



Maritime Department
530 Water Street
Oakland, CA 94607

Date: March 10, 2017

ADDENDUM No. 1

Development and Lease of Fuel Station and Drayage Truck Services Center

This Addendum modifies the original RFP Documents for the above-mentioned RFP. **Acknowledge receipt of this addendum in the space provided on the RFP Acknowledgement and Signature Form (Attachment 3). Failure to do so may disqualify your proposal.**

The following questions were submitted by the deadline and are answered in this addendum:

1. Question: Will a more detailed map of the site be made available?

Port Response: Refer to Exhibit A of this Addendum 1; site is also available for inspection.

2. Question: Can the terms of the lease be longer than contemplated in the RFP?

Port Response: Additional options can be made available in proposal; however one of the options need conform to the term outlined in Section III, subsection B, number 2 of RFP.

3. Question: What will the lease provide regarding land rights to adjacent parcels for utilities and access to roads?

Port Response: Adjacent Port Property: Temporary construction easements; permanent utility easements if necessary.

Adjacent City of Oakland Property: will need to coordinate with City on access right.

This property has direct access to Maritime Street, a City of Oakland Street (encroachment permits and driveway access permitting to Maritime Street is under the jurisdiction of the City of Oakland).

4. Question: Will the Port charge rent during entitlements and construction?

Port Response: Limited rent free period not to exceed one year from lease execution date for purposes of entitlements and construction.

5. Question: Will there be payments in addition to the monthly rent?

Port Response: Yes, Utility usage payments to utility provider; Alameda County possessory interest tax and all applicable taxes/fees related to an operation envisioned in this RFP. Other charges related to development/construction are but not limited to utility connection fees paid to utility provider; permitting fees; entitlement fees; county filing fees; engineering design fees; etc.

6. Question: Is another truck fueling station with or without other services proposed or anticipated on or near the Port or former Army Base?

Port Response: Yes, Oakland Maritime Support Services (OMSS) has indicated they plan to build similar services on City of Oakland property.

7. Question: Is the site available to view and review conditions of property?

Port Response: Yes, refer to question 1 above.

8. Question: How long is the lease?

Port Response: Please refer to RFP Section III, subsection B, number 2; additionally also refer to question 2 above.

9. Question: What is the Lease cost per square foot?

Port Response: Respondent to propose lease rate structure; refer to RFP Section III, subsection B, number 3.

10. Question: Does proposal need to incorporate and develop all 6 acres?

Port Response: 6 Acres is available for the development of the services envisioned in the RFP; however, respondent can propose less if not all 6 acres is needed per proposed design.

11. Question: Item #6 of page #8 of the RFP mentions LEED certification. Is this facility to be designed for LEED Certification?

Port Response: LEED certification is not required; LEED certification is one suggested example of the kind of environmental planning conditions that can be proposed.

12. Question: What additional work does the Port have to do to allow the Proposer to carry out development?

Port Response: The Port of Oakland is not planning any additional work prior to the development of this location.

13. Question: Will we be able to modify, increase, or decrease the width of all driveways if the need arises?

Port Response: Driveways off Maritime street are the City of Oakland's jurisdiction and will need City of Oakland permitting and approval.

14. Question: Are there any offsite improvement issues (traffic lights/road improvements, etc.) that have not been identified in this RFP?

Port Response: Dependent on the development design and related traffic demands. Need projects projected volume/roadway traffic. City of Oakland permitting and approval jurisdiction.

15. Question: Are improvements to Maritime Street being performed and completed independent of the project contemplated in this RFP?

Port Response: Yes, City of Oakland work currently underway on Maritime Street that is independent of this proposed development. Maritime Street location/width will not be modified as part of City's project.

16. Question: Will there be the opportunity to enlarge the access point?

Port Response: Depends on tenant's proposed development. Port Engineering will need to review layout. City of Oakland permitting and approval jurisdiction on Maritime Street.

17. Question: Is there a master survey available of the parcel including existing utility plans and locations?

Port Response: No master survey is available for this property. Refer to Exhibit B of this Addendum 1: Portview Utility Map.

18. Question: The RFP references Port of Oakland drafting guidelines. Per Section III B. Please provide a copy of the guidelines.

Port Response: Please refer to Exhibit F of this Addendum 1: Port CADD Standards

19. Question: Item #5 of page #8 mentions the drawings are to be in AutoCAD 2015 or other compatible versions and to follow the Port of Oakland drafting guidelines. Where can we find the Port of Oakland drafting guidelines?

Port Response: Please refer to Exhibit F of this Addendum 1: Port CADD Standards

20. Question: Item #7 of page #8 of the RFP mentions to provide detailed infrastructure plans. Are existing underground utilities location and general information about them available?

Port Response: Refer to Exhibit B: Portview Utility Map of this Addendum 1. Respondents will need to do their own due diligence.

21. Question: Will landscape and irrigation plans be required with the submittal?

Port Response: Yes.

22. Question: Will the Port of Oakland require specs on this project?

Port Response: Yes and a basis of design.

23. Question: Can the Port provide a topographical survey

Port Response: There is no topographical survey information available for this location.

24. Question: Does the current utility system account for a new facility?

Port Response: Depends on the utility. Port will need to review based on the respondents proposed utility demands. The current electric utility system has existing capacity at this site. Depending on electrical requirements of the proposed development, additional capacity may need to be constructed at an additional cost and paid for by the developer of this site.

25. Question: Sewer connection: Can the Port wastewater infrastructure system support the anticipated daily discharge from this development?

Port Response: Dependent upon the proposed development, hydraulic calculations and engineering design are necessary to determine impact to existing sanitary sewer collection system. Sanitary sewer discharges from the proposed development site would be required to be connected to new City of Oakland sanitary sewer trunk line on Maritime Street and may be subject to the City of Oakland and/or its Community Facilities District (CFD No. 2015-1 Gateway Industrial District) permitting and approval jurisdiction. The proposed developer shall pay for the entire cost of constructing new laterals to the Maritime Street sewer trunk and any connection fees, if applicable, as established by the City and/or the CFD.

26. Question: Will electrical service to the site be provided by the Port? If so, what is the rate and what capacity does the Port have to deliver and maintain service?

Port Response: The Port will provide electrical service to this site. The Port has existing capacity at this site and can bring in additional capacity depending on the respondents' electrical requirements. The Port is unable to estimate the capacity fees associated with this development at this time because the electrical requirements are unknown at this time. The Port has the ability to deliver and maintain electrical service. The current electricity rate for

this area is \$0.325 per kWh inclusive of taxes and surcharges. The Port's rates are subject to change.

27. Question: What is the Port Sewer connection fee rate per estimated GPD?

Port Response: The proposed developer may be required to pay a wastewater capacity fee to the East Bay Municipal Utility District (EBMUD), which provides wastewater treatment services to the City of Oakland and the Port. The capacity fee is calculated based on the discharge volume and strength of wastewater. More information can be found at:

<http://www.ebmud.com/wastewater/rates-and-charges/#capacityfee>

Additionally refer to question 25.

Dependent on the process generated waste, wastewater characteristics, and type of pretreatment, EBMUD may classify the proposed development as an industrial facility and require a wastewater discharge permit. More information can be found at:

<http://www.ebmud.com/wastewater/commercial-waste/permits-and-wastewater-discharges/>

28. Question: Does the Port of Oakland have an ownership map that we can reference?

Port Response: The subject property was acquired by the Port in two different property acquisitions – a portion of Parcel F-2 described in Alameda County Document 2006-301849 (Exhibit D of this addendum number 1) and a yet to be determined portion of a 1911 legislative trust grant (Exhibit E of this addendum number 1). The subject property is bound on the northeast by the northeast line of said Parcel F-2, on the southeast by the northwest line of Maritime Street, on the northwest by the northwest line of said Parcel F-2 (or a yet to be determined line very near this line), and on the southwest by a yet to be determined line.

29. Question: Do we need to complete a boundary survey of this site or is one available for use?

Port Response: The Port has no requirement for a boundary map, but an ALTA/NSPS Land Title Survey may be required if financing requiring title insurance is sought by the development team.

30. Question: Does the Port of Oakland have any additional side information, accurate acreage, such as the names of past business and addresses that were operating in this group of parcels that make up this proposal?

Port Response: The Union Construction Company constructed building 99 to build ships for World War I (see Exhibit C of this Addendum 1 – 1918 Photo – building 99 is visible to the right). For additional history of this area please refer to the OAB reports for the Building 99 RAP site.

31. Question: Can the Port provide a schedule of necessary permits required for construction, impact fees?

Port Response: The Port Development Permit is the entitlement permit for the project; refer to question 35 below, for process description. Fees are determined by scope of project. City of Oakland building and fire permits are required (no zoning). City fees largely based on valuation, contact City Building Department for more information.

32. Question: Based on conversations with the City the only jurisdiction the City has is related to the Building permit. Please advise on processes required for entitlement processes with the Port Authority.

1. Zoning/Rezoning requirements

Port Response: Under Port Development permit, no rezoning necessary, uses as described in RFP comply with current planning requirements.

33. Question: Based on conversations with the City the only jurisdiction the City has is related to the Building permit. Please advise on processes required for entitlement processes with the Port Authority.

2. Parcel/Lot line adjustments requirements

Port Response: Being a public agency that owns granted tidelands subject to the public trust, the Port is explicitly exempt from the requirements of the Subdivision Map Act (SMA). But because the purpose of the SMA is to provide for orderly development of land, the Port is open to receiving a Parcel Map application from the development team in accordance with Port subdivision regulations or the property can be described by metes and bounds during lease agreement negotiations.

34. Question: Based on conversations with the City the only jurisdiction the City has is related to the Building permit. Please advise on processes required for entitlement processes with the Port Authority.

3. Plan review process

Port Response: After submittal of development permit, application is distributed to Port staff for review. Comments are returned to applicant for incorporation into plans. Process is repeated, usually 2-3 times, until Port accepts final plans.

35. Question: Are there any specific reports that the Port of Oakland or the State of California will require?

Port Response: All projects will need a CEQA determination that is dependent on the proposed use of the site.

Depending on the operator's SIC, the operator may need coverage under the State's Industrial

Stormwater Permit. If an acre or more of land is disturbed, the contractor will need coverage under the State's Construction Stormwater Permit.

Additionally, Permitting/environmental clean-up efforts will determine reports required. Reports/entitlements for the site will depend on the proposed use of the site. Soils report may be necessary for foundation engineering under City permits.

36. Question: What is the history of the site? What are the past uses?

Port Response: Refer to question 30 above and Exhibit A of this Addendum 1.

37. Question: Item #8 of page #8 of the RFP mentions providing CEQA analysis. At this stage of the project, how in depth is that expected to be?

Port Response: Provide/describe approach to environmental analysis in consultation with development design. Proposed development will determine CEQA analysis. The Port's permit application and permit fees (including as the CEQA lead agency) are on the Port's web site.

Link: <http://www.portofoakland.com/business/bids-rfps/bid-engineering/permits/>

38. Question: As related to CEQA, would the Port be the lead agency?

Port Response: Yes

39. Question: As related to CEQA, can the lessee secure the CEQA consultant and required technical studies or does the Port Authority have to handle that process?

Port Response: If proposed development cannot clear CEQA with a categorical exemption or an existing CEQA document (such as the Oakland Army Base EIR and addendum available here:

<http://www2.oaklandnet.com/Government/o/PBN/OurServices/Application/DOWD009157,> respondent/developer to hire and manage the CEQA consultant who works for the developer, and the Port as the CEQA lead agency. Port environmental staff requests that developer consult with them on consultant selection, scope of work, and schedule.

40. Question: Will all the RWQCM's W-DID numbers be made available for each address of former businesses that now consist of this new parcel, if contaminated soil or water has been reported?

Port Response: If this question is referring to stormwater permits, the Port is not aware of any past or current industrial or construction stormwater permits specifically associated with the property of interest. The Port does currently maintain coverage under the State's Phase II Small Municipal Separate Storm Sewer System (MS4) NPDES Permit. The Port's WDID is 2 01M2000004. The proposers are encouraged to access the State's Stormwater Multiple Application & Report Tracking System at

<https://smarts.waterboards.ca.gov/smarts/faces/SwSmartsLogin.xhtml> to retrieve any desired

reports. If the question is referring to permits related to the property's subsurface contamination, please refer to the reports already provided under Exhibits C and D of the RFP.

41. Question: Will we have access to the 4th quarter reports in print for the year 2016 for all pertinent W-DID accounts?

Port Response: See response to question number 40. Please note the State's Phase II Small MS4 permit does not require quarterly reports.

42. Question: What all do you consider as drayage truck service center- more like a truck stop, tire repair, mechanic etc.?

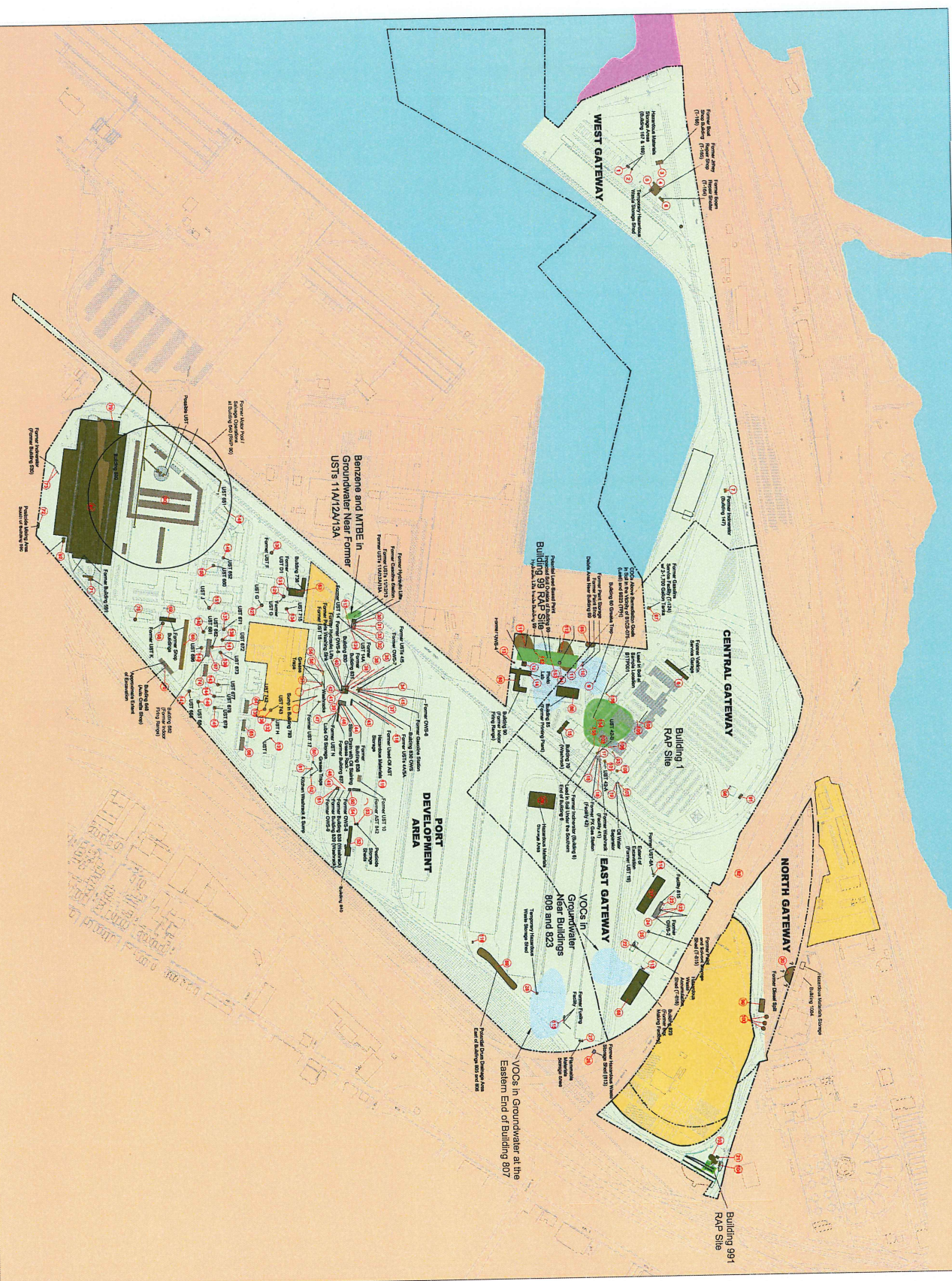
Port Response: Refer to RFP Section III, subsection B, number 4 for examples of services that can be offered at this location. Respondent's design and related proposal to describe services planned for their respective development.

Enclosures:


































Exhibit A – RMP Location Figure – Sep 07.pdf
Exhibit B – Portview Utility Map (2012 Data).pdf
Exhibit C – 1918 Photo.jpg
Exhibit D – Deed 2006301849.pdf
Exhibit E – S1911_Chapter 657.pdf
Exhibit F – Port CADD Standards Manual.pdf

END of Addendum 1

EXHIBIT A



EXPLANATION:

	Building or Developed by International Action Plan (COPAC Study)
	Developed by Federal Government
	Developed by State Government
	Developed by Local Government
	Developed by Private Industry
	Developed by Risk Management Plan (Estimated Urban Location)
	Development of Future Urban Location
	Developed by State Government (Statewide Strategic Plan (USRT, Above Ground Storage Tank (AGST), Above Ground Storage Tank (VAT), Oil/Water separator (OWS))
	Developed by Risk Management Plan (Estimated Urban Location)
	Development of Future Urban Location
	Developed by Local Government (Statewide Strategic Plan (USRT, Above Ground Storage Tank (AGST), Above Ground Storage Tank (VAT), Oil/Water separator (OWS))
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Notes:

2. Basement map taken from Port of Oakland Geomatics Group Basement, March 2005.
3. RMP locations surveyed by Mountain Pacific Surveyors, Inc., March 2008.

**Erler &
Kalinowski, Inc.**
Identified RMP Locations

Former Oakland Army Base
Oakland, CA
September 2007
EKI A10063.00
Figure 1

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ARMISTICE DAY 1918



EXHIBIT D

PLEASE COMPLETE THIS INFORMATION

Recording Requested by
First American Title

WHEN RECORDED MAIL TO:

State of California
State Lands Commission
Attn: Title Unit
100 Howe Ave. Suite 100 South
Sacramento CA 95825-8202



2006301849

08/07/2006 12:23 PM

OFFICIAL RECORDS OF ALAMEDA COUNTY
PATRICK O'CONNELL
RECORDING FEE: 0.00



28 PGS
PCOR 20.00

THIS SPACE FOR RECORDER'S USE ONLY

NC-3-224879

Quit Claim Deed
TITLE OF DOCUMENT

RECORDING REQUESTED BY
FIRST AMERICAN TITLE

18
RECORDED AT THE REQUEST OF
AND WHEN RECORDED MAIL TO:
STATE OF CALIFORNIA
State Lands Commission
Attn: Title Unit
100 Howe Avenue, Suite 100-South
Sacramento, CA 95825-8202

STATE OF CALIFORNIA
OFFICIAL BUSINESS
Document entitled to free recordation
pursuant to government Code Section 27383

651

28

A.P.N. #s *
SLC No.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

NS NS 224879

The Undersigned
States

STATE OF CALIFORNIA
PATENT

ADON'S REPORTING OF:

000-0335-2
000-0330-2-2
000-0315-2-6
000-0310-2-6

TRANSFER TO EXEMPT
ENTITY REVENUE AND
TAXATION CODE SEC. 11922

WHEREAS, on April 17, 2006, under authority of Chapter 664, Statutes of 2005 and
Division 6 of the Public Resources Code, the State Lands Commission authorized the settlement
of a title dispute through a title settlement and exchange agreement among the State of
California,* acting by and through the State Lands Commission, ("State"); the City of Oakland, a
* Grantor
municipal corporation, acting by and through its City Council ("City"); the City of Oakland, a
municipal corporation, acting by and through its Board of Port Commissioners* ("Port"); the
* Grantee
Oakland Base Reuse Authority, a California joint powers authority ("OBRA"); and the
Redevelopment Agency of the City of Oakland, a community redevelopment agency organized
and existing under the California Community Redevelopment Law ("ORA") with respect to
certain lands in the City of Oakland, County of Alameda, State of California, the terms and
conditions of which agreement are fully set forth in that certain agreement entitled "Oakland
Army Base Title Settlement and Exchange Agreement" recorded CONCURRENTLY in the
Official Records of the County of Alameda, as Recorder's Document No. _____

(the "Agreement");

WHEREAS, the purpose of the Agreement is to settle sovereign lands title and boundary questions at and adjacent to the former Oakland Army Base (the "OARB") through a land exchange;

WHEREAS, through the implementation of the Agreement and its associated conveyances, certain lands within the OARB will be sovereign lands subject to the public trust for commerce, navigation, and fisheries (the "Public Trust") and the terms and conditions of Chapter 657, Statutes of 1911 and Chapter 664, Statutes of 2005, both as amended (the "Granted Lands Trust");

WHEREAS, also through the implementation of the Agreement and its associated conveyances, other lands within and adjacent to the OARB subject to or asserted to be subject to the Public Trust and the Granted Lands Trust will be freed from those Trusts and from Chapter 107, Statutes of 1852, as amended (the "Town Grant");

WHEREAS, pursuant to the Agreement, the Port and OBRA have conveyed the property described as Public Trust Parcels F, G, and H in Exhibit 1 (attached to this Patent and incorporated by reference as a part of it) to the State through conveyances which include all of their right, title, and interest, whether arising from the Granted Lands Trust, the Town Grant, or otherwise;

WHEREAS, OBRA acquired Public Trust Parcels F, G and H as part of a No-Cost Economic Development Conveyance from the United States of America, acting by and through the Secretary of the Army, pursuant to a Quitclaim Deed made and executed as of August 7, 2003, and recorded in the Official Records of Alameda County as Document No. 2003466370 on August 8, 2003 (the "Army Deed");

WHEREAS, Public Trust Parcels F, G, and H are also subject to that certain Covenant to Restrict Use of Property entered into among OBRA, ORA, and the State of California Department of Toxic Substances Control, recorded in the Official Records of Alameda County as Document No. 2003466371 on August 8, 2003 (the "CRUP");

WHEREAS, OBRA transferred Public Trust Parcel F to the Port pursuant to a Quitclaim Deed made and executed as of August 7, 2003, and recorded in the Official Records of Alameda County as Document No. 2003466373 on August 8, 2003, and Public Trust Parcel H to the Port pursuant to a Quitclaim Deed made and executed as of August 7, 2003, and recorded in the Official Records of Alameda County as Document No. 2003466374 on August 8, 2003; and

WHEREAS, the State has accepted the conveyances of Public Trust Parcels F, G, and H from the Port and OBRA and all of the title conveyed by them as lands or interests in lands of the legal character of sovereign tide and submerged lands, so that the State may convey those Parcels, including all interests conveyed by the Port and OBRA to the State, to the Port as sovereign lands subject to the Public Trust and the Granted Lands Trust.

NOW, THEREFORE,

In consideration of the foregoing and other valuable consideration, the State of California, acting by and through the State Lands Commission, does hereby remise, release, and quitclaim all its right, title, and interest existing by virtue of its sovereignty (including all right, title, and interest conveyed to the State by the Port and OBRA) to the City of Oakland, a municipal corporation, acting by and through its Port Commission, as a trustee pursuant to the Public Trust and Granted Lands Trust, in all that real property located in the City of Oakland, County of Alameda, State of California, described as Public Trust Parcels F, G, and H in Exhibit 1, subject

to the Public Trust and the Granted Lands Trust.

As required by the Army Deed, the State hereby incorporates by reference the environmental protection provisions contained in Sections I, II, III, V, and VI of the Army Deed to the extent applicable to Public Trust Parcels F, G, and H. As further required by the Army Deed, these environmental protection provisions of the Army Deed shall be included, to the extent applicable, in all subsequent (i) deeds, transfers, or leases of all or any portion of Public Trust Parcels F, G, and H and (ii) grants of any interest, privilege, or license in or to all or any portions of Public Trust Parcels F, G, and H.

As required by the CRUP, the State hereby incorporates by reference the environmental restrictions contained in Article IV of the CRUP to the extent applicable to Public Trust Parcels F, G, and H. As further required by the CRUP, these environmental restrictions shall be incorporated by reference in all subsequent deeds, leases, or rental agreements entered into for

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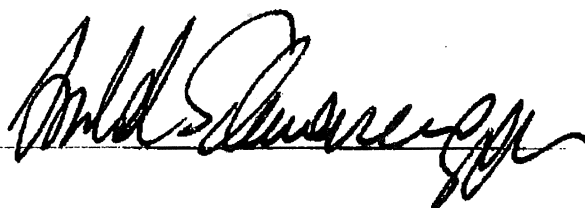

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any portions of Public Trust Parcels F, G, and H to which they are in effect and applicable.

IN APPROVAL WHEREOF, I, ARNOLD SCHWARZENEGGER, Governor of the State of California, have set my hand and caused the seal of the State of California to be hereunto affixed pursuant to Section 6107 of the Public Resources Code of the State of California. Given under my hand at the City of Sacramento this 30th day of June, two thousand and six.



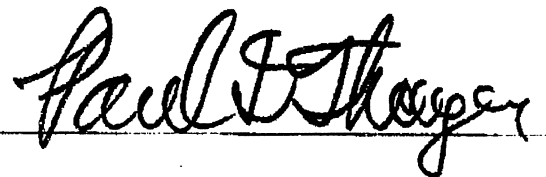
ARNOLD SCHWARZENEGGER
GOVERNOR

Attest:



BRUCE MCPHERSON
SECRETARY OF STATE

Countersigned:



PAUL D. THAYER
EXECUTIVE OFFICER
STATE LANDS COMMISSION

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

Sacramento

ss.

On July 6, 2006 before me, Kimberly L. Korhonen, Notary Public

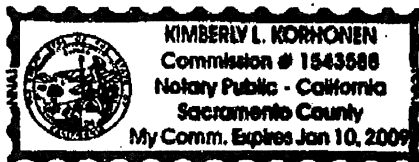
personally appeared

PAUL D. THAYER

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

Name(s) of Signer(s)

☒ personally known to me
☐ proved to me on the basis of satisfactory evidence



to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Kimberly L. Korhonen
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: STATE OF CALIFORNIA Patent

Document Date: April 17, 2006 Number of Pages: 5 + 2 pages exhibits

Signer(s) Other Than Named Above: A. Schwarzenegger, B. McPherson

Capacity(ies) Claimed by Signer

Signer's Name: PAUL D. THAYER

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator

Other: EXECUTIVE OFFICER

Signer Is Representing: CA STATE LANDS COMMISSION



Exhibit 1
Oakland Army Base

Legal Description – Parcel F

All that certain real property, in the City of Oakland, County of Alameda, State of California, described as follows:

All of Parcels 3 and 4 as described in that certain Quitclaim Deed for Berth 21 Submerged/Upland Property recorded August 8, 2003 as Doc. No. 2003466373 in the Office of the Recorder of said County of Alameda (hereinafter referred to as Doc. 2003466373), being more particularly described as follows:

Parcel F-1

COMMENCING at City of Oakland monument No. 7SE13, said monument being a pin set in concrete, in a monument well marking the intersection of the centerlines of Maritime Street and 10th Street, as said streets are shown on that unrecorded map entitled "Oakland Army Terminal Boundary Map" prepared by Wilsey & Ham Engineers in 1958 for the U.S. Army Corps of Engineers, File No. 45-I-286 (hereinafter referred to as the Army Map), said monument is further described as being Port of Oakland Monument ID H006 as shown upon Record of Survey 990, filed for record in Book 18 of Records of Surveys, at Pages 50-60, Official Records of the said County of Alameda;

Thence South 38°00'05" West, 989.35 feet to the eastern most corner of Parcel Seven as described in that certain Quitclaim Deed, recorded on June 15, 1999 as Doc. No. 99222447 of Official Records, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as Doc. 99222447), being a point on the line of ordinary low tide in the bay of San Francisco as it existed on the 4th day of May, in the year 1852 (hereinafter referred to as the Agreed Low Tide Line of 1852) as described and agreed upon in City of Oakland Ordinance No. 3099, a certified copy of which was recorded on October 10, 1910 in Book 1837 of Deeds, Page 84, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as 1837 Deeds 84), said point being marked by a pin set in concrete in a monument well, as shown on said Army Map;

Thence northeasterly along said Agreed Low Tide Line of 1852 (1837 Deeds 84), North 41°00'50" East, 3829.19 feet to a point hereinafter referred to as Point "A";

Thence departing from the said Agreed Low Tide Line of 1852 (1837 Deeds 84), North 48°48'07" West, 1380.09 feet to a point on the generally southerly line of Parcel 1, Tract 14 as described in said Final Judgment as to Interests of Defendant City of Oakland, A Municipal Corporation, United States of America vs. City of Oakland, et al., Case No. 21758-L, Case No. 21930-L, Case No. 22084-L recorded February 24, 1960, Reel 032, Image 660 of Official Records in the Office of the Recorder of said The said County of

Alameda (hereinafter referred to as Reel: 32, Image:660), said point being the **POINT OF BEGINNING** of Parcel 3 as described in said Quitclaim Deed (Doc. 2003466373);

Thence westerly along said generally southerly line of said Parcel 1, Tract 14 (Reel: 32, Image: 660) the following seven courses:

- 1) South 86°48'30" West, 38.65 feet;
- 2) South 59°33'40" West, 589.58 feet;
- 3) North 75°26'49" West, 983.14 feet;
- 4) South 49°35'36" West, 978.73 feet;
- 5) North 40°23'33" West, 539.98 feet to Pierhead Point No. 44, as said pierhead point is shown on Sheet No. 5 of that certain map in 8 sheets entitled "Harbor Lines, San Francisco Bay, California, Oakland-Alameda", prepared by U.S. Engineer Office, San Francisco, California, dated September 19, 1940, and approved March 31, 1941, by the Secretary of War;
- 6) from said Pierhead Point No. 44 and running along the pierhead line as shown on the above mentioned maps, South 31°07'59" West, 1610.00 feet to Pierhead Point No. 43;
- 7) South 82°10'52" West, 510.13 feet to a point on said generally southerly line, from which the southwest corner of said Parcel 1, Tract 14 (Reel: 32, Image:660) bears South 82°10'52" West 3279.06 feet, said point being the southeastern corner of that portion of Parcel 1 of Tract 14 that is alleged to have been transferred to the General Services Agency by the Army in an unrecorded form entitled "Real Property Acquisition Advice" dated March 28, 1983 and which alleges to describe the "underwater portion of Tract A-114 comprising the westward 138 acres+/-" (hereinafter referred to as the GSA Parcel);

Thence departing from said generally southerly line of said Parcel 1, Tract 14 (Reel: 32, Image: 660), along a line that is parallel with the western line of said Parcel 1, Tract 14 (Reel: 32, Image: 660), being the eastern line of the GSA Parcel, North 01°07'59" East, 1113.29 feet;

Thence departing from said parallel line at right angles, South 88°52'01" East, 611.72 feet to an angle point in the existing face of wharf located at the portion of the Oakland Army Base formerly known as Pier 7;

Thence easterly and northeasterly along said face of wharf of Piers 7 and 8, the following six courses:

- 1) South 48°42'09" East, 259.68 feet to an angle point in said face of wharf;

2) North 41°20'07" East, 1332.88 feet to an angle point in said face of wharf;

3) North 48°06'56" East, 79.89 feet to an angle point in said face of wharf;

4) North 61°28'19" East, 85.21 feet to an angle point in said face of wharf;

5) North 74°45'15" East, 80.05 feet to an angle point in said face of wharf;

6) North 81°35'04" East, 751.30 feet to an angle point in said face of wharf;

Thence departing from said face of wharf, North 62°12'05" East, 257.07 feet;

Thence North 81°26'43" East, 354.67 feet to a point on a line that bears North 48°48'07" West from the hereinabove described Point "A";

Thence along said line South 48°48'07" East, 916.41 feet to the **POINT OF BEGINNING**, containing 2,409,018 square feet (55.303 acres), more or less, measured in ground distances, of which 237,479 square feet (5.451 acres), more or less, is comprised of wharf structures and uplands, and 2,171,539 square feet (49.852 acres), more or less, is comprised of submerged lands, as depicted on the Plat to Accompany Legal Description, attached and hereby made a part of this legal description.

Parcel F-2

COMMENCING at City of Oakland monument No. 7SE13, said monument being a pin set in concrete, in a monument well marking the intersection of the centerlines of Maritime Street and 10th Street, as said streets are shown on that unrecorded map entitled "Oakland Army Terminal Boundary Map" prepared by Wilsey & Ham Engineers in 1958 for the U.S. Army Corps of Engineers, File No. 45-I-286 (hereinafter referred to as the Army Map), said monument is further described as being Port of Oakland Monument ID H006 as shown upon Record of Survey 990, filed for record in Book 18 of Records of Surveys, at Pages 50-60, Official Records of the said County of Alameda;

Thence South 38°00'05" West, 989.35 feet to the eastern most corner of Parcel Seven as described in that certain Quitclaim Deed, recorded on June 15, 1999 as Doc. No. 99222447 of Official Records, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as Doc. 99222447), being a point on the line of ordinary low tide in the bay of San Francisco as it existed on the 4th day of May, in the year 1852 (hereinafter referred to as the Agreed Low Tide Line of 1852) as described and agreed upon in City of Oakland Ordinance No. 3099, a certified copy of which was recorded on October 10, 1910 in Book 1837 of Deeds, Page 84, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as 1837 Deeds 84), said point being marked by a pin set in concrete in a monument well, as shown on said Army Map and being the **POINT OF BEGINNING** of Parcel 4 as described in said Quitclaim Deed (Doc. 2003466373);

Thence departing from said Agreed Low Tide Line of 1852 (1837 Deeds 84), along the northeast, north and generally northwestern lines of said Parcel Seven (Doc. 99222447), the following eight courses:

- 1) North 51°26'28" West, 40.85 feet to the beginning of a non-tangent curve concave southeasterly, having a radius of 137.91 feet and a central angle of 36°35'48", from which the radius point bears South 12°23'22" East;
- 2) along said curve to the left, an arc distance of 88.09 feet;
- 3) South 41°00'50" West, 320.04 feet;
- 4) South 48°54'49" East, 5.00 feet;
- 5) South 41°00'50" West, 423.59 feet;
- 6) North 81°57'10" West, 8.34 feet;
- 7) South 41°00'50" West, 10.00 feet;
- 8) South 48°59'10" East, 12.14 feet to a point on the northern line of Seventh Street as described in City of Oakland Ordinance No. 481 N.S., finally passed by the Council of the City of Oakland on June 17, 1913;

Thence westerly along said northern line of Seventh Street, North 81°57'10" West, 54.98 feet to the southwest corner of Parcel 2, Tract 14 as described in Final Judgment as to Interests of Defendant City of Oakland, A Municipal Corporation, United States of America vs. City of Oakland, et al., Case No. 21758-L, Case No. 21930-L, Case No. 22084-L, recorded February 24, 1960, Reel 032, Image 660 of Official Records in the Office of the Recorder of said The said County of Alameda (hereinafter referred to as Reel: 32, Image:660);

Thence departing from the said northern line of Seventh Street, along the northwest line of said Parcel 2, Tract 14 (Reel: 32, Image: 660) also being the northwest line of Maritime Street, North 41°00'50" East, 4524.40 feet to the southerly most corner of Parcel 1, Tract 14 (Reel: 32, Image: 660);

Thence departing from the said northwest line of said Parcel 2, Tract 14 (Reel: 32, Image: 660), along the generally southerly line of said Parcel 1, Tract 14 (Reel: 32, Image: 660) the following two courses:

- 1) North 81°56'51" West, 519.29 feet;

2) North 08°03'07" East, 550.74 feet to a point on a line that bears North 48°48'07" West from the hereinabove described Point "A", said Point "A" bearing North 41°00'50" East, 3829.19 feet from the **POINT OF BEGINNING**;

Thence South 48°48'07" East, 839.34 feet to a point on said said Agreed Low Tide Line of 1852 (1837 Deeds 84), said point being the hereinabove described Point "A";

Thence southwesterly along said Agreed Low Tide Line of 1852 (1837 Deeds 84), South 41°00'50" West, 1642.10 feet to its intersection with the northern line of the "Parcel Encompassing Building 762" as described in that certain unrecorded "Transfer and Acceptance of Military Real Property" from the Military Traffic Management Command of the Oakland Army Base to the 63rd R.S.C., dated September 3, 1997 (herein after referred to as the Building 762 Parcel);

Thence departing from the said Agreed Low Tide Line of 1852 (1837 Deeds 84), along the northern, western and southerly lines of said Building 762 Parcel the following three courses:

- 1) North 82°00'39" West, 6.24 feet;
- 2) South 41°02'39" West, 238.78 feet to an angle point marked by a rebar and cap stamped "LS 5671";
- 3) South 81°54'53" East, 6.38 feet to a point on the said Agreed Low Tide Line of 1852 (1837 Deeds 84);

Thence southerly along said Agreed Low Tide Line of 1852 (1837 Deeds 84), South 41°00'50" West, 1633.72 feet to a point on the eastern line of the roadway easement connecting Seventh Street with Maritime Street described in the document recorded on July 5, 1979 as Doc. No. 79130905 of Official Records, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as Doc. 79130905), being a point on the beginning of a curve concave easterly, having a radius of 297.98 feet and a central angle of 55°24'48";

Thence along said eastern line of said roadway easement (Doc. 79130905) the following three courses:

- 1) along said curve to the left, an arc distance of 288.19 feet;
- 2) South 14°23'58" East, 88.56 feet;
- 3) South 00°04'41" West, 13.30 feet to an angle point in the northern line of Parcel Six of said Quitclaim Deed (Doc. 99222447);

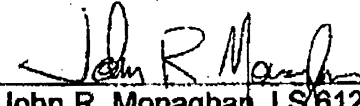
Thence along said northern line of said Parcel Six (Doc. 99222447), North 51°26'30" West, 210.65 feet to the **POINT OF BEGINNING**, containing 659,842

square feet (15.148 acres), more or less, measured in ground distances, as depicted on the Plat to Accompany Legal Description, attached and hereby made a part of this legal description.

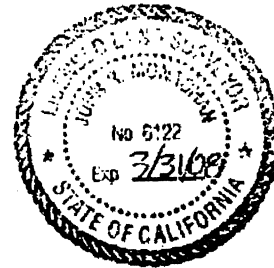
Bearings and distances called for herein are based upon the California Coordinate System, Zone III, North American Datum of 1983 (1986 values) as shown upon that certain map entitled Record of Survey 990, filed in Book 18 of Record of Surveys, Pages 50-60, Official Records of the said County of Alameda. To obtain ground level distances, multiply distances called for herein by 1.0000705.

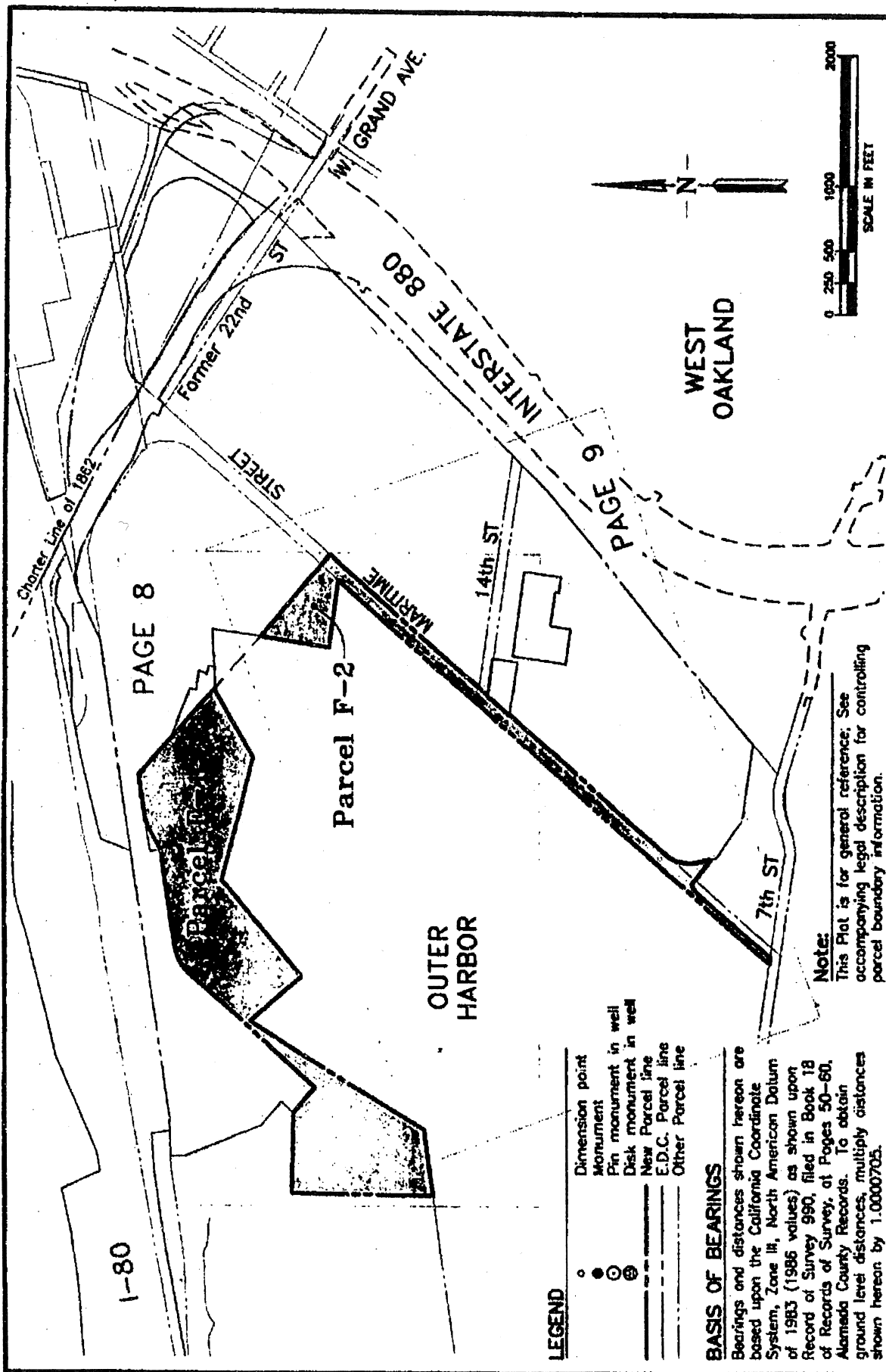
End of Description

This description and its accompanying plat were prepared by me, or under my direction, in May 2006.


John R. Monaghan, LS 6122
License Expires: 03/31/08

5/14/06
Date





LEGEND

- Dimension point
- Monument
- ⊙ Pin monument in well
- ⊗ Disk monument in well
- New Parcel line
- - - E.D.C. Parcel line
- Other Parcel line

BASIS OF BEARINGS

Bearings and distances shown hereon are based upon the California Coordinate System, Zone 14, North American Datum of 1983 (1986 values) as shown upon Record of Survey 990, filed in Book 18 of Records of Survey, at Pages 50-60, Alameda County Records. To obtain ground level distances, multiply distances shown hereon by 1.0000705.

Note:
This Plat is for general reference. See accompanying legal description for controlling parcel boundary information.

PORT OF OAKLAND		EXHIBIT 1	
LAND SURVEYS AND MAPPING		OAKLAND ARMY BASE	
530 Water Street Oakland, California		PARCEL F, PAGE 7 OF 9	
		PLAT TO ACCOMPANY LEGAL DESCRIPTION - PARCEL F	
DRAWN BY: JRM	Field Bk:		
CHECKED BY:	Wk. Ord: 104105		
SCALE AS SHOWN	Date File:		
DATE: 12/15/05	Revision: 1		
	Rev. date: 5/6/06		
ATTACHMENTS:			
FILE LOC: > Exhibit A - Parcel F - Rev 1.dwg			

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S86°48'30"W	38.65'
L2	S48°42'09"E	259.68'
L3	N48°06'56"E	79.89'
L4	N61°28'19"E	85.21'
L5	N74°45'15"E	80.05'
L6	N62°12'05"E	257.07'
L7	N81°26'43"E	354.67'

U.S.A.
TRACT 14
PARCEL 1
RE:32 IM:660

STATE OF CALIFORNIA
PARCEL "S"
4186 O.R. 156

OAKLAND BASE REUSE AUTHORITY
PARCEL 1
DOC. 2003466370
PORT OF OAKLAND
PARCEL 7
DOC. 2003466374
PORT OF OAKLAND
PARCEL 8
DOC. 2003466374

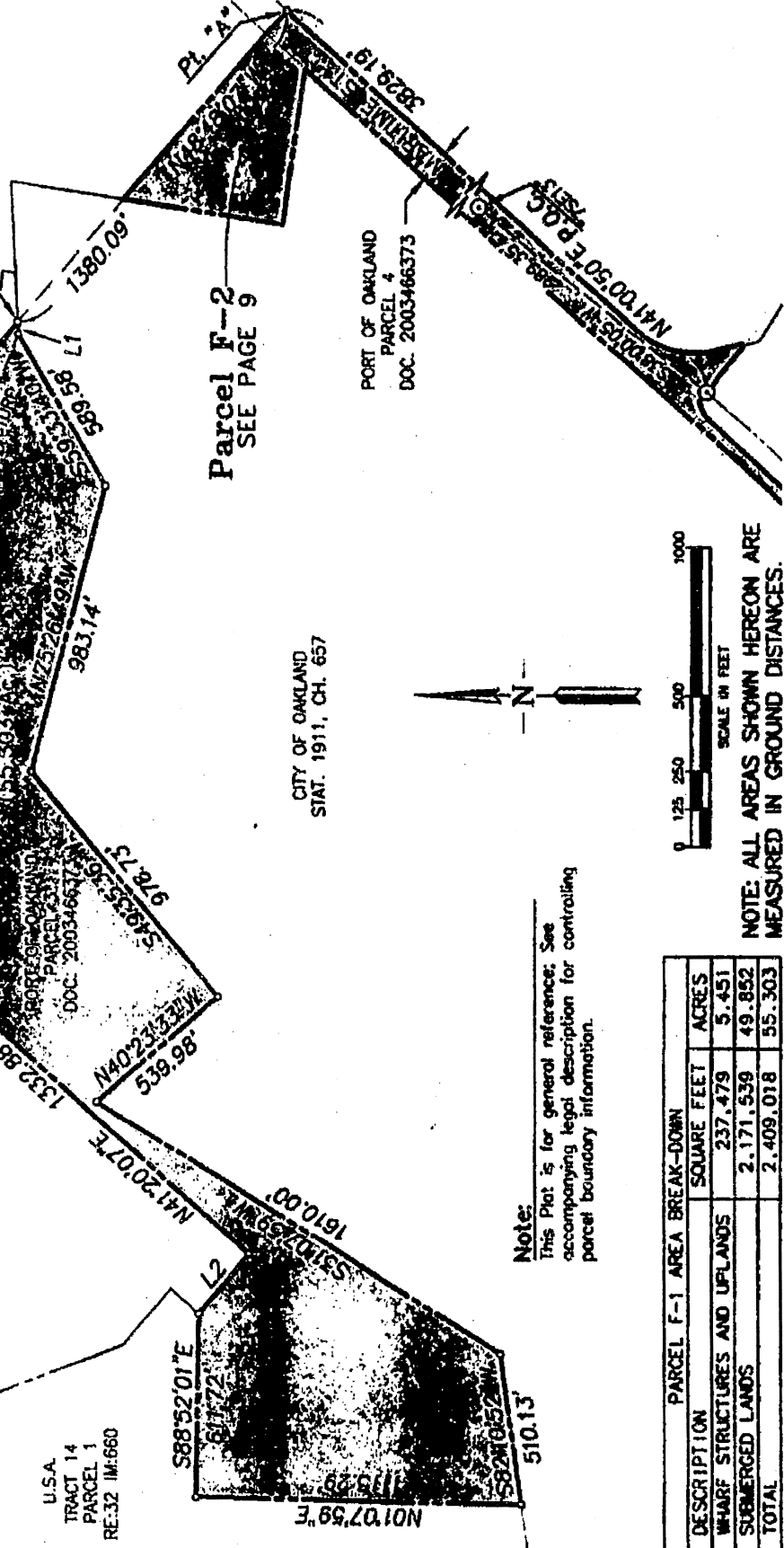
P.O.B.

Parcel F-1
SEE PAGE 9

Parcel F-2
SEE PAGE 9

Parcel F-3
SEE PAGE 9

Parcel F-4
SEE PAGE 9



Note:
This Plot is for general reference; See
accompanying legal description for controlling
parcel boundary information.

PARCEL F-1 AREA BREAK-DOWN		
DESCRIPTION	SQUARE FEET	ACRES
WHARF STRUCTURES AND UPLANDS	237,479	5.451
SUBMERGED LANDS	2,171,539	49.852
TOTAL	2,409,018	55.303

PORT OF OAKLAND

LAND SURVEYS AND MAPPING

530 Water Street
Oakland, California

EXHIBIT 1

OAKLAND ARMY BASE

PARCEL F, PAGE 8 OF 9

PLAT TO ACCOMPANY LEGAL DESCRIPTION - PARCEL F

DRAWN BY: JRM	Field Bk:
CHECKED BY:	Wk. Ord. 104105
SCALE: AS SHOWN	Date Rec
DATE: 12/15/05	Revision: 1
Rev. date: 5/5/06	
ATTACHMENTS:	
FILE LOC: > Exhibit A - Parcel F - Rev 1.dwg	

Exhibit 1
Oakland Army Base

Legal Description – Parcel G

All that certain real property, in the City of Oakland, County of Alameda, State of California, described as follows:

A portion of Parcel 1 as described in that certain Quitclaim Deed for No-Cost Economic Development Conveyance Parcel, County of Alameda, California, recorded August 8, 2003 as Doc. No. 2003466370 in the Office of the Recorder of the said County of Alameda, being more particularly described as follows:

COMMENCING at City of Oakland monument No. 7SE13, said monument being a pin set in concrete, in a monument well marking the intersection of the centerlines of Maritime Street and 10th Street, as said streets are shown on that unrecorded map entitled "Oakland Army Terminal Boundary Map" prepared by Wilsey & Ham Engineers in 1958 for the U.S. Army Corps of Engineers, File No. 45-I-286 (hereinafter referred to as the Army Map), said monument is further described as being Port of Oakland Monument ID H006 as shown upon Record of Survey 990, filed for record in Book 18 of Records of Surveys, at Pages 50-60, Official Records of the said County of Alameda;

Thence South 38°00'05" West, 989.35 feet to the eastern most corner of Parcel Seven as described in that certain Quitclaim Deed, recorded on June 15, 1999 as Doc. No. 99222447 of Official Records, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as Doc. 99222447), being a point on the line of ordinary low tide in the bay of San Francisco as it existed on the 4th day of May, in the year 1852 (hereinafter referred to as the Agreed Low Tide Line of 1852) as described and agreed upon in City of Oakland Ordinance No. 3099, a certified copy of which was recorded on October 10, 1910 in Book 1837 of Deeds, Page 84, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as 1837 Deeds 84), said point being marked by a pin set in concrete in a monument well, as shown on said Army Map;

Thence along the northern line of said Parcel Six (Doc. 99222447) South 51°26'30" East, 210.65 feet to the eastern line of the roadway easement connecting Seventh Street with Maritime Street described in the document recorded on July 5, 1979 as Doc. No. 79130905 of Official Records, in the Office of the Recorder of Alameda County (hereinafter referred to as Doc. 79130905), being the **POINT OF BEGINNING** of Parcel 5 as herein described;

Thence northerly along said eastern line of said roadway easement (Doc. 79130905) the following three courses:

- 1) North 00°04'41" East, 13.30 feet;

2) North $14^{\circ}23'58''$ West, 88.56 feet to the beginning of a curve, concave easterly and tangent to the preceding course, having a radius of 297.98 feet, and a central angle of $55^{\circ}24'48''$;

3) along the arc of said curve to the right, for an arc distance of 288.19 feet to a point on the said Agreed Low Tide Line of 1852 (1837 Deeds 84);

Thence northerly along said Agreed Low Tide Line of 1852 (1837 Deeds 84), North $41^{\circ}00'50''$ East, 1633.72 feet to its intersection with the southern line of the "Parcel Encompassing Building 762" as described in that certain unrecorded "Transfer and Acceptance of Military Real Property" from the Military Traffic Management Command of the Oakland Army Base to the 63rd RSC, dated September 3, 1997 (herein after referred to as the Building 762 Parcel);

Thence departing from the said Agreed Low Tide Line of 1852 (1837 Deeds 84), along the southern, eastern and northern lines of said Building 762 Parcel the following three courses:

1) South $81^{\circ}54'53''$ East, 424.30 feet to an angle point marked by a rebar and cap stamped "LS 5671";

2) North $07^{\circ}51'10''$ East, 200.86 feet to an angle point marked by a rebar and cap stamped "LS 5671";

3) North $82^{\circ}00'39''$ West, 293.72 feet to a point on said agreed upon location of the "Low Tide Line of 1852";

Thence northerly along said Agreed Low Tide Line of 1852 (1837 Deeds 84), North $41^{\circ}00'50''$ East, 1642.10 feet to a point hereinafter referred to as Point "A";

Thence departing from said Agreed Low Tide Line of 1852 (1837 Deeds 84), South $48^{\circ}48'07''$ East, 534.07 feet;

Thence North $45^{\circ}53'06''$ East, 550.21 feet to the beginning of a curve, concave southeasterly and tangent to the preceding course, having a radius of 1739.00 feet and a central angle of $30^{\circ}14'40''$;

Thence along the arc of said curve to the right, for an arc distance of 917.96 feet;

Thence North $76^{\circ}07'45''$ East, 555.85 feet to the beginning of a curve, concave northerly and tangent to the preceding course, having a radius of 599.96 feet and a central angle of $3^{\circ}36'49''$;

Thence along the arc of said curve to the left, for an arc distance of 37.84 feet to the point of a cusp lying on the generally southwestern line of Parcel 56444 as described in that certain Quitclaim Deed (I-880 Connector Corridor) recorded on February 13, 2002

as Document No. 2002072863 of Official Records in the Office of the Recorder of Alameda County (hereinafter referred to as Doc. 2002072863), being the beginning of a non-tangent curve, concave westerly and whose center bears South 66°43'21" West, having a radius of 926.00 feet and a central angle of 17°33'44;

Thence along said curve to the right, for an arc distance of 283.84 feet;

Thence departing said generally southwestern line of Parcel 56444 (Doc. 2002072863), South 51°21'23" West, 313.04 feet;

Thence South 16°32'37" East, 23.54 feet;

Thence South 51°26'50" West, 148.59 feet to the beginning of a curve, concave southeasterly and tangent to the preceding course, having a radius of 2000.00 feet and a central angle of 14°59'03;

Thence along the arc of said curve to the left, for an arc distance of 523.05 feet;

Thence South 36°27'47" West, 905.70 feet to the beginning of a curve, concave northwesterly and tangent to the preceding course, having a radius of 573.00 feet and a central angle of 08°21'47";

Thence along the arc of said curve to the right, for an arc distance of 83.64 feet;

South 44°49'34" West, 669.58 feet;

South 48°15'09" West, 1451.92 feet;

South 41°53'34" West, 162.50 feet;

South 48°15'09" West, 317.35 feet;

South 50°22'40" West, 637.46 feet to the beginning of a curve, concave northerly and tangent to the preceding course, having a radius of 100.00 feet and a central angle of 47°40'40";

Thence along the arc of said curve to the right, for an arc distance of 83.21 feet to a point on the northern line of said Parcel Six described in said Quitclaim Deed (Doc. 99222447);

Thence, along the northern line of said Parcel Six (Doc. 99222447), the following five courses:

- 1) North 81°56'42" West, 500.09 feet;
- 2) North 56°26'26" West, 360.91 feet;

3) North 20°08'21" West, 15.45 feet;

4) North 14°24'00" West, 25.00 feet;

5) North 00°04'48" East, 10.68 feet to the **POINT OF BEGINNING**, containing 5,923,241 square feet (135.979 acres), more or less, measured in ground distances, as depicted on the Plat to Accompany Legal Description, attached and hereby made a part of this legal description.

EXCEPTING THEREFROM that portion of the hereinabove described parcel of land commonly known and referred to as the "Building 780 Parcel" being more particularly described as follows:

A portion of that certain Parcel of land described in that certain Indenture between the Southern Pacific Company and the United States of America, recorded March 2, 1942, in Book 4189 of Official Records, Page 197 in the Office of the Recorder of the said County of Alameda (hereinafter referred to as 4189 O.R. 197), being Parcel B as described in that unrecorded "Transfer and Acceptance of Military Real Property" from the Military Traffic Management Command of the Oakland Army Base to the 63rd RSC, dated December 17, 1998 and being more particularly described as follows (hereinafter referred to as the Building 780 Parcel):

COMMENCING at City of Oakland monument No. 7SE13, said monument being a pin set in concrete, in a monument well marking the intersection of the centerlines of Maritime Street and 10th Street, as said streets are shown on that unrecorded map entitled "Oakland Army Terminal Boundary Map" prepared by Wilsey & Ham Engineers in 1958 for the U.S. Army Corps of Engineers, File No. 45-I-286 (hereinafter referred to as the Army Map), said monument is further described as being Port of Oakland Monument ID H006 as shown upon Record of Survey 990, filed for record in Book 18 of Records of Survey, at Pages 50-60, Official Records of the said County of Alameda;

Thence North 77°06'11" East 1106.11 feet to the western most corner of said Building 780 Parcel, said corner being marked by a bolt and washer stamped "LS 6379", being the **POINT OF BEGINNING** of Parcel 1A as herein described;

Thence along the northwest, northeast, southeast and generally southwestern lines of said Building 780 Parcel, the following eight courses:

1) North 08°06'06" East, 425.20 feet to the northern most corner of said parcel, said corner being marked by a concrete nail and shiner stamped "LS 6379";

2) South 81°58'14" East, 655.73 feet to the eastern most corner of said parcel;

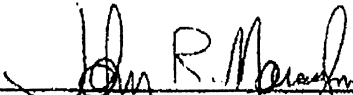
- 3) South $08^{\circ}01'46''$ West, 294.89 feet to the southeast corner of said parcel, said corner being marked by a pipe and plug stamped "LS 6379";
- 4) North $82^{\circ}02'59''$ West, 117.67 feet to an angle point in said generally southwestern line, said angle point being marked by a pipe and plug stamped "LS 6379";
- 5) North $07^{\circ}49'06''$ East, 31.76 feet to an angle point in said generally southwestern line, said angle point being marked by a pipe and plug stamped "LS 6379";
- 6) North $82^{\circ}00'47''$ West, 261.81 feet to an angle point in said generally southwestern line;
- 7) South $07^{\circ}59'16''$ West, 161.25 feet to an angle point in said generally southwestern line, said angle point being marked by a 2.5" brass disk and bolt stamped "LS 6379";
- 8) North $82^{\circ}03'57''$ West, 276.78 feet to the **POINT OF BEGINNING**, containing 221,199 square feet (5.078 acres) more or less, measured in ground distances.

The net area for hereinabove described contains 5,702,042 square feet (130.901 acres), more or less, measured in ground distances, as depicted on the Plat to Accompany Legal Description, attached and hereby made a part of this Legal Description.

Bearings and distances called for herein are based upon the California Coordinate System, Zone III, North American Datum of 1983 (1986 values) as shown upon that certain map entitled Record of Survey 990, filed in Book 18 of Record of Surveys, Pages 50-60, Official Records of the said County of Alameda. To obtain ground level distances, multiply distances called for herein by 1.0000705.

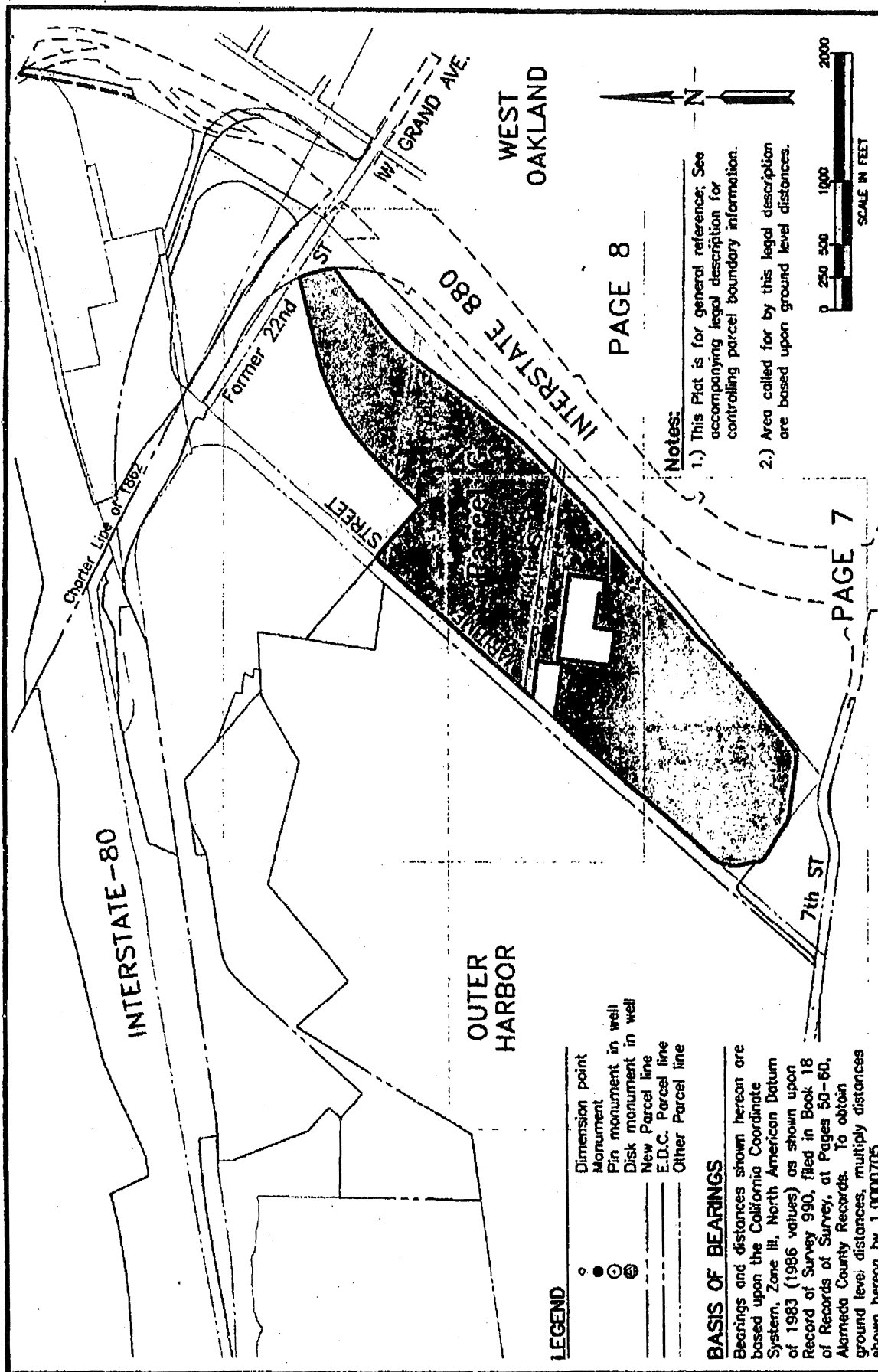
End of Description

This legal description and its accompanying plat were prepared by me, or under my direction, in May 2006.


John R. Monaghan, LS 6122
License Expires: 03/31/08

5/14/06
Date





LEGEND

- Dimension point
- Monument
- Pin monument in well
- Disk monument in well
- New Parcel line
- E.D.C. Parcel line
- Other Parcel line

BASIS OF BEARINGS

Bearings and distances shown hereon are based upon the California Coordinate System, Zone III, North American Datum of 1983 (1986 values) as shown upon Record of Survey 990, filed in Book 18 of Records of Survey, at Pages 50-60, Alameda County Records. To obtain ground level distances, multiply distances shown hereon by 1.0000705.

Notes:

- 1.) This Plat is for general reference; See accompanying legal description for controlling parcel boundary information.
- 2.) Area called for by this legal description are based upon ground level distances.

PORT OF OAKLAND

LAND SURVEYS AND MAPPING

530 Water Street
Oakland, California

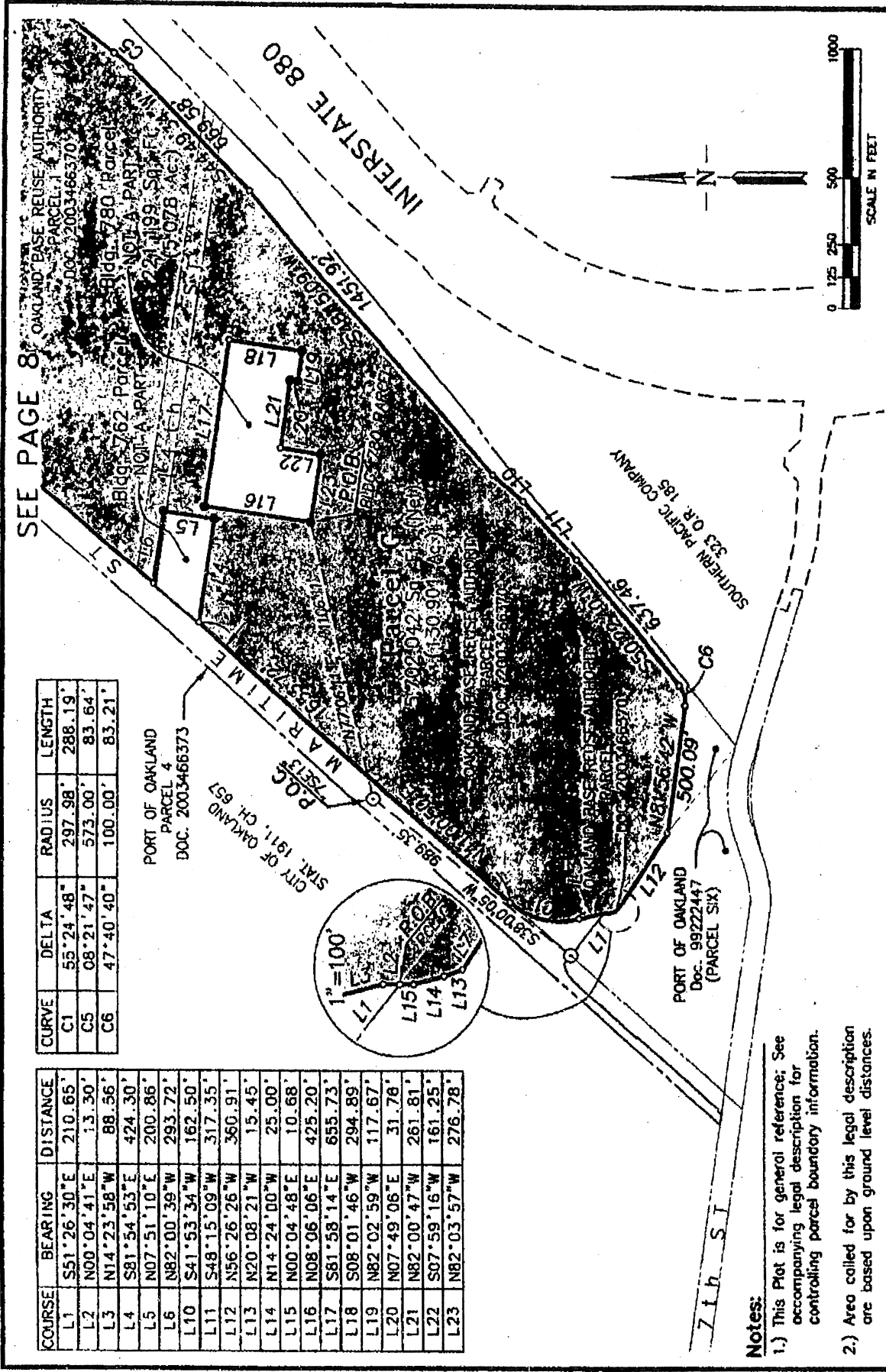
EXHIBIT 1

OAKLAND ARMY BASE

PARCEL G, PAGE 6 OF 8

PLAT TO ACCOMPANY LEGAL DESCRIPTION - PARCEL G

DRAWN BY: JRM	Field Bk
CHECKED BY:	Wk. Ord. 104105
SCALE: AS SHOWN	Data File:
DATE: 12/15/05	Revision: 1
Rev. date: 5/6/05	
ATTACHMENTS:	
FILE LOC: > Exhibit A - Parcel G - Rev 1.dwg	



CURVE	DELTA	RADIUS	LENGTH
C1	55°24'48"	297.98'	288.19'
C5	08°21'47"	573.00'	83.64'
C6	47°40'40"	100.00'	83.21'

PORT OF OAKLAND
PARCEL 4
DOC. 2003466373

COURSE	BEARING	DISTANCE
L1	S51°26'30"E	210.65'
L2	N00°04'41"E	13.30'
L3	N14°23'58"W	88.36'
L4	S81°54'53"E	424.30'
L5	N07°51'10"E	200.86'
L6	N82°00'39"W	293.72'
L10	S41°53'34"W	162.50'
L11	S48°15'09"W	317.35'
L12	N56°26'26"W	360.91'
L13	N20°08'21"W	15.45'
L14	N14°24'00"W	25.00'
L15	N00°04'48"E	10.68'
L16	N08°06'06"E	425.20'
L17	S81°53'14"E	655.73'
L18	S08°01'46"W	294.89'
L19	N82°02'59"W	117.67'
L20	N07°49'06"E	31.78'
L21	N82°00'47"W	261.81'
L22	S07°59'16"W	161.25'
L23	N82°03'57"W	276.78'

- Notes:**
- 1.) This Plot is for general reference; See accompanying legal description for controlling parcel boundary information.
 - 2.) Area called for by this legal description are based upon ground level distances.

PORT OF OAKLAND
LAND SURVEYS AND MAPPING
530 Water Street
Oakland, California

EXHIBIT 1
OAKLAND ARMY BASE
PARCEL G, PAGE 7 OF 8
PLAT TO ACCOMPANY LEGAL DESCRIPTION - PARCEL G

DRAWN BY: JRM
CHECKED BY:
SCALE: AS SHOWN
DATE: 12/15/05
REVISION: 1
ATTACHMENTS:
FILE: LOC-2 Exhibit A - Parcel G.dwg

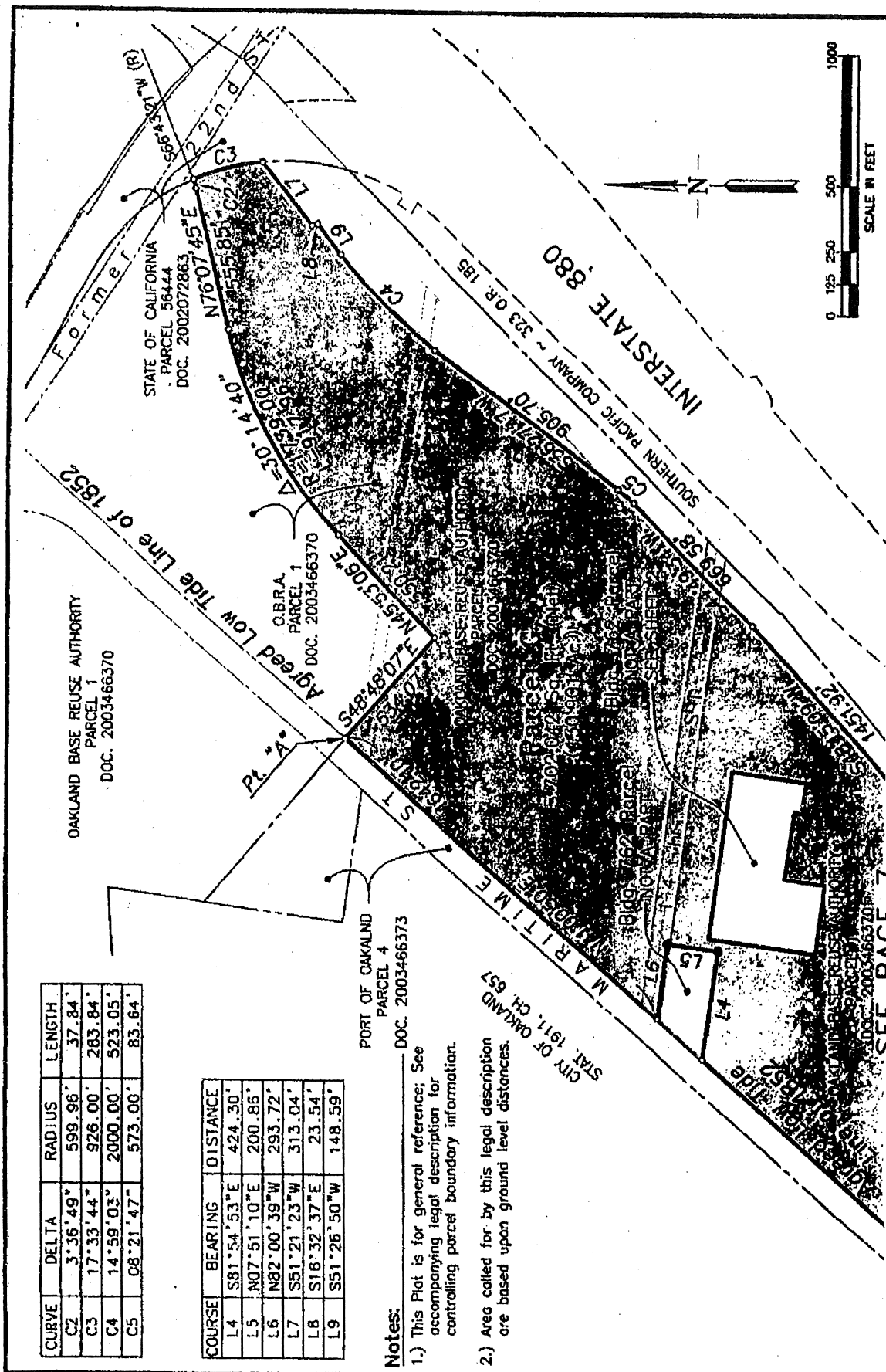
Field Bk:
Wk. Ord: 104105
Date Plotted:
Rev. date: 5/6/06

CURVE	DELTA	RADIUS	LENGTH
C2	3°36'49"	598.96'	37.84'
C3	17°33'44"	926.00'	283.84'
C4	14°59'03"	2000.00'	523.05'
C5	08°21'47"	573.00'	83.64'

COURSE	BEARING	DISTANCE
L4	S81°54'53"E	424.30'
L5	N07°51'10"E	200.85'
L6	N82°00'39"W	293.72'
L7	S51°21'23"W	313.04'
L8	S16°32'37"E	23.54'
L9	S51°26'50"W	148.59'

Notes:

- 1.) This Plat is for general reference; See accompanying legal description for controlling parcel boundary information.
- 2.) Area called for by this legal description are based upon ground level distances.



PORT OF OAKLAND

LAND SURVEYS AND MAPPING

530 Water Street
Oakland, California

EXHIBIT 1

OAKLAND ARMY BASE

PARCEL G, PAGE 8 OF 8

PLAT TO ACCOMPANY LEGAL DESCRIPTION - PARCEL G

DRAWN BY: JRM	Field Bk.
CHECKED BY:	Wk. Ord: 104105
SCALE: AS SHOWN	Date Fie:
DATE: 12/15/05	Revision: 1
Rev. date: 5/6/06	
ATTACHMENTS:	
FILE LOC: EXHIBIT A - Parcel G - Rev 1.dwg	

Exhibit 1
Oakland Army Base

Legal Description - Parcel H

All that certain real property, in the City of Oakland, County of Alameda, State of California, described as follows:

All of Parcel 8 as described in that certain Quitclaim Deed for West Maritime Submerged Property recorded August 8, 2003 as Doc. No. 2003466374 in the Office of the Recorder of the said County of Alameda (hereinafter Referred to as Doc. 2003466374), being more particularly described as follows:

COMMENCING at City of Oakland monument No. 7SE13, said monument being a pin set in concrete, in a monument well marking the intersection of the centerlines of Maritime Street and 10th Street, as said streets are shown on that unrecorded map entitled "Oakland Army Terminal Boundary Map" prepared by Wilsey & Ham Engineers in 1958 for the U.S. Army Corps of Engineers, File No. 45-I-286 (hereinafter referred to as the Army Map), said monument is further described as being Port of Oakland Monument ID H006 as shown upon Record of Survey 990, filed for record in Book 18 of Records of Surveys, at Pages 50-60, Official Records of the said County of Alameda;

Thence South 38°00'05" West, 989.35 feet to the eastern most corner of Parcel Seven as described in that certain Quitclaim Deed, recorded on June 15, 1999 as Doc. No. 99222447 of Official Records, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as Doc. 99222447), being a point on the line of ordinary low tide in the bay of San Francisco as it existed on the 4th day of May, in the year 1852 (hereinafter referred to as the Agreed Low Tide Line of 1852) as described and agreed upon in City of Oakland Ordinance No. 3099, a certified copy of which was recorded on October 10, 1910 in Book 1837 of Deeds, Page 84, in the Office of the Recorder of the said County of Alameda (hereinafter referred to as 1837 Deeds 84), said point being marked by a pin set in concrete in a monument well, as shown on said Army Map;

Thence northeasterly along said agreed upon location of the "Low Tide Line of 1852" (1837 Deeds 84) North 41°00'50" East, 3829.19 feet to a point hereinafter referred to as Point "A";

Thence departing from the said agreed upon location of the "Low Tide Line of 1852" (1837 Deeds 84), North 48°48'07" West, 2296.50;

Thence South 81°26'43" West, 354.67 feet to the **POINT OF BEGINNING** of Parcel 8 as described in said Quitclaim Deed (Doc. 2003466374);

Thence South 62°12'05" West, 257.07 feet to an angle point on the existing face of wharf located at the portion of the Oakland Army Base formerly known as Pier 8;

Thence North 07°08'26" West, 42.27 feet;

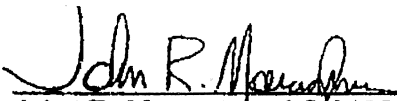
Thence North 08°24'05" West, 40.51 feet;

Thence North 80°58'50" East, 241.56 feet to the **POINT OF BEGINNING**, containing 9,977 square feet (0.229 acres), more or less, measured in ground distances, as depicted on the Plat to Accompany Legal Description, attached and hereby made a part of this Legal Description.

Bearings and distances called for herein are based upon the California Coordinate System, Zone III, North American Datum of 1983 (1983 values) as shown upon that certain map entitled Record of Survey 990, filed in B. 18 of Records of Surveys, Pages 50-60, Official Records of the said County of Alameda. To obtain ground level distances, multiply distances called for herein by 1.0000705.

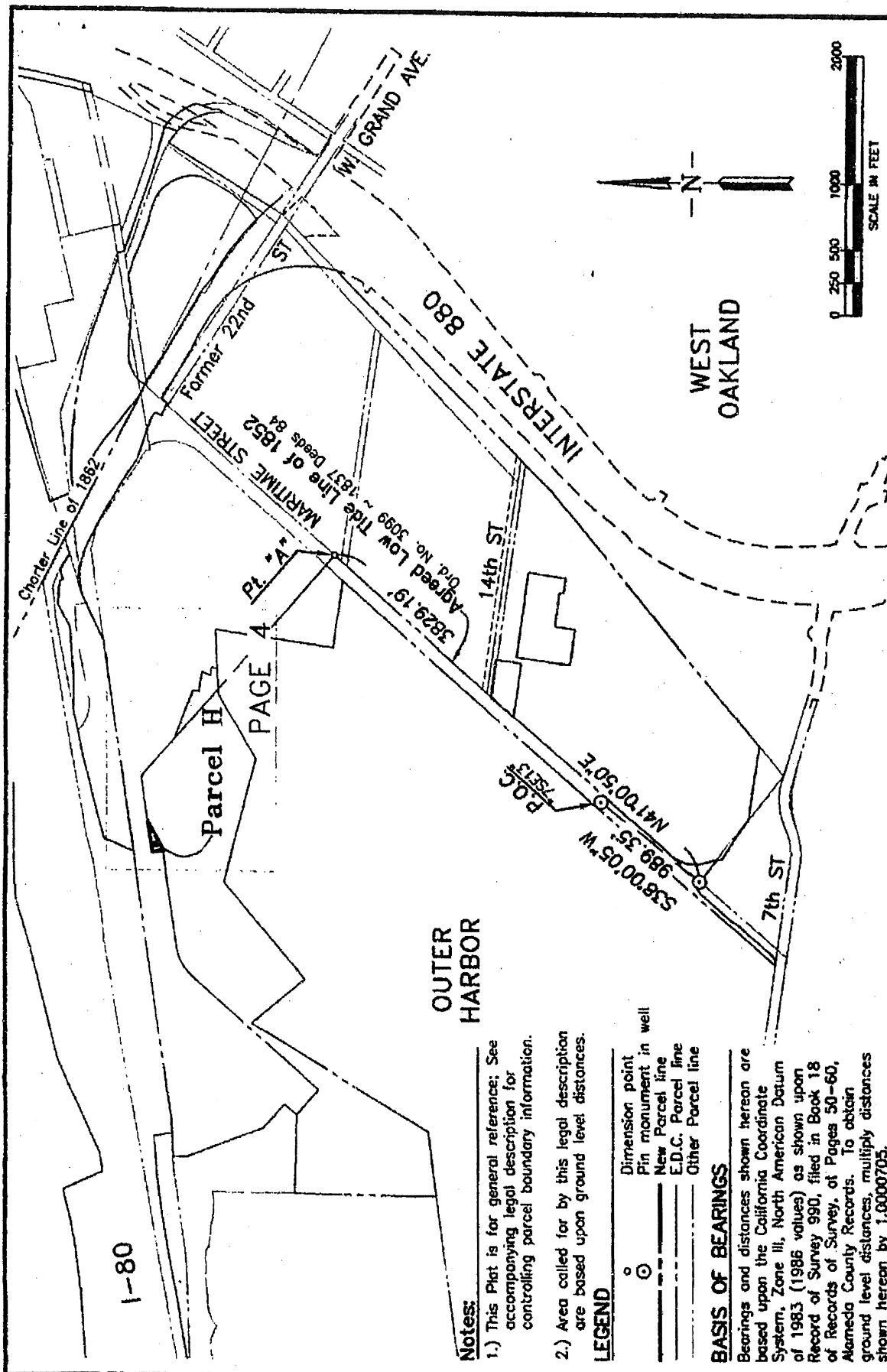
End of Description

This description and its accompanying plat were prepared by me, or under my direction, in May 2006.


John R. Monaghan, LS 6122
License Expires: 03/31/08

5/14/06
Date





OUTER HARBOR

Notes:

- 1.) This Plat is for general reference; See accompanying legal description for controlling parcel boundary information.
- 2.) Area called for by this legal description are based upon ground level distances.

LEGEND

- Dimension point
- Pin monument in well
- New Parcel line
- E.D.C. Parcel line
- Other Parcel line

BASIS OF BEARINGS

Bearings and distances shown hereon are based upon the California Coordinate System, Zone III, North American Datum of 1983 (1986 values) as shown upon Record of Survey 990, filed in Book 18 of Records of Survey, at Pages 50-60, Alameda County Records. To obtain ground level distances, multiply distances shown hereon by 1.0000705.

PORT OF OAKLAND

LAND SURVEYS AND MAPPING



530 Water Street
Oakland, California

EXHIBIT 1

OAKLAND ARMY BASE

PARCEL H, PAGE 3 OF 4

PLAT TO ACCOMPANY LEGAL DESCRIPTION - PARCEL H

DRAWN BY: JRM	Field Bk:
CHECKED BY:	Wk. Ord: 104105
SCALE: AS SHOWN	Date Filed:
DATE: 12/15/2005	Revision: 1
Rev. date: 5/6/06	
ATTACHMENTS:	
FILE LOC.: Exhibit A - Parcel H - Rev 1.dwg	

COURSE	BEARING	DISTANCE
L1	S82°12'05"W	257.07'
L2	N07°08'26"W	42.27'
L3	N08°24'05"W	40.51'
L4	N80°58'50"E	241.56'

OAKLAND BASE REUSE AUTHORITY
PARCEL 1
DOC. 2003466370

PORT OF OAKLAND
PARCEL 7
DOC. 2003466374

CITY OF OAKLAND
STAT. 1911, CH. 657

PORT OF OAKLAND
PARCEL 3
DOC. 2003466373

Parcel H
9,977 Sq. Ft.
(0.229 Ac.)
PORT OF OAKLAND
PARCEL 8
DOC. 2003466374

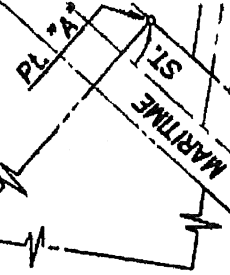
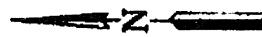
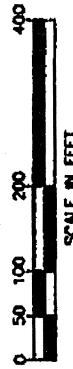
EXISTING FACE OF PILE SUPPORTED WHARF STRUCTURE

N48°48'07"W

2296.50'

Notes:

- 1.) This Plat is for general reference; See accompanying legal description for controlling parcel boundary information.
- 2.) Area called for by this legal description are based upon ground level distances.



PORT OF OAKLAND

LAND SURVEYS AND MAPPING

530 Water Street
Oakland, California



EXHIBIT 1

OAKLAND ARMY BASE
PARCEL H, PAGE 4 OF 4

PLAT TO ACCOMPANY LEGAL DESCRIPTION - PARCEL H

DRAWN BY: JRU	Field Bk:
CHECKED BY:	Wk. Ord: 104-105
SCALE: AS SHOWN	Date Filed:
DATE: 12/15/2005	Revisions: 1
ATTACHMENTS:	Rev. date: 5/6/06
FILE LOC: > Exhibit A - Parcel H.dwg	

**CERTIFICATE OF ACCEPTANCE
(PUBLIC TRUST PARCELS)**

This is to certify that the interest in real property conveyed by the State of California Patent dated JUNE 30, 2006, from the State of California, acting by and through the State Lands Commission, to the City of Oakland, a municipal corporation, acting by and through its Board of Port Commissioners ("Port"), as a trustee pursuant to Chapter 657, Statutes of 1911 and Chapter 664, Statutes of 2005, both as amended, is hereby accepted by the undersigned officer or agent on behalf of the Port. This acceptance is made pursuant to authority conferred by that act of the Legislature set forth as Chapter 664, Statutes of 2005, and further by the authority of Port of Oakland Ordinance No. 3897 dated February 21, 2006. The grantee accepts title to the conveyed interest in real property as land subject to the public trust for commerce, navigation, and fisheries and to Chapter 657, Statutes of 1911 and Chapter 664, Statutes of 2005, both as amended. The grantee consents to the recordation of the referenced State of California Patent by its duly authorized officer.

Dated: 7/26/06

City of Oakland, a municipal
corporation, acting by and through
its Board of the Port Commissioners

By: 

Executive Director

EXHIBIT E

1258

STATUTES OF CALIFORNIA.

CHAPTER 657.

An act granting certain tide lands and submerged lands of the State of California to the city of Oakland and regulating the management, use and control thereof.

[Approved May 1, 1911.]

The people of the State of California, represented in senate and assembly, do enact as follows:

Tide lands
granted to
Oakland.

SECTION 1. There is hereby granted to the city of Oakland, a municipal corporation of the State of California, and to its successors, all the right, title and interest of the State of California held by said state by virtue of its sovereignty in and to all tide lands and submerged lands whether filled or unfilled, which are included within that portion of the city of Oakland that lies westerly of the western line of Pine street, as Pine street exists between Atlantic street and Goss street and as shown upon that certain map entitled "Map of land on Oakland point (railroad ferry landing) city of Oakland, tract 406," filed May 24, 1864, in book of maps 5, page 33, records of Alameda county, and said western line of Pine street produced northerly and southerly, excepting, however, from said tide lands and submerged lands such of said lands as lie northerly of the northern boundary line of the city of Oakland, and the western extension thereof, as said northern boundary line was established by an act of the legislature of the State of California, entitled, "An act to amend an act entitled 'An act to incorporate the city of Oakland,' passed March twenty-fifth, 1854, and repealing certain other acts in relation to said city," approved April 24th, 1862, to be forever held by said city and by its successors in trust for the use and purposes and upon the expressed conditions following, to wit:

Purposes
for which
lands may
be used.

(a) That said lands shall be used by said city and its successors, only for the establishment, improvement and conduct of a harbor, and for the construction, maintenance and operation thereon of wharves, docks, piers, slips, quays and other utilities, structures and appliances necessary or convenient for the promotion and accommodation of commerce and navigation, and said city, or its successors shall not, at any time, grant, convey, give or alien said lands, or any part thereof, to any individual, firm or corporation for any purposes whatever; *provided*, that said city, or its successors, may grant franchises thereon for limited periods, for wharves and other public uses and purposes, and may lease said lands or any part thereof, for limited periods, for purposes consistent with the trusts upon which said lands are held by the State of California, and with the requirements of commerce or navigation at said harbor.

(b) That said harbor shall be improved by said city without expense to the state, and shall always remain a public harbor for all purposes of commerce and navigation, and the State of California shall have, at all times, the right to use, without charge, all wharves, docks, piers, slips, quays and other improvements constructed on said lands, or any part thereof, for any vessel or other water craft, or railroad, owned or operated by the State of California.

(c) That in the management, conduct or operation of said harbor, or of any of the utilities, structures or appliances mentioned in paragraph (a), no discrimination in rates, tolls, or charges or in facilities for any use or service in connection therewith shall ever be made, authorized or permitted by said city or its successors.

(d) There is hereby reserved, however, in the people of the State of California the absolute right to fish in the waters of said harbor, with the right of convenient access to said waters over said land for said purpose.

SEC. 2. This act shall take effect immediately.

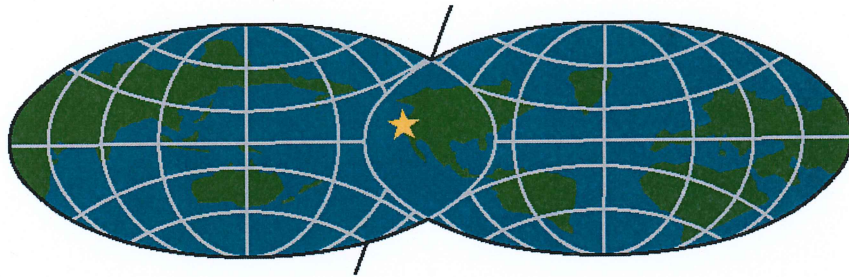
Harbor improved without expense to state.

No discrimination in rates.

Right to fish reserved to people.

EXHIBIT F

PORT OF OAKLAND



CAD STANDARDS

From the
AutoCAD Standards Committee

Committee Members:

Annie Chu
Tony Chu
Steve Clough
Edie Diegoli, Coordinator
Kevin Kempf
Gary Rutland, Project Manager

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1 - Introduction

The purpose of this manual is to provide standards for ACAD related data, which will be used by Port of Oakland employees and consultants. Uniform standards promote efficiency, but they need to be broad enough to allow flexibility. Standards also need to be simple so that users will not be hindered by them. Acknowledging that a standard cannot be set to cover every situation, the AutoCAD Standards Committee attempted to give the user the flexibility to be creative within the basic framework. Our goal is to make life a little easier for the Port ACAD user, by setting standards that are flexible and easy to use.

This standard manual will replace the Library of Parts for the Port of Oakland ATLAS manual. When working with drawings which used the old standard, the ATLAS manual must be used.

The standard format for Port of Oakland drawings is in AutoCAD Release 14. Consultants will deliver their drawings in that format.

This manual was reviewed by:

Hoon Lee	(510)627-1273
Carl Nagata	(510)627-1595
Forrest Reed	(510)627-1472
Frank Tse	(510)627-1543

Committee members may be contacted at the following numbers:

Annie Chu	(510)627-1194
Tony Chu	(510)627-1239
Steve Clough	(510)627-1480
Edie Diegoli	(510)627-1610
Kevin Kempf	(510)627-1269
Gary Rutland	(510)627-1468

2 - Revisions

Specific changes from one printing to the next will be listed here.

3 - Change

It is understood that this is a “living” document and changes will be necessary from time to time. To provide an orderly procedure for changing anything in the manual, the user should fill out the “Request for Change” form (see next page) and submit it to a member of the AutoCAD Standards Committee. The form is a Word template and is in the ACAD_standards\change directory.

Change Form
Port of Oakland
Acad Standards Library

☐ Correction ☐ Addition
☐ Other _____ (explain)

Requestor:
Phone number:
Manual page number:
Description of Request:

☐ Attachment: _____

Please submit to a member of the AutoCAD Standards Committee:
Annie Chu or Steve Clough from Land Records
Tony Chu or Kevin Kempf from Engineering Design
Edie Diegoli from Surveys and Mapping

4 - Abbreviations

Existing Port of Oakland abbreviations are contained in the drawing "**abbrev.dwg**" located in the ACAD_standards\abbreviation directory. This drawing can be inserted into a current worksession and edited for that particular map or set of plans. This listing also contains some abbreviations which will be used by the survey crews when collecting field data. Periods can be added or deleted by the user for clarity.

(This page was intentionally left blank.)

PORT OF OAKLAND STANDARD ABBREVIATIONS

Abbrev.	Description	Abbrev.	Description	Abbrev.	Description	Abbrev.	Description
ACP	ASBESTOS CEMENT PIPE	CIPP	CAST-IN-PLACE PIPE	ELEV.	ELEVATOR	GW	GROUND WATER
AB	AGGREGATE BASE	CLR.	CLEAR OR CLEARANCE	ENGR.	ENGINEER		
AC	ASPHALT CONCRETE OR ACRES	CJ	CONSTRUCTION JOINT	EQ.	EQUAL	HORZ.	HORIZONTAL
ADD	ADDITIONAL, ADDITION	C ₁ or CL	CENTERLINE	EP	EDGE OF PAVEMENT	HCR	HANDICAP RAMP
ADJ	ADJACENT	CMP	CORRUGATED METAL PIPE	ESMT	EASEMENT	HH	HAND HOLE
ALT	ALTERNATE	CO	CLEAN OUT	ETW	EDGE OF TRAVELED WAY	HP	HIGH POINT
ASB	AGGREGATE SUBBASE	COE	ARMY CORPS OF ENGINEERS	EVC	END VERTICAL CURVE	HS	HIGH STRENGTH
ASPH	ASPHALT	CONC.	CONCRETE	E.W.	EACH WAY	HT	HEIGHT
ASTM	AMERICAN SOCIETY FOR TESTING AND MATERIALS	CONST.	CONSTRUCTION	EXP.	EXPANSION	HWY	HIGHWAY
		CONT.	CONTINUED, CONTINUOUS	EX.	EXISTING		
AVE	AVENUE	CONTR.	CONTRACTION	EXT.	EXTERIOR	I.D.	INSIDE DIAMETER
AVG	AVERAGE	CORR.	CORRUGATED			ID.	IDENTIFICATION
AZ	AZIMUTH	CR	CRANE RAIL	F	FENCE	IN (")	INCHES
		CT.	COURT	FAA	FEDERAL AVIATION ADMINISTRATION		
BARTD	BAY AREA RAPID TRANSIT DISTRICT	CTR	CENTER	FDN	FOUNDATIONS	INT.	INTERSECTION
BC	BEGINNING OF CURVE	CULV	CULVERT	FF	FINISHED FLOOR	INV.	INVERT
BCDC	BAY CONSERVATION and DEVELOPMENT COMMISSION	X-SECT	CROSS SECTION	FH	FIRE HYDRANT	IP	IRON PIPE
				FIN	FINISH	IV	IRRIGATION VALVE
BL	BASE LINE	D	DIRT	FL	FLOW LINE	JB	JUNCTION BOX
BLVD	BOULEVARD	DEG. (°)	DEGREE	FLR.	FLOOR	JCT	JUNCTION
BLDG	BUILDING	DET.	DETAIL	FM	FLIGHT MARKER	JP	JOINT POWER POLE
BNDY	BOUNDARY	DI	DRAINAGE INLET	FND	FOUND	JT	JOINT
BM	BENCH MARK	DIA.	DIAMETER	FT. (')	FOOT OR FEET		
BRG	BEARING	DIM.	DIMENSION	FTG	FOOTING	K	KIP OR 1000 POUNDS
BRG	BEARING	DIP	DUCTILE IRON PIPE				
BRM	BERM	DR	DOOR OR DRIVE	GA	GAGE	LH	LAMP HOLE
BVC	BEGINNING OF VERTICAL CURVE	DW	DRIVEWAY	GALV	GALVANIZED	LIP	LIP OF GUTTER
BW	BACK OF WALK	DWG.	DRAWING	GM	GAS METER	LP	LOW POINT
		DWL.	DOWEL	GV	GAS VALVE	LPP	LIGHT POLE OR ELECTROLIER
				GATE	GATE POST	LT	LEFT
CALC	CALCULATED, CALCULATIONS	E	EAST, EASTING	GENL	GENERAL		
CALTRANS	CALIFORNIA DEPARTMENT OF TRANSPORTATION	EA.	EACH	GRT	GRATE	MATL	MATERIAL
CB	CATCH BASIN	EB	ELECTRICAL BOX	GB	GRADE BREAK	MAX	MAXIMUM
CBR	CALIFORNIA BEARING RATIO	EBMUD	EAST BAY MUNICIPAL UTILITY DISTRICT	GRV	GRAVEL	MDL	MIDWAY OR MIDDLE
CCS	CALIFORNIA COORDINATE SYSTEM			GND	GROUND	MEAS.	MEASURE
CHX	CHISELED CROSS	EC	END CURVE	GR	GROUND ROD	MECH	MECHANICAL
CHD	CHORD	EL	ELEVATION (HT)	GP	GUARD POST	MED.	MEDIAN
CI	CURB INLET	ELEC.	ELECTRICAL	GUT	GUTTER	MFR.	MANUFACTURER
CIP	CAST IRON PIPE			GUY	GUY WIRE	MH	MANHOLE

PORT OF OAKLAND STANDARD ABBREVIATIONS

Abbrev.	Description	Abbrev.	Description	Abbrev.	Description	Abbrev.	Description
MIN.	MINIMUM OR MINUTE	POF	POINT OF FROG	SIG	SIGNAL	VCP	VITRIFIED CLAY PIPE
MISC.	MISCELLANEOUS	POS	POSITIVE	SIM.	SIMILAR	VERT.	VERTICAL
MK	MARKED	POT	POINT ON TANGENT	SP	SIGNPOST		
M.L.	MATCH LINE	PP	POWER POLE	SPECS.	SPECIFICATIONS	W	WEST, WIDE OR WIDTH
MLLW	MEAN LOWER LOW WATER	PRL	PARALLEL	SQ	SQUARE	WB	WATER BOX
MOD	MODIFY	PROP.	PROPOSED	SS	SANITARY SEWER	WM	WATER METER
MON	MONUMENT	PRC	POINT OF REVERSE CURVE	SSD	SUBSURFACE DRAIN	WP	WORK POINT
MSL	MEAN SEA LEVEL	PT	POINT OF TANGENCY	STA.	STATION	WV	WATER VALVE
MW	MONITORING WELL	PVC	POLYVINYL CHLORIDE	STD	STANDARD	WW	WING WALL
		PVI	POINT OF VERTICAL INTERSECTION	STL	STEEL		
N	NORTH, NORTHING	PVMT	PAVEMENT	STRUCT.	STRUCTURAL	XFMR	TRANSFORMER
NAD83	NORTH AMERICAN DATUM of 1983			SW	STORM WATER	X-SECT	CROSS SECTION
NEG	NEGATIVE	QTY	QUANTITY	SYMM.	SYMMETRICAL		
N.I.C	NOT IN CONTRACT					Ø	DIAMETER
NGVD29	NATIONAL GEODETIC VERTICAL DATUM of 1929	R	RADIUS	TAN	TANGENT	⊥	SQUARE
		RBR	REBAR	TB	TELEPHONE BOX	△	ANGLE/Delta
NO.	NUMBER	RCD	RECORD	T&B	TOP AND BOTTOM	#	POUND, NUMBER
NS	NAIL AND SHINER	RCP	REINFORCED CONCRETE PIPE	TBM	TEMPORARY BENCH MARK	⊕	CENTER LINE
N.T.S.	NOT TO SCALE	RD	ROAD	TC	TOP (FACE) OF CURB	@	AT
		RDWY	ROADWAY	TP	TURNING POINT	±	PLUS OR MINUS (APPROXIMATE)
O.C.	ON CENTER	REINF.	REINFORCED OR REINFORCING	TPP	TELEPHONE POLE	'	FEET (OR MINUTES)
O.D.	OUTSIDE DIAMETER	REF	REFERENCE	TEMP.	TEMPORARY OR TEMPERATURE	"	INCHES (OR SECONDS)
OPNG	OPENING	REQD.	REQUIRED	TH	TEST HOLE	&	AND
ORD.	ORDINANCE	RET.	RETAINING	THK.	THICK OR THICKNESS		
ORIG.	ORIGINAL	REV.	REVISION	THD.	THREAD OR THREADED		
		RM	REFERENCE MARK	TOC	TOP OF CONCRETE		
PB	PULL BOX	RP	RADIUS POINT	TOE	TOE OF SLOPE		
PC	POINT OF CURVATURE	RR	RAILROAD	TOP	TOP OF PAVEMENT		
PCC	PORTLAND CEMENT CONCRETE,	RR1	RAIL #1	TOPO	TOPOGRAPHY		
	POINT OF COMPOUND CURVE	RT	RIGHT	TRANSV.	TRANSVERSE		
PERP.	PERPENDICULAR	RW	RIGHT OF WAY	TOR	TOP OF RAIL		
PG&E	PACIFIC GAS & ELECTRIC			TOS	TOP OF SLOPE		
PI	POINT OF INTERSECTION	S	SOUTH	TW	TOP OF WALL		
PIV	POST INDICATOR VALVE	SCHED.	SCHEDULE	TYP.	TYPICAL		
PK	PK NAILS SURVEY	SD	STORM DRAIN				
PL	PROPERTY LINE	SDW	SIDEWALK	UB	UTILITY BOX		
PLT	PLATE	SECT.	SECTION	U.O.N.	UNLESS OTHERWISE NOTED		
POB	POINT OF BEGINNING	SF	SQUARE FOOT				
POC	POINT OF CURVE	SHT.	SHEET	VC	VERTICAL CURVE		

01/24/11

5 - Fonts

The AutoCAD Standards Committee will not standardize specific fonts for specific drawing elements. This will be left up to the discretion of the user or section. The fonts available for Port employees will be limited to those stored in the ACAD_standards\fonts directory. The only standard set is that the minimum plotted height at full scale for a font will be 0.10", and when an ACAD *style* is created that is named the same as the font, it will be set to a zero height, 1 width, and no obliquing angle. For example, a font *style* named "simplex" will use the simplex font with a zero height, 1 width, and no obliquing angle. Consultants will use the fonts provided by the Port for drawing elements and any special fonts used in logos or titleblocks will be supplied to the Port.

6 - Linetypes

Special linetypes have been created for specific drawing elements. There will be 4 different files to load lines from depending on what is needed:

Acad.lin

Utility.lin

Port.lin

Autility.lin (for abandoned utilities)

Examples of the linetypes in each file are attached. There are multiple sizes of each linetype to accommodate different drawing scales. The files are located in the ACAD_standards/linetypes directory.

[illegible]

[illegible]

[illegible]

7 - Layers

The layering scheme for drawing entities will consist of four codes separated by underscores. There will be a prefix which will reference the source of the data, a category and sub-category which define the individual entity, and a suffix which separates points, line work, symbols, attributes, hatching and text. For example, the symbol for an existing runway sign located by the surveyors would be on the Survey-Airport-Sign-Symbol layer and would be coded as "2_AP_SI_S". All other drawing details, such as titleblocks, north arrow, legend, etc. will be on layers, which use only two codes. For example, the titleblock from design will go on the Titleblock layer and would be coded as "1_TB". The following four pages show the basic framework for the system. This is NOT a comprehensive listing so every possibility has not been covered. It will be up to the user to create new layers as necessary, which fit into this basic framework.

Prefix (source)	Code	Categories	Code	Sub-categories	Code	Suffix	Code
Design	1	Airport	AP			Points	P
Survey	2			Flight Patterns	FP	Line work	L
Photogrammetry	3			Lead in lines	LIL	Symbols	S
Land Records	(none)			Miscellaneous	MISC	Attributes	A
				Other striping	OT	Hatching	H
				Runway&Taxiway alignment	AL	Text	T
				RW & TW striping	ST		
				Signs (RW and TW)	SI		
				Lighting (RW and TW)	LTG		
		Airport Security	APS				
				ID systems	ID		
		Building	BLDG				
				Awnings	AW		
				Communication	COM		
				Emergency	EM		
				Footprint over 700 sq ft	FPO		
				Footprint under 700 sq ft	FPU		
				Heating and AC	HVAC		
				Lighting	LTG		
				Misc Structures	M		
				Roof Line	RL		
				Demolished	DEM		
		Control	CN				
				Horizontal Control	HZ		
				Property Monuments	PM		
				Street Monuments	SM		
				Vertical Control	V		
		Cranes	CR				
				Miscellaneous	MISC		
				Rails	RAIL		
		Documents	DOC				
				Deeds	DEED		
				Leases	LEAS		
				Ordinances	ORD		
				Resolutions	RES		
		Environmental	ENV				
				Painted stencil	PS		
				Thermo plastic	TP		

						Noise Easement	NE		
						Peralta Grant Line	PGL		
						Plan Lines	PLAN		
						Port Area Line	PORT		
						Property Lines	PL		
						Right of Way	ROW		
						Utility Easement	UE		
						Railroads	RR		
							Rails	RAIL	
							Switches	SWT	
						Roads, paved	RD		
							Asphalt Concrete (spot elev's)	AC	
							Berm	BR	
							Centerline	CL	
							Concrete (spot elev's)	CONC	
							Edge of Pavement	EP	
							Flow Line	FL	
							Guard Rail	GR	
							Gutter Lip	LIP	
							Sidewalk	SW	
							Striping	ST	
							Top of Curb	TC	
						Roads, unpaved	RDU		
							Centerline	CL	
							Flow Line	FL	
							Edge of travelled way	ETW	
						Roads, painted	RDP		
							Centerline	CL	
							Edge of travelled way	ETW	
							Striping	ST	
						Sounding	SD		
							(Date)		
						Tanks	TA		
							Above Ground	AG	
							Under Ground	UG	
						Tenant	TEN		
								L1	
								L10	
						Topography	TOPO		





8 - Blocks

The standard blocks have been created so they insert at where the user wants them and at a scale that is manageable for any drawing. The user may need to scale the blocks up or down, but the initial insertion size will be visible in the Acad workspace. The blocks have been created on layer 0 and the color is *bylayer*. All blocks have attributes which will not show upon insertion and the user can populate them or not. The attributes have been created on specific layers which does not contain the layer prefix so the user will have to edit those layers to reflect the layering standard. The blocks are stored in the ACAD_standards\blocks directory and the following pages show the current blocks.

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Airport lighting	Ap_ltg_s	TEB		Light - taxiway edge, blue
		TCUG		Light - taxiway centerline, unidirectional, green
		REBYC		Light - Runway edge, bidirectional, yellow/clear
		REBCC		Light - runway edge, bidirectional, clear/clear (Aligned with runway)
		RESYC		Light - Runway edge, in pavement, bidirectional, yellow/clear
		RESCC		Light - Runway edge, in pavement, bidirectional, clear/clear
		RCBRC		Light - Runway centerline, bidirectional, red/clear
		RCBCC		Light - Runway centerline, bidirectional, clear/clear
		RTBRG		Light - Runway threshold, bidirectional, red/green
		RTZUC		Light - runway touchdown zone, unidirectional, clear
		TB12		Transformer base - remote, 12" diameter
		TB16		Transformer base - remote, 16' diameter
		OL		Light - obstruction
		CAN		Electrical light can (no light)


GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
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
Airport, miscellaneous	Ap_misc_s	GR	Q	Ground Rod
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GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Airport signs	Ap_si_s	RTG		Lighted sign - runway/taxiway guidance
		RDR		Lighted sign - runway distance remaining
		WCL		Windcone, lighted
		WCU		Windcone, unlighted


GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
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Airport, striping	Ap_st_s	M-21		Runway Holding Position Marking
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		M-22		Runway Marking
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
		M-23		Runway Marking
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		M-24		Runway Marking
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
		M-25		Runway Marking
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		M-26		Runway Marking
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







		M-27		Runway Marking
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		M-28		Runway Marking
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		M-29		Runway Marking
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		M-30		Runway Marking
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






GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Airport, striping	Ap_st_s	M-18	29	Runway marking
		M-19		Threshold Chevrons marking
		M-20		Taxiway Closing Marking

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Building	Bldg_em_s	FHS		Fire hose station and fire extinguisher
		FA		Fire alarm pullbox
		FE		Fire extinguisher
		FAK		First aid kit
		EL		Emergency light
		EXL		Exit light
		EXIT		Emergency exit
		SD		Smoke detector
		HD		Heat detector
		EXA		Exit arrow
	bldg_hvac_s	SUPPLY		Existing supply register
		RETURN		Existing return air register
	Bldg_ltg_s	LF		Florescent light fixture
	Bldg_com_s	CLOCK		Clock
		SPEAKER		Speaker

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Control, Survey	Cn_hz_s	HZPC		Primary control
		HZSC		Secondary control
		HZPJ/C		Project control
		HZWP		Work point
	Cn_v_s	VBM		Bench mark
		VTBM		Temporary bench mark
		VTP		Turning point
		VSS		Side shot
	Cn_sm_s	SMFM		Found street monument in cast iron monument well
		SMSM		Set street monument in cast iron monument well
	Cn_pm_s	PMCM		Found concrete monument
		PMGM		Found granite monument
		PMIFM		Found monument in cast iron monument well
		PMSM		Set monument in cast iron monument well
		PMFIP		Found monument (iron pipe, brass disk, etc.)
		PMSIP		Set monument (iron pipe, brass disk, etc.)
		PMCC		Found/set cut cross











GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Environmental Safety	Ev_gw_s	TGMW		Temporary groundwater monitoring well (Destroyed)
		GMW		Groundwater monitoring well
	Ev_sb_s	SB		Soil boring (assume no GW samples)
	Ev_sg_s	SG		Soil gas








GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Landscaping	Ls_tr_s	PT1		Palm tree
		PT2		Palm tree
		CON1		Coniferous tree
		CON2		Coniferous tree
		CON3		Coniferous tree
		DEC1		Deciduous tree
		DEC2		Deciduous tree





GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Marine	Mar_pi_s	CPI		Concrete pile
		TPI		Timber pile
		BCPI		Batter concrete pile
		BTPI		Batter timber pile
		DMPI		Damaged pile (gray overlay pile block)
		RPPI		Repaired pile (gray overlay pile block)
	Mar_misc_s	RPPI		Marine bollard
	Mar_misc_s	RPPI		Marine cleat

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
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








Miscellaneous symbols	FEN_BOL_S	BOLL	○	Bollard
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GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Roads - striping	Rd_st_s	M-01		"KEEP" pavement marking
		M-02		"CLEAR" pavement marking
		M-03		"EXIT" pavement marking
		M-04		"STOP" pavement marking
		M-05		"ONLY" pavement marking
		M-06		Handicap Parking pavement marking
		M-07		"AHEAD" pavement marking
		M-08		"FIRE" pavement marking
		M-09		"LANE" pavement marking
		M-10		"Men" restroom sign (TT07071)















GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Roads - striping	Rd_st_s	M-11		"Women" restroom sign (TT07088)
		M-12		Type I (10') Arrow pavement marking
		M-13		Type I (18') Arrow pavement marking
		M-14		Type IV Arrow pavement marking
		M-15		Type VII Arrow pavement marking
		M-16		Railroad Crossing pavement marking
		M-17		Type VI Arrow pavement marking









GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Tanks	Ta_ug_s	UG		Underground storage tank
	Ta_re_s	RE		Removed underground storage tank
	Ta_con_s	CONA		Contaminated Area
	Ta_ag_s	AG		Above ground tank










GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utilities, miscellaneous	U_misc_s	MISCSQ	?	Unknown utility
		MISCCIR	?	Unknown utility
		JPP	⊗	Joint Power Pole






GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Communications	U_com_s	COMTPB		Telephone pull box
		COMFA		Fire alarm
		COMTMH		Telephone manhole
		COMCPB		Computer/signal pullbox
		COMFAPB		Fire alarm pull box
		COMFAAS		Fire alarm annunciator station
		COMTPUB		Public telephone - outdoor
		COMTPRI		Private telephone/intercom - outdoor
		COMMH		Communication/control manhole
		COMTPAY		Indoor pay phone
		COMV		Communication vault









GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Electrical, high voltage	U_ehv_s	EHVPP		Power pole, high voltage
		EHVGPP		Guy wired pole, high voltage
		EHVPB		Pull box, high voltage
		EHVB		Electrical box, high voltage
		EHVV		Vault, high voltage
		EHVMH		Manhole, high voltage
		EHV		Other high voltage structure








GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility-Electrical	U_ele_s	ELEPB		Pull box
		ELEB		Electrical box
		ELEV		Vault
		ELEMH		Manhole
		ELEM		Meter
		ELEPP		Power pole
		ELEGPP		Guy wired pole
		ELEXFMR		Transformer
		ELESS		Substation/switchgear
		ELEOSS		Oil sectionalizing switch
		ELE		Other low voltage structure
		ELESER		Electrical service
		ELEAN		Anode
		ELEPAN		Electrical panel











GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Fire	U_fire_s	FIREFH		Fire hydrant, above grade
		FIREFPC		Fire pumper connection
		FIREGV		Gate valve, fire water
		FIRERBPB		Reduced pressure backflow preventer, fire water
		FIREDCVA		Double check valve assembly, fire water
		FIREFFH		Flush fire hydrant
		FIRESNC		Standpipe nose connection
		FIRE		Other fire structure





GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Fuel	U_fuel_s	FUELFP		Fuel pit, hydrant jet fuel
		FUELIVP		Isolation valve pit, hydrant jet fuel
		FUELVP		Vent pit, high point, hydrant jet fuel
		FUELDP		Drain pit, low point, hydrant jet fuel
		FUELCV		Check valve
		FUELEMS		Emergency shut off station
		FUELGV		Gate valve
		FUELGLV		Globe valve
		FUEL		Other fuel structure












GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Gas	U_gas_s	GASCV		Gas cock valve
		GASM		Gas meter
		GASV		Gas valve
		GAS		Other gas structure
		GASSER		Gas service

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility, Lighting	U_Ltg_s	LUM		Luminaire
		ESD		Electrolier - single davit, < 41'
		EDD		Electrolier - double davit, < 41'
		E100		Electrolier - 80' to 100', down lights
		E80		Electrolier - 60' to 80' flood lights
		E59		Electrolier - 40' to 59' flood lights
		E80P		Electrolier - 60' to 80' flood lights (perimeter)
		E59P		Electrolier - 40' to 59' flood lights (perimeter)



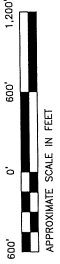
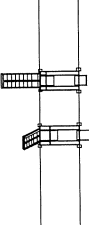

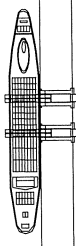




GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Sanitary sewer	U_ss_s	SSMH		Sanitary sewer man hole
		SSCO		Sanitary sewer clean out
		SSSS		Ship's sewer
		SSV		Sanitary sewer valve
		SSWW		Ship's waste water connection
		SEWER		Other sanitary sewer structure
		SSRI		Rod inlet

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Storm drain	U_sd_s	SDMH		Storm drain manhole
		SDCBC		Catch basin, circular
		SDCBR		Catch basin, rectangular
		SDCI		Curb inlet
		SDOUT		Outfall
		SDDD		Deck drain
		SDTD		Trench drain
		SDDI		Drainage inlet
		SDCO		Clean out
		STORM		Other storm drain structure

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Traffic	U_tr_s	SIG		Traffic Signal
		TB		Traffic Signal Box
		TRAFFIC		Other traffic structure
		SIGN		Traffic/street sign

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Utility - Water	U_wat_s	WATGV		Gate valve
		WATM		Water meter
		WATCV		Check valve
		WATGLV		Globe valve
		WATRPBP		Reduced pressure backflow preventer
		WATSW		Ship's water supply
		WATDCVA		Double check valve assembly
		WATBO		Blow off and pumping tee/riser
		WATCW		Capped waterline
		WATER		Other water structure
		WATPIV		Post indicator valve

Engineering Design General Blocks

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Design, general	Tx	ENAAACUT	A 	Section cut "A-A"
	Tx	ENAB		"As Built" stamp
	Tx	ENBAR		Graphic bar scale
	Tx	ENCDDATA	$\Delta=0^{\circ}00'00''$ $R=0.00'$ $T=0.00'$ $L=0.00'$	Curve data
	Cr_misc_s	ENCRANE		Cranes (plan view)
	Tx	ENCTABLE		Curve data table
	Mar_misc_s	ENSHIP		Eng. Design AA size Title Block
	Tb	ACAD/TB.dwt		Eng. Design AA size Title Block Template
	TB	ATEXT		Eng. Des. AA size Project Text
	Tb	A-cvrsht		Eng. Des. Cover Sheet
	Tb	Profile		Plan & Profile Grid




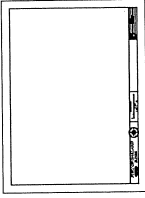
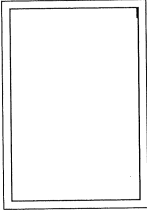
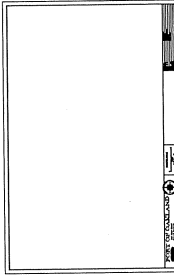
Engineering Design General Blocks

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Design, general	Tx	ENDET		Detail reference symbol
	Tx	ENDETAIL	 XXXX XXXX DETAIL SCALE: 1"=X	Detail title
	Tx	ENDEITL		Detail reference symbol (lighter)
	Tx	ENDWG		Sample Drawing block
	1_pav_ac_s	ENELEV		Proposed spot elevation
	Tx	ENFWELD		Field weld
	Tx	ENFWY101		101 Freeway shield
	Tx	ENFWY24		24 Freeway shield
	Tx	ENFWY880		880 Freeway shield
	Tx	ENLTABLE		Line data table

Engineering Design General Blocks

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Design, general	Tx	ENMATCH	MATCH LINE STA. 90+00 SEE SHEET X	Sheet Match Line block
	Tx	ENNORTH		North arrow
	Tx	ENN-REF		Reference North arrow
	Tx	ENPROJ		Project Location block
Topo_rip_s		ENRIPRAP		Riprap symbol
	Tx	ENRTABLE		Data table
	Tx	ENSECCUT		Section reference symbol
	Tx	ENSECT		Section title
	Tx	ENSECTN		Section reference symbol (light)

Survey and Mapping Section General Blocks

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
Survey, general	Tb	85x11		8.5"x11" titleblock
		85x11P		8.5"x11" Portrait titleblock
		11x17		11"x17" titleblock
		18x24		18"x24" titleblock
		ROS		Record of Survey titleblock
		22x34		22"x34" titleblock

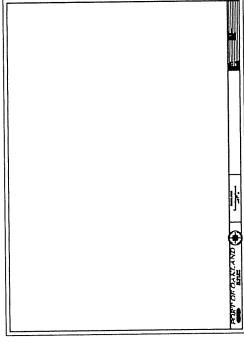
Survey and Mapping Section General Blocks

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
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Survey, general

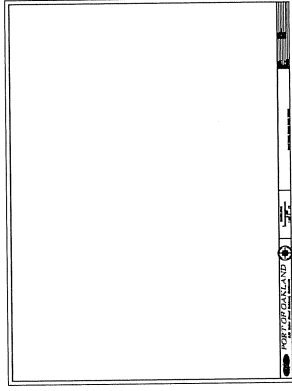
Tb

30x42



30"x42" titleblock

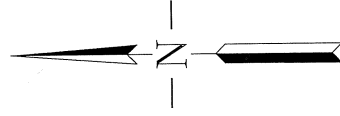
36x48



36"x48" titleblock

Tx

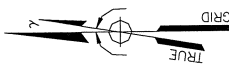
NORTH




North Arrow

Survey and Mapping Section General Blocks

GROUP	LAYER	NAME	SYMBOL	DESCRIPTION
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Survey, general	Tx	LAMBDA	 <p>North Arrow with mapping angle</p>
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$\gamma = 00\ 00\ 00.000$
(γ TAKEN AT MONUMENT A000)

GSCALE	 <p>GRAPHIC SCALE</p> <p>IN FEET</p> <p>1 INCH = FT.</p>	Graphic scale
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Survey, general	Tx	LOGO		Survey Section Logo
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	Tx	LSBLOCK		Land Surveyor Signature Block
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	Tx	STATEMENT		Surveyor's statement for Survey Control Plans
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9 - Pen Palette

The pen palette is organized in a way that makes it easy to remember pen setting without having to look them up. Pens 1-7 are black and are in ascending order of width. The next 14 pens are dark and light gray with the same ascending widths as the standard colors. The color portion of the chart uses colors that most closely resemble the standard colors. No width is designated for these colors.

Palette

ACAD Color	Color No.	Pen No.	Width	Plotted Color
Red	1	7	.007	Black
Yellow	2	7	.010	Black
Green	3	7	.012	Black
Cyan	4	7	.015	Black
Blue	5	7	.020	Black
Magenta	6	7	.025	Black
White	7	7	.030	Black
Dark Red	15	251	.007	Dark Gray
Olive Drab	55	251	.010	Dark Gray
Forrest	95	251	.012	Dark Gray
Cadet Blue	135	251	.015	Dark Gray
Indigo	175	251	.020	Dark Gray
Plum	215	251	.025	Dark Gray
Dark Gray	251	251	.030	Dark Gray
Salmon	13	253	.007	Light Gray
Dark Khaki	53	253	.010	Light Gray
Light Green	93	253	.012	Light Gray
Turquoise	133	253	.015	Light Gray
Slate	173	253	.020	Light Gray
Orchid	213	253	.025	Light Gray
Light Gray	253	253	.030	Light Gray

Color Palette

Color Number	Pen Number	Color Number	Pen Number
20	20	21	21
30	30	31	31
40	40	41	41
50	50	51	51
60	60	61	61
70	70	71	71
80	80	81	81
90	90	91	91
100	100	101	101
110	110	111	111
120	120	121	121
130	130	131	131
140	140	141	141
150	150	151	151
160	160	161	161
170	170	171	171
180	180	181	181
190	190	191	191
200	200	201	201
210	210	211	211
220	220	221	221
230	230	231	231
240	240	241	241

Color pen widths will be determined by the user.