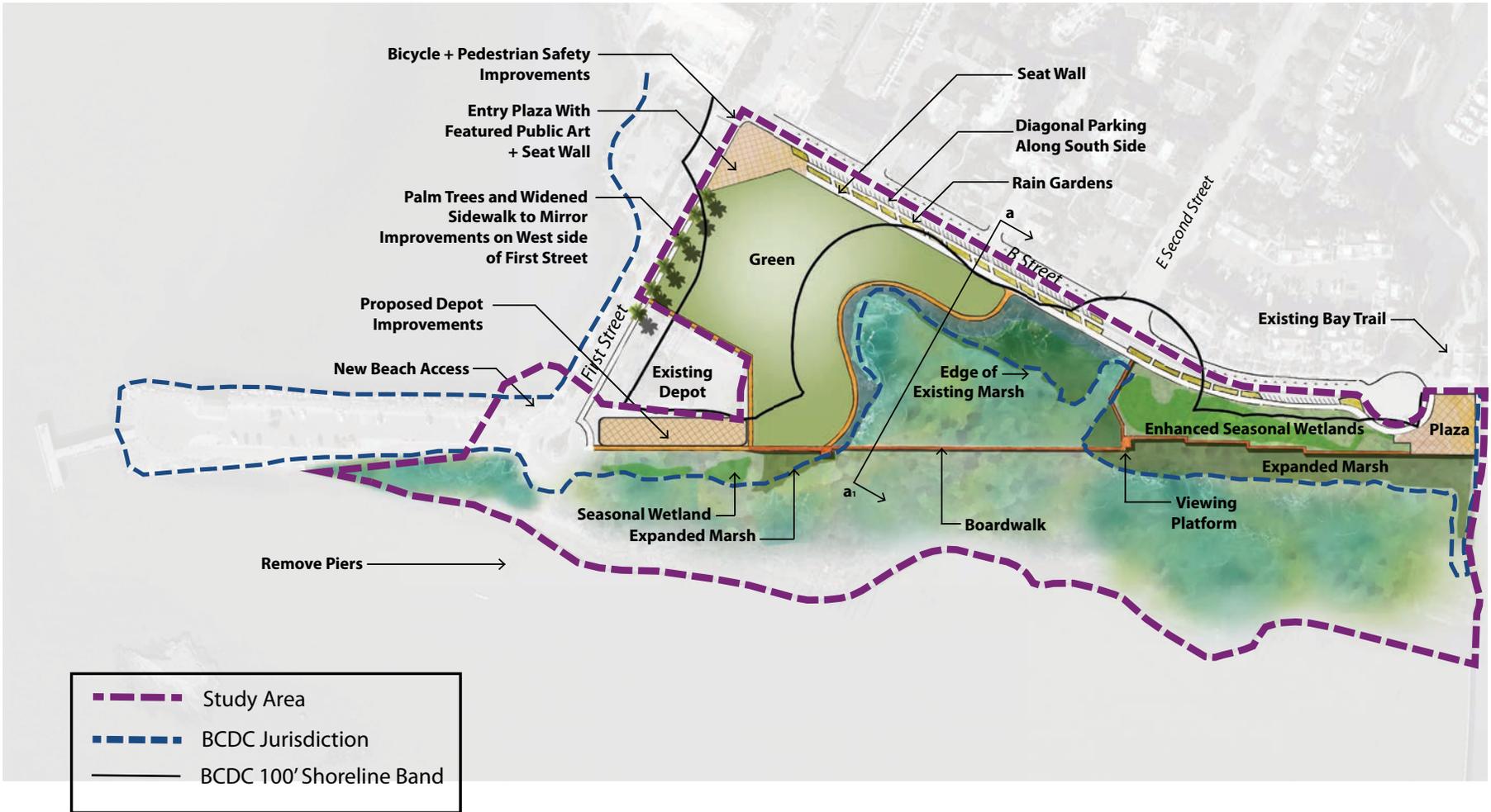




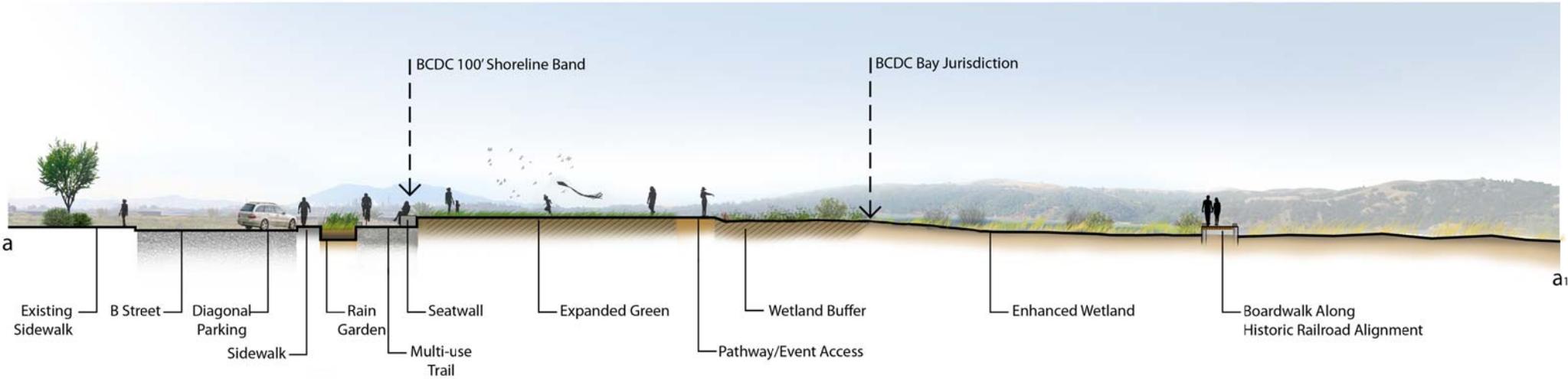
Project Location



# Draft Preferred Alternative: Central Green with Extensive Boardwalks Layout

4/22/14







Source: ESRI; FEMA; Balance Hydrologics, Inc, 2013; PlaceWorks, 2014.

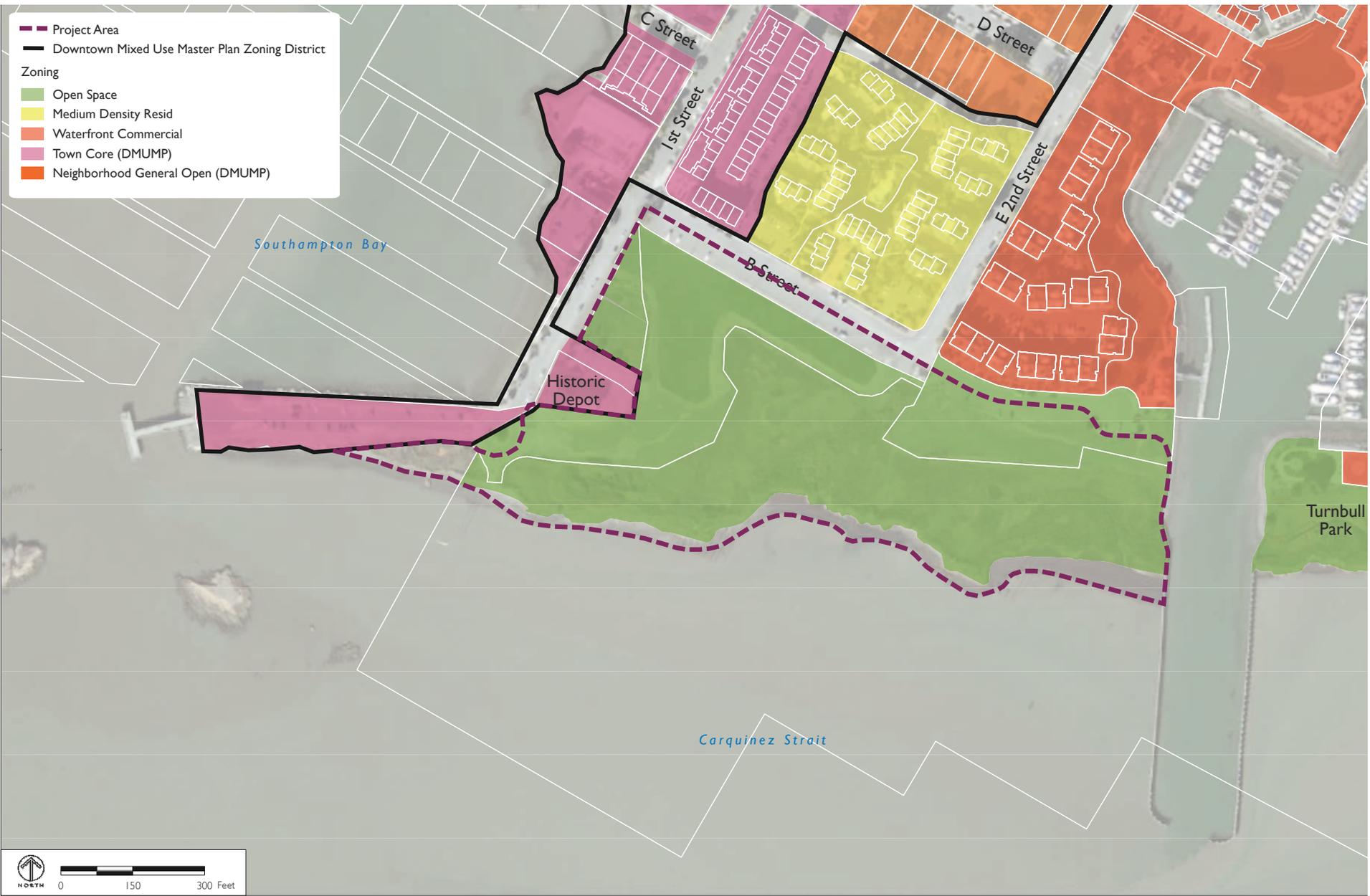
FEMA Based Flood Elevation with and without Projected Sea Level Rise



(07-31P-15) (1-19-28-12N) (2-1000)  
BENICIA CAL.

**Benicia Historical Museum**

# Benicia Waterfront Plan - Project Area Zoning



# Benicia Waterfront Plan - First Street Green Existing Conditions



Looking east along the B Street parking, from First Street.



Looking southeast across the green toward the Carquinez Regional Shoreline.



Looking west toward First Street.



Looking east across First Street.

# Benicia Waterfront Plan - First Street Green Existing Conditions



Looking east, south of the Southern Pacific Depot.



The annual Benicia Classic Car Show is one of many special events held on the First Street Green.



Looking south toward the Southern Pacific Depot.



Looking west toward the Southern Pacific Depot.

# Benicia Waterfront Plan - First Street Promenade Existing Conditions



First Street Promenade looking north.



First Street looking north from the Southern Pacific Depot.



First Street looking south toward the Southern Pacific Depot.



First Street Promenade looking south from Sailor Jack's.

# Benicia Waterfront Plan - Coastal Salt Marsh Existing Conditions



Coastal Salt Marsh looking west toward the Southern Pacific Depto and East Bay hills.



Coastal Salt Marsh in southwest edge of project area, looking southeast to Mt. Diablo.



Coastal Salt Marsh at high tide, looking southeast to Mt. Diablo.



Coastal Salt Marsh looking east toward the Benicia Marina and the Benicia-Martinez Bridge.

# Benicia Waterfront Plan - 'B Street' Existing Conditions



Looking north across the Coastal Salt Marsh at the condos on B Street.



Looking west toward the Southern Pacific Depot near the marina end of B Street.



Looking southeast across the marina entry channel from the seating near the end of B Street.



B Street and First Street Green parking, looking east from the corner of 1st and B Streets.

# Benicia Waterfront Plan - First Street Peninsula



North edge of First Street Peninsula looking west toward Port Costa and the Carquinez Bridge



First Street Peninsula looking southeast toward Mt. Diablo.



First Street Peninsula Pier looking southwest toward the Carquinez Regional Shoreline



South edge of First Street Peninsula looking west toward Carquinez Regional Shoreline and Port Costa

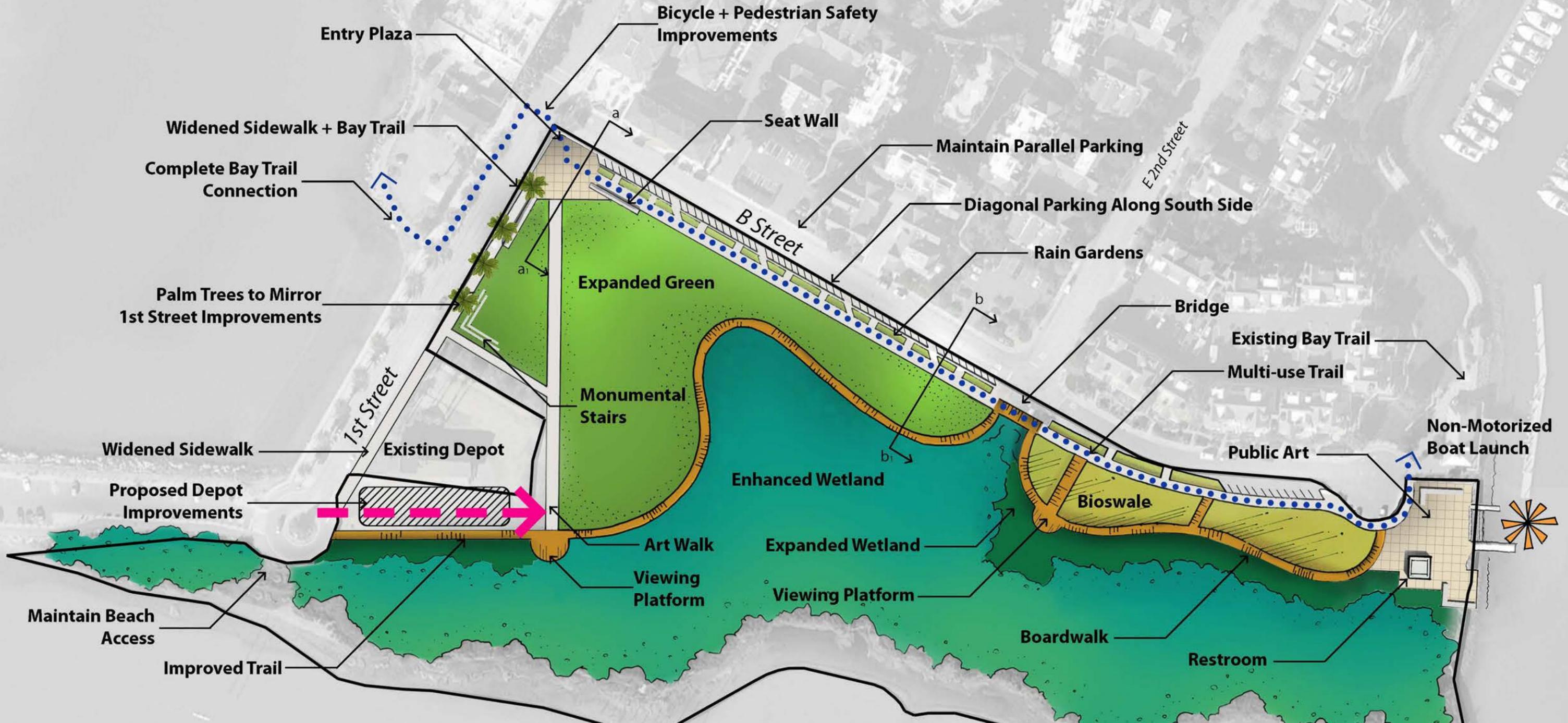


# Draft Preferred Alternative: Central Green with Extensive Boardwalks and Integrated Art

11/05/13







**Legend**

- Non-Motorized Boat Launch 
- Bay Trail 
- Vehicular Access 

**Wetland Statistics**

Loss	16,000ft <sup>2</sup>
Gain	38,000ft <sup>2</sup>
<b>Net Gain</b>	<b>22,000ft<sup>2</sup></b>

# Alternative A: Central Green

9/10/13





## Alternative A: Central Green Section



**Legend**

- Non-Motorized Boat Launch 
- Bay Trail 
- Vehicular Access 

**Wetland Statistics**

Loss	13,000ft <sup>2</sup>
Gain	28,000ft <sup>2</sup>
<b>Net Gain</b>	<b>15,000ft<sup>2</sup></b>

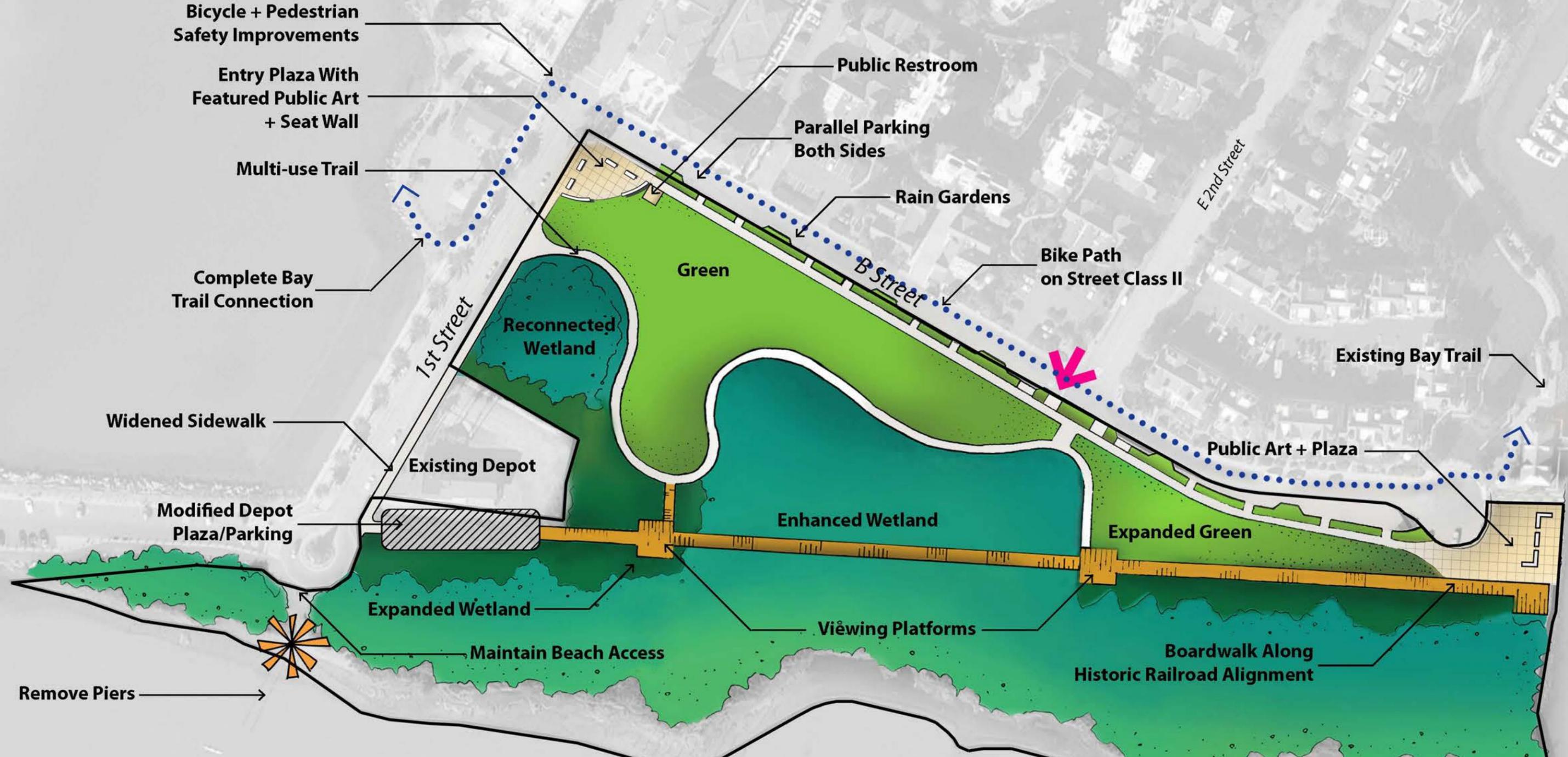
**Alternative B: Linear Green**

9/10/13





## Alternative B: Linear Green Section



**Legend**

- Non-Motorized Boat Launch 
- Bay Trail 
- Vehicular Access 

**Wetland Statistics**

Loss	15,000ft <sup>2</sup>
Gain	28,000ft <sup>2</sup>
Net Gain	13,000ft <sup>2</sup>

# Alternative C: Linear Green with Extensive Boardwalks

9/10/13

