



ITEM NO. 14

OPERATIONS & MAINTENANCE COMMITTEE AGENDA

Tuesday, July 14, 2026 at 12:00 PM

**East Bay Dischargers Authority
2651 Grant Avenue, San Lorenzo, CA and 2910 Hilltop Drive, Richmond, CA**

**Video Conference link: <https://us02web.zoom.us/j/82434371978>
Call-in: 1(669) 900-6833 and enter Webinar ID number: 824 3437 1978**

Committee Members: Andrews (Chair); Kludjian

OM1. Call to Order

OM2. Roll Call

OM3. Public Forum

OM4. EBDA Permit Compliance

(The Committee will be updated on EBDA's NPDES compliance.)

OM5. Status Report

(The Committee will be updated on EBDA's O&M activities.)

OM6. Authorize the General Manager to Execute a Work Order-Based Agreement with D.W. Nicholson Corporation in the Amount of \$300,000, including Task Order Number 1 for As-Needed Services in an Amount Not to Exceed \$25,000, Task Order Number 2 for OLEPS Hydropneumatic Tank Replacement in the Amount of \$94,360, Task Order Number 3 for Force Main Concrete Vault Lid Replacement in the Amount of \$30,620, and Task Order Number 4 for OLEPS Diesel Fuel Line Replacement in the Amount of \$27,903

(The Commission will consider the item.)

OM7. Authorize the General Manager to Execute a Work Order-Based Agreement with GSE, Inc. in the Amount of \$300,000, including Task Order Number 1 for As-Needed Services in an Amount Not to Exceed \$25,000, Task Order Number 2 for OLEPS Building Sump Upgrade in the Amount of \$58,250, Task Order Number 3 for Force Main Replacement Manway Hatch Covers in the Amount of \$39,400, and Task Order Number 4 for OLEPS Conex Storage Container Site Prep in the Amount of \$25,000

(The Committee will consider the item.)

OM8. Authorize the General Manager to Execute an On-Call Professional Services Agreement with Pacific Wastewater Optimization for Engineering and Construction Management Services in the Amount of \$100,000

(The Committee will consider the item.)

OM9. Resolution Approving the Summary Vacation of Public Service Easements on Union Sanitary District Property (Alameda County Recorder Reel 5322, Image 534)

(The Committee will consider the item.)

OM10.Adjournment

Any member of the public may address the Commission at the commencement of the meeting on any matter within the jurisdiction of the Commission. This should not relate to any item on the agenda. It is the policy of the Authority that each person addressing the Commission limit their presentation to three minutes. Non-English speakers using a translator will have a time limit of six minutes. Any member of the public desiring to provide comments to the Commission on an agenda item should do so at the time the item is considered. It is the policy of the Authority that oral comments be limited to three minutes per individual or ten minutes for an organization. Speaker's cards will be available in the Boardroom and are to be completed prior to speaking.

In compliance with the Americans with Disabilities Act of 1990, if you need special assistance to participate in an Authority meeting, or you need a copy of the agenda, or the agenda packet, in an appropriate alternative format, contact Juanita Villasenor at juanita@ebda.org or (510) 278-5910. Notification of at least 48 hours prior to the meeting or time when services are needed will assist the Authority staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service.

In compliance with SB 343, related writings of open session items are available for public inspection at East Bay Dischargers Authority, 2651 Grant Avenue, San Lorenzo, CA 94580. For your convenience, agenda items are posted on the East Bay Dischargers Authority website located at <http://www.ebda.org>.

Next Scheduled Operations and Maintenance Committee September 14, 2026 at 12:00 pm

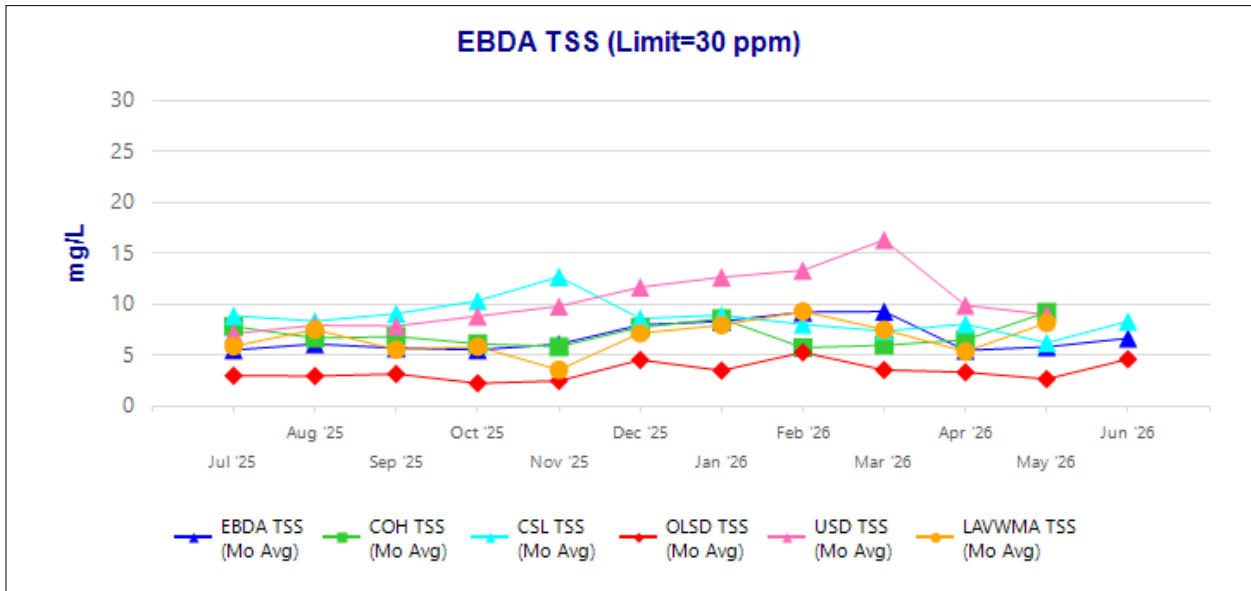
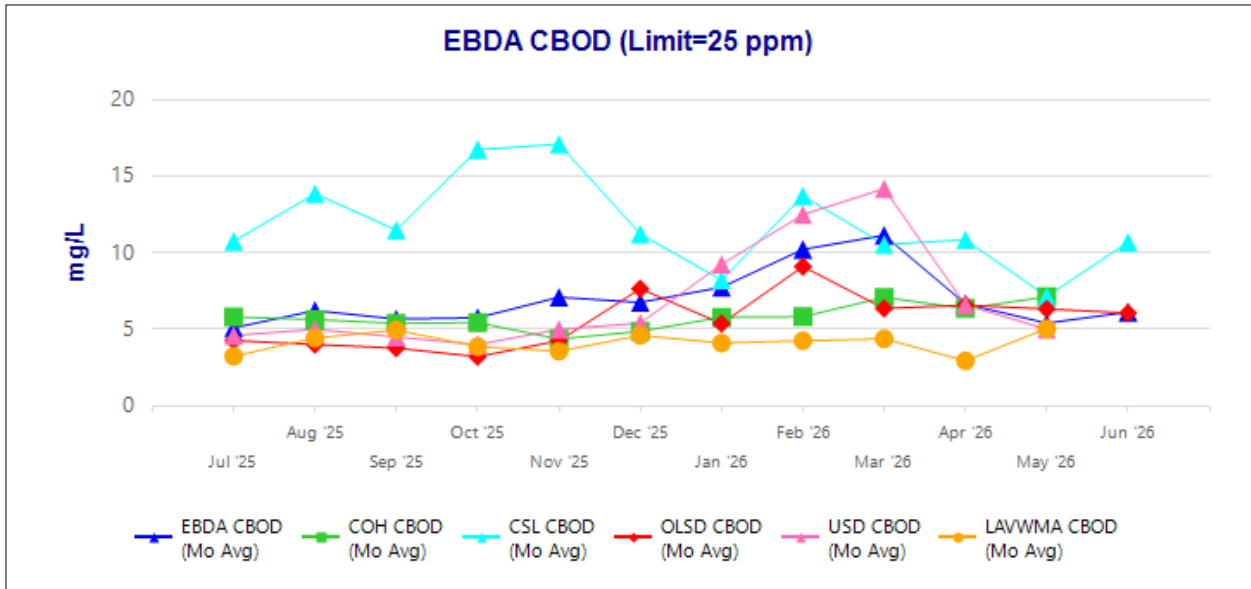
ITEM NO. OM4 EBDA PERMIT COMPLIANCE

Recommendation

For the Committee’s information only; no action is required.

Discussion

EBDA has continued NPDES compliance. Member Agency CBOD and TSS performance are shown below. A table with bacterial indicators follows.



EBDA Bacterial Indicators

Date	FECAL	ENTERO
	MPN/ 100mL	MPN/ 100mL
Limit (90th Percentile)	1100	1100
Limit (Geomean)	500	280
July 2025 Geomean	25	4
August 2025 Geomean	16	6
September 2025 Geomean	64	8
October 2025 Geomean	33	4
November 2025 Geomean	14	61
December 2025 Geomean	15	5
January 2026 Geomean	21	10
February 2026 Geomean	6	10
March 2026 Geomean	3	4
April 2026 Geomean	4	5
5/4/2026	22	4
5/5/2026	4	6
5/6/2026	NA	8
5/11/2026	4	2
5/12/2026	2	4
5/13/2026	NA	6
5/18/2026	< 2	2
5/19/2026	< 2	2
5/25/2026	4	2
5/26/2026	49	2
May 2026 Geomean	5	3
6/1/2026	23	41
6/2/2026	11	< 10
6/8/2026	21	2
6/9/2026	33	4
6/15/2026	2	< 2
6/16/2026	4	4
6/22/2026	33	10
6/23/2026	26	12
6/29/2026	11	2
6/30/2026	33	4
June 2026 Geomean	15	5

ITEM NO. OM5 STATUS REPORT

Union Effluent Pump Station (UEPS)

No change; all equipment is operational.

Hayward Effluent Pump Station (HEPS)

Effluent Pump #3 Motor Failure

On June 24, the warranty repaired HEPS Effluent Pump #3 motor was installed. The repaired motor has been operating without any issues since that date.



Painting Project

Now that the repaired HEPS Effluent Pump #3 motor is installed, Redwood Painting Co. can complete the HEPS painting project. The painting should be completed in the next couple of weeks.

Oro Loma Effluent Pump Station (OLEPS)

No change; all equipment is operational.

Skywest Pump Station

Recycled Water Production

During the month of June 2026, the Skywest Recycled Water System operated for two days on generator/battery power and produced 1.09 million gallons of recycled water.

Marina Dechlorination Facility (MDF)

NPDES Compliance Inspection

On June 25, Regional Water Board staff conducted a compliance inspection at the EBDA Common Outfall and MDF. The initial indication is that the inspection went well, and EBDA is awaiting the final inspection report. More details will follow in the next agenda packet.

Operations Center

No change; all equipment is operational.

Miscellaneous Items

Underground Service Alerts

EBDA received twelve (12) Underground Service Alert (USA) tickets during the month of June 2026. Five of the twelve tickets were for contractors working at USD.

Special Projects

Cargill Brine Project

Cargill is moving forward with a revised project plan that involves lining an existing steel pipeline previously used to transfer jet fuel, and connecting that pipeline to their Newark salt facility, and to EBDA's outfall downstream of MDF. They have reached agreements with the pipeline's owners, Shell and Air Products, to allow them to conduct due diligence activities this year. Cargill has begun inspection activities on the pipeline, in coordination with EBDA. Cargill also continues to meet with key stakeholders to inform them of their updated plans and engage them for the required agreements that Cargill will need to obtain.

Cargill's overall schedule is currently projected as follows:

- Feasibility: Now – 2027
- Planning: 2027 – 2029
- Construction: 2029 – 2031
- Operation: 2031+

Advanced Quantitative Precipitation Information (AQPI) Project

The regional AQPI project continues to move forward with the goal of improving the prediction of rainfall events in the Bay Area. The East Bay radar was installed at [Rocky](#)

[Ridge](#) in Las Trampas Regional Wilderness Park in December 2022, and data from the site became available in December 2023. The last radar in the system – the regional C-band – was installed at Mount Barnaby in Marin County the week of November 10, 2025, and is now fully operational.

The program is currently transitioning from the stewardship of Sonoma Water, which has acted as program manager and grant administrator for the project since its inception, to the Center for Western Weather and Water Extremes (CW3E) at Scripps Institution of Oceanography, UC San Diego, which will operate, maintain, and improve the AQPI system. Local funding by participating agencies will begin in Fiscal Year 2026-2027, with EBDA's share being \$60k annually. Bay Area Clean Water Agencies (BACWA) has agreed to serve as the fiscal agent to invoice and pass through the funds.

CW3E has recently determined that one combined contract can be used to document commitments and responsibilities of CW3E, BACWA, and the participating agencies. A legal subcommittee has been formed with participating agencies' counsels to develop the combined agreement. Staff expects to seek Commission approval for the agreement this Fall, along with a separate agreement to reimburse Sonoma Water for costs associated with installation of the C-band radar.

ITEM NO. OM6 AUTHORIZE THE GENERAL MANAGER TO EXECUTE A WORK ORDER-BASED AGREEMENT WITH D.W. NICHOLSON CORPORATION IN THE AMOUNT OF \$300,000, INCLUDING TASK ORDER NUMBER 1 FOR AS-NEEDED SERVICES IN AN AMOUNT NOT TO EXCEED \$25,000, TASK ORDER NUMBER 2 FOR OLEPS HYDROPNEUMATIC TANK REPLACEMENT IN THE AMOUNT OF \$94,360, TASK ORDER NUMBER 3 FOR FORCE MAIN CONCRETE VAULT LID REPLACEMENT IN THE AMOUNT OF \$30,620, AND TASK ORDER NUMBER 4 FOR OLEPS DIESEL FUEL LINE REPLACEMENT IN THE AMOUNT OF \$27,903

Recommendation

Approve the agreement.

Strategic Plan Linkage

2. **Operations & Maintenance:** Ensure reliable operations & maintenance of the EBDA system to protect public health and the Bay.
 - a. Implement EBDA's Asset Management Plan.

Background

In 2007, the Authority adopted a resolution (Resolution 07-09) adopting California Uniform Public Construction Cost Accounting Act (CUPCCAA) procedures. This resolution was subsequently updated in 2020 (Resolution 20-29) to conform to the latest statute. CUPCCAA allows agencies to use simplified, informal bidding practices for projects under the statutory thresholds (currently \$220,000 or less). EBDA's Purchasing Policy states that "Projects of \$220,000 or less may be let by informal procedures set forth in the Authority's informal bidding resolution and in the Act." The Policy further provides for adoption of work order-based contracts to facilitate delivery of small projects.

Discussion

EBDA recently requested bids from contractors on several small projects for fiscal year (FY) 2026/2027. D.W. Nicholson Corporation (DWN) was the lowest responsive bidder on three of the projects on the Renewal and Replacement Fund Project List approved by the Commission in June.

Consistent with the Authority's Purchasing Policy, staff is recommending that the Commission approve a two-year, \$300,000 work order-based contract with DWN that bundles a number of small projects and provides flexibility to contract for additional small projects with values of less than \$220,000. Staff recommends that the contract be adopted with the following initial work orders for which DWN was the low-bidder:

Work Order	Project Name	Project Description	Work Order Price	Total Project Budget*
1	As-needed Services	As-needed delivery of small tasks.	\$25,000	NA
2	OLEPS Hydropneumatic Tank Replacement	Purchase and installation of a new tank. The tank was fabricated in 1978 and far outlasted its life expectancy.	\$94,360	\$120,000
3	Force Main Concrete Vault Lid Replacement	One of the concrete vault lids on the EBDA force main near Eden Landing Road is starting to degrade and needs to be replaced.	\$30,620	\$50,000
4	OLEPS Diesel Fuel Line Replacement	Replacement of some of the old diesel fuel lines inside OLEPS that are starting to weep. This project is necessary to stay in compliance with Alameda County Certified Unified Program Agency (CUPA) requirements.	\$27,903	\$35,000

* Includes engineering, contingencies, and project and construction management.

Once the Authority has entered into the Agreement, additional task orders may be created on an as-needed basis. The Authority is not committed to pay the full amount of the agreement.

ITEM NO. OM7 AUTHORIZE THE GENERAL MANAGER TO EXECUTE A WORK ORDER-BASED AGREEMENT WITH GSE, INC. IN THE AMOUNT OF \$300,000, INCLUDING TASK ORDER NUMBER 1 FOR AS-NEEDED SERVICES IN AN AMOUNT NOT TO EXCEED \$25,000, TASK ORDER NUMBER 2 FOR OLEPS BUILDING SUMP UPGRADE IN THE AMOUNT OF \$58,250, TASK ORDER NUMBER 3 FOR FORCE MAIN REPLACEMENT MANWAY HATCH COVERS IN THE AMOUNT OF \$39,400, AND TASK ORDER NUMBER 4 FOR OLEPS CONEX STORAGE CONTAINER SITE PREP IN THE AMOUNT OF \$25,000

Recommendation

Approve the agreement.

Strategic Plan Linkage

2. **Operations & Maintenance:** Ensure reliable operations & maintenance of the EBDA system to protect public health and the Bay.
 - a. Implement EBDA's Asset Management Plan.

Background

As described in Item No. OM6, the Authority adopted a resolution (Resolution 07-09) adopting California Uniform Public Construction Cost Accounting Act (CUPCCAA) procedures in 2007. This resolution was subsequently updated in 2020 (Resolution 20-29) to conform to the latest statute. CUPCCAA allows agencies to use simplified, informal bidding practices for projects under the statutory thresholds (currently \$220,000 or less). EBDA's Purchasing Policy states that "Projects of \$220,000 or less may be let by informal procedures set forth in the Authority's informal bidding resolution and in the Act." The Policy further provides for adoption of work order-based contracts to facilitate delivery of small projects.

Discussion

EBDA recently requested bids from contractors on several small projects for fiscal year (FY) 2026/2027. GSE, Inc. (GSE) was the lowest responsive bidder on three of the projects on the Renewal and Replacement Fund Project List approved by the Commission in June.

Consistent with the Authority's Purchasing Policy, staff is recommending that the Commission approve a two-year, \$300,000 work order-based contract with GSE that bundles a number of small projects and provides flexibility to contract for additional small projects with values of less than \$220,000. Staff recommends that the contract be adopted with the following initial work orders for which GSE was the low-bidder:

Work Order	Project Name	Project Description	Work Order Price	Total Project Budget*
1	As-needed Services	As-needed delivery of small tasks.	\$25,000	NA
2	OLEPS Building Sump Upgrade	Connect the OLEPS building sump, which currently discharges into the OLEPS wet wells, to the OLSD treatment plant drain.	\$58,250	\$85,000
3	Force Main Replacement Manway Hatch Covers	Fabrication of six replacement manway hatch covers for the EBDA force main.	\$39,400	\$50,000
4	OLEPS Conex Storage Container Site Prep	Purchase of a 40-foot Conex Storage Container with four rollup garage doors on one side. EBDA will purchase the storage container separately but GSE will complete the site prep work under the container. The GSE site prep will be completed on a time and material basis.	\$25,000	\$25,000 for site prep \$50,000 total budget

* Includes engineering, contingencies, and project and construction management.

Once the Authority has entered into the Agreement, additional task orders may be created on an as-needed basis. The Authority is not committed to pay the full amount of the agreement.

ITEM NO. OM8 AUTHORIZE THE GENERAL MANAGER TO EXECUTE AN ON-CALL PROFESSIONAL SERVICES AGREEMENT WITH PACIFIC WASTEWATER OPTIMIZATION FOR ENGINEERING AND CONSTRUCTION MANAGEMENT SERVICES IN THE AMOUNT OF \$100,000

Recommendation

Approve the agreement.

Strategic Plan Linkage

2. **Operations & Maintenance:** Ensure reliable operations & maintenance of the EBDA system to protect public health and the Bay.
 - a. Implement EBDA's Asset Management Plan.

Background

Consistent with the Authority's Purchasing Policy, in Spring 2025, staff conducted a Request for Qualifications (RFQ) process to select professional services providers to assist the Authority on an as-needed basis. Because EBDA is a relatively small agency and does not frequently issue very large professional services contracts, the Authority has often received very few responses to Requests for Proposals for engineering and environmental work related to capital projects or special studies. Additionally, because the Authority has a very small staff, it is often helpful to reach out to consultants with specific expertise for relatively minor questions; however, without contracts in place, access to such consultants is limited.

In June 2025, the Commission authorized on-call professional services agreements with twelve consultants selected through the pre-qualification process. Each agreement has a five-year term, expiring in 2030. These agreements have been very successfully utilized in the past year to perform small consulting assignments, allowing Authority staff to access specialized experts and while minimizing administrative burden.

Discussion

Subsequent to the RFQ process, staff became aware of an additional small consulting firm, Pacific Wastewater Optimization (PWO), interested in providing service to the Authority. PWO's principal, Jason Warner, was previously the General Manager of Oro Loma Sanitary District, and he therefore has an intimate knowledge of EBDA's operations and facilities. In FY 2025/2026, staff utilized PWO's services for several small projects within the General Manager's signature authority, and was very satisfied with performance. PWO was able to scope and complete several small tasks much more economically than the larger consulting firms already under contract.

Staff is recommending adding PWO to the roster of available consultants by authorizing a \$100,000 On-call Professional Services Agreement with the same terms approved for other consultants, including an initial as-needed work order with a value of \$25,000. The proposed agreement would expire on June 30, 2030, aligning the timing with the other

contracts. The task order-based agreement outlines contractual requirements, including indemnification, insurance, and other terms, but does not specify specific work to be completed or actual costs. Once the Authority has entered into the Agreement, task orders may be created on an as-needed basis. The Authority is not committed to pay the full amount of the agreement.

ITEM NO. OM9 RESOLUTION APPROVING THE SUMMARY VACATION OF PUBLIC SERVICE EASEMENTS ON UNION SANITARY DISTRICT PROPERTY (ALAMEDA COUNTY RECORDER REEL 5322, IMAGE 534)

Recommendation

Approve the resolution.

Strategic Plan Linkage

2. **Operations & Maintenance:** Ensure reliable operations & maintenance of the EBDA system to protect public health and the Bay.
 - a. Implement EBDA's Asset Management Plan.
 - c. Protect EBDA's infrastructure, including the easement and force main.
6. **Internal Collaboration:** Expand cooperation among EBDA Member Agencies to improve economies of scale, reduce duplication of effort, and enhance each Agency's capacity.

Background

The Authority currently owns and is financially responsible for the Oro Loma Effluent Pump Station (OLEPS), Hayward Effluent Pump Station (HEPS), and the Union Effluent Pump Station (UEPS). The San Leandro Effluent Pump Station (SLEPS) was transferred to the City of San Leandro coincident with the approval of the Amended and Restated Joint Exercise of Powers Agreement (Amended JPA) in 2020.

As discussed last month, USD is currently undertaking a major treatment plant upgrade, the Enhanced Treatment Site Upgrade (ETSU) Project, to improve treatment performance and reduce nutrient discharges. The ETSU Project includes relocation and replacement of the UEPS and the associated force main on the Treatment Plant site that connects the pump station to the EBDA Force Main off of USD's property. The Amended JPA states that EBDA will transfer ownership of the UEPS and associated facilities when the station is relocated.

Because of the active ETSU construction at USD, the Authority has been receiving a higher-than-normal number of Underground Service Alert (USA) Tickets for the EBDA Force Main on the USD Treatment Plant site. USD and EBDA staff determined that the simplest way to alleviate this issue is to effectuate the transfer of the UEPS and associated infrastructure, including the surge tower and connecting force main, prior to USD's pump station relocation. This allows USD to assume ownership and responsibility for USA tickets for this area. At its June 2026 meeting, the Commission approved a Property Transfer Agreement under which EBDA would transfer the pump station, surge tower, and the force main from the pump station to approximately 100 feet downstream of the most easterly temporary ETSU Phase 1B tie in to USD's ownership.

In addition to the pump station, surge tower, and force main, EBDA is the holder of an easement over USD property, which is recorded in the Official Records of Alameda County

on Reel 5322, Image 534. The Easement allows EBDA to pass wastewater the pump station and appurtenant facilities on USD property, including the right to operate, maintain, construct and repair.

Under the express terms of the Agreement, EBDA has agreed to terminate all rights in the property encumbered by the Easement and on which the EBDA facilities are currently located through recordation of a Quit Claim Deed. The proposed resolution would effectuate termination by vacating the Easement as prescribed by state law and authorize the General Manager to execute said Deed.

Discussion

The Easement is a public service easement as defined in Streets and Highways Code Section 8306. Chapter 4 of the Public Streets, Highways and Service Easements Vacation Law, commencing with Streets and Highways Code Section 8330, provides for summary vacation of public service easements. Pursuant to Streets and Highways Code Section 8333, public agencies may summarily vacate public service easements in any of the following circumstances: (1) the easement has not been used for the purpose for which it was dedicated or acquired for five consecutive years immediately preceding the proposed vacation, (2) the date of dedication or acquisition is less than five years and more than one year immediately preceding the proposed vacation and the easement has not been used continuously since that date, or (3) the easement has been superseded by relocation, or determined to be excess by the easement holder, and there are no other public facilities located within the easement.

Because the Easement located on USD property will be superseded and/or be in excess and there will be no EBDA facilities located within the Easement following the property transfer, it may be summarily vacated. Pursuant to Streets and Highways Code Section 8335, in order to summarily vacate the easements, EBDA's Commission must adopt a resolution of vacation. EBDA staff therefore recommends that the Commission adopt a resolution to summarily vacate the Easement.

USD staff plans to bring the Property Transfer Agreement to its Board for consideration following EBDA's approval of this resolution.

EAST BAY DISCHARGERS COMMISSION
EAST BAY DISCHARGERS AUTHORITY
ALAMEDA COUNTY, CALIFORNIA

RESOLUTION NO. 26-03

INTRODUCED BY _____

**RESOLUTION APPROVING THE SUMMARY VACATION OF PUBLIC SERVICE
EASEMENTS ON UNION SANITARY DISTRICT PROPERTY (ALAMEDA COUNTY
RECORDER REEL 5322, IMAGE 534)**

WHEREAS, a public service and right-of-way easement was previously granted to the East Bay Dischargers Authority (“EBDA”) to pass wastewater through use of the effluent pump station and appurtenant facilities located on Union Sanitary District (“District”) property, which is recorded in the Official Records of Alameda County on Reel 5322, Image 534, and is further depicted in Exhibit A, attached hereto and incorporated herein (“Easement”); and

WHEREAS, pursuant to the terms of the written Transfer Agreement (“Agreement”) between the EBDA and the District, the District intends to assume ownership of the effluent pump station, including the surge tower and force main segment; and

WHEREAS, under the express terms of the Agreement, approved by the EBDA Commission (Commission) on June 18, 2026, EBDA has agreed to terminate all rights in the property encumbered by the Easement and on which the EBDA facilities are currently located; and

WHEREAS, the Agreement further provides that to effectuate such termination, EBDA will execute a Quit Claim Deed in the form attached hereto as Exhibit B; and

WHEREAS, Chapter 4 of the Public Streets, Highways and Service Easements Vacation Law, commencing with Streets and Highways Code Section 8330, provides for summary vacation of streets and public services easements; and

WHEREAS, the Easement is a public service easement as defined in Streets and Highways Code Section 8306; and

WHEREAS, Section 8333, subdivision (c) of the Street and Highway Code, authorizes the Commission to summarily vacate a public service easement when “the easement has been superseded by relocation, or determined to be excess by the easement holder, and there are no other public facilities located within the easement”; and

WHEREAS, upon execution of the Agreement, the portion of the Easement containing EBDA sewer facilities will be superseded. Remaining portions of the Easement that do not contain EBDA sewer facilities are in excess; and

WHEREAS, the Commission desires to summarily vacate the Easement upon such actions described herein that will render it superseded and in excess.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the East Bay Dischargers Authority as follows:

1. The Commission finds that the recitals above are true and correct and incorporated fully herein as findings of the Commission and that this Resolution is adopted pursuant to Section 8335 of the Streets and Highways Code.
2. The Commission finds that the Easement, as described in Exhibit A, will be superseded and/or be in excess following the execution of the Transfer Agreement.
3. The Commission finds that there are no other public facilities or utilities located within the Easement.
4. Based upon the findings contained within this Resolution and the provisions of Section 8333 of the Streets and Highways Code, the Commission hereby orders that the Easement, as described in Exhibit A, is summarily vacated.
5. The Commission authorizes the EBDA General Manager to cause this Resolution to be recorded.
6. The Commission declares that, upon the recordation of this Resolution and pursuant to Section 8351 of the Streets and Highways Code, the Easement described in Exhibit A will no longer exist from and after the date of such recordation.
7. The Commission, for the purpose of title clarity and subject to the recordation of this Resolution, authorizes the General Manger to execute the Quit Claim Deed of the Easement, in similar form as that attached hereto as Exhibit B, to the owner of the property upon which the Easement was located and to cause the delivery of such Quit Claim Deed to the property owner.

SAN LORENZO, CALIFORNIA, JULY 16, 2026, ADOPTED BY THE FOLLOWING VOTE:

AYES:
NOES:
ABSENT:
ABSTAIN:

CHAIR
EAST BAY DISCHARGERS COMMISSION

ATTEST: _____
GENERAL MANAGER
EAST BAY DISCHARGERS AUTHORITY
EX OFFICIO SECRETARY

Exhibit A
Easement

Recorded at Request of
East Bay Dischargers Authority
When recorded mail to:

East Bay Dischargers Authority
22300 Foothill Blvd., Suite 602
Hayward, CA 94541

NO TAX DUE
EXEMPT TRANSFER

[Signature]
Legal Counsel for East
Bay Dischargers Authority

NO. 78-056982 087

RECORDED

1978 MAR 30 PM 2:01

RENE C. DAVIDSON
ALAMEDA COUNTY, CA.

Space above for Recorder's Use

CONSTRUCTION PROJECT NO. 57402

PARCEL NO. 434

GRANT OF WASTEWATER FACILITIES EASEMENT

Deed made this 13th day of March, 1978, by

UNION SANITARY DISTRICT, 4057 Baine Avenue, Fremont,

California 94536, Grantor to
EAST BAY DISCHARGERS AUTHORITY, a joint powers agency pursuant
to the laws of the State of California, Grantee.

Grantor, being a member agency of the EAST BAY DISCHARGERS
AUTHORITY, a joint powers agency, and in consideration of
the other members of said agency likewise granting easements for
the installation and operation of facilities for the efficient
disposal of wastewater produced in each agency, grants to Grantee,
its successors and assigns, a right-of-way and easement for the
purpose of laying, installing, constructing, re-constructing,
removing, replacing, repairing, maintaining, operating, and
using as Grantee may see fit for the transmission of waste-
water, and all related substances capable of being transported
through such pipelines, a pipeline or pipelines together with such

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additional facilities, including a pump station, a surge tower, and other appurtenances. Such right-of-way and easement shall be in, on, under, along and across any part of that certain real property in the County of Alameda, State of California, more particularly described in Exhibit "A" attached hereto and made a part hereof as though fully set forth herein.

Co-concomitant and co-extensive with the above rights and for the purpose of Grantee, its successors and assigns, to enjoy full and complete rights to the right-of-way and easement above referred to, is the further right in Grantee, its agents, successors, and assigns, of ingress and egress over and on the adjacent lands belonging to Grantor in order to effect the purposes of the easement hereinabove referred to. This right is conditioned upon the reasonable exercise thereof within the purposes of that certain Joint Powers Agreement, dated February 15, 1974, and any modifications or additions thereto. Grantee agrees that it will make such reasonable use such that its use is compatible with the use of the Grantor's existing and planned future sanitary facilities.

Grantor, its agents, successors, or assigns, shall not place or permit to be placed on said easement and right-of-way any building or structure, nor to use the surface of said real property hereinabove described, such that the use interferes with the full enjoyment by

-2-

Grantee of its rights herein granted except as said rights may be modified by written consent of the Grantee.

IN WITNESS WHEREOF, Grantor has executed this deed on the date first above written.

UNION SANITARY DISTRICT,

a Public Corporation

BY: *Conrad Anderson*

COUNTERSIGNED:

BY: *Bryan Tomlinson*

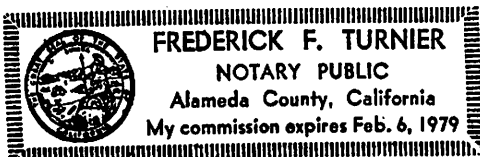
STATE OF CALIFORNIA)
COUNTY OF ALAMEDA) ss:

On March 13, 1978, before me, the undersigned, a Notary Public in and for said State, personally appeared CONRAD ANDERSON AND BYRON Tomlinson, known to me to be the persons who executed the within instrument on behalf of the public corporation therein named, and acknowledged to me that such public corporation executed the same.

WITNESS my hand and official seal.

Frederick F. Turnier

Notary Public



PAGE 1 OF 2 PAGES
E.B.D.A. PARCEL NO. 434-11
OWNER - UNION SANITARY DISTRICT
ASSESSOR PARCEL NO. PORTION OF
482-40-2-11 & 2-22
DATE - APRIL 29, 1977
REVISED - DECEMBER 19, 1977

EXHIBIT "A"
GRANT OF EASEMENT

THAT PARCEL OF LAND IN THE TOWNSHIP OF WASHINGTON, COUNTY OF ALAMEDA,
STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE EASTERLY LINE OF THAT PARCEL OF
LAND DESCRIBED IN THE DEED TO UNION SANITARY DISTRICT, RECORDED UNDER
RECORDER'S SERIES NUMBER 74-84661 IN THE RECORDS OF ALAMEDA COUNTY,
CALIFORNIA, SAID LINE ALSO BEING THE INTERSECTION OF THE WESTERLY LINE
OF THAT PARCEL OF LAND DESCRIBED IN DEED TO ALAMEDA COUNTY FLOOD
CONTROL AND WATER CONSERVATION DISTRICT RECORDED UNDER RECORDER'S
SERIES NUMBER 74-84660 IN THE RECORDS OF ALAMEDA COUNTY, CALIFORNIA
WITH THE SOUTHERLY LINE OF BENSON ROAD; THENCE ALONG SAID EASTERLY
LINE OF THE PARCEL OF LAND DESCRIBED IN DEED TO UNION SANITARY DISTRICT,
SOUTH 0°56'36" WEST, 23.83 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUING ALONG SAID EASTERLY LINE OF THE PARCEL OF LAND
DESCRIBED IN DEED TO UNION SANITARY DISTRICT SOUTH 0°56'36" WEST,
40.07 FEET; THENCE LEAVING SAID EASTERLY LINE, SOUTH 87°30'38" WEST,
174.41 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF A 209.98 FOOT
RADIUS TANGENT CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 86°36'11",
A DISTANCE OF 317.40 FEET; THENCE TANGENT TO LAST SAID CURVE,
SOUTH 0°54'26" WEST, 196.07 FEET; THENCE NORTH 89°05'34" WEST,

PAGE 2 OF 2 PAGES

E.B.D.A. PARCEL NO. 434-11

OWNER - UNION SANITARY DISTRICT

ASSESSOR PARCEL NO. PORTION OF

482-40-2-11 & 2-22

DATE - APRIL 29, 1977

REVISED - DECEMBER 19, 1977

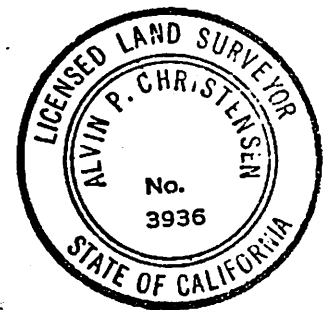
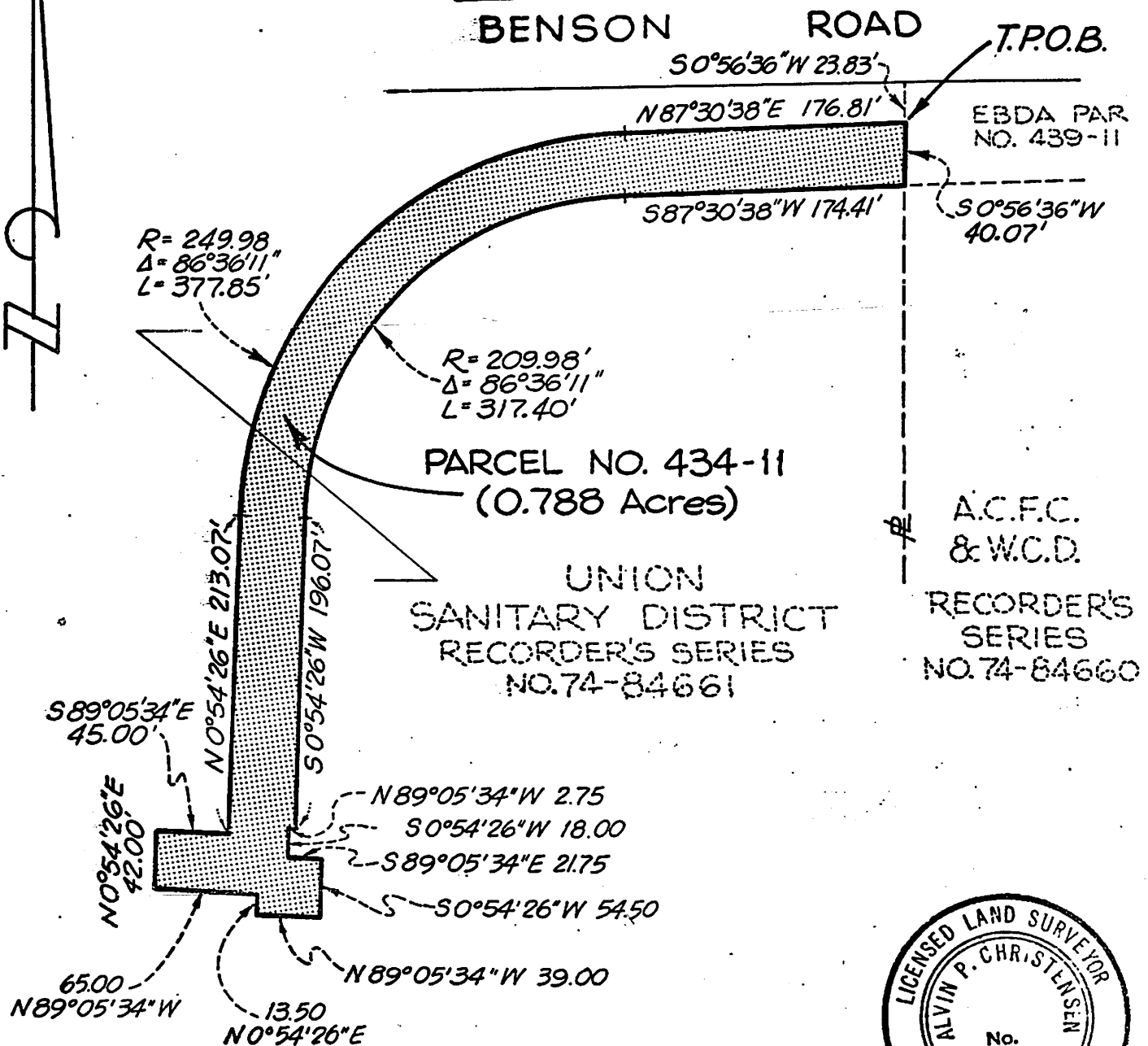
2.75 FEET; THENCE SOUTH $0^{\circ}54'26''$ WEST, 18.00 FEET;
THENCE SOUTH $89^{\circ}05'34''$ EAST, 21.75 FEET; THENCE SOUTH $0^{\circ}54'26''$ WEST,
54.50 FEET; THENCE NORTH $89^{\circ}05'34''$ WEST, 39.00 FEET;
THENCE NORTH $0^{\circ}54'26''$ EAST, 13.50 FEET; THENCE NORTH $89^{\circ}05'34''$ WEST
65.00 FEET; THENCE NORTH $0^{\circ}54'26''$ EAST, 42.00 FEET; THENCE
SOUTH $89^{\circ}05'34''$ EAST, 45.00 FEET; THENCE NORTH $0^{\circ}54'26''$ EAST,
213.07 FEET; THENCE NORTHERLY ALONG THE ARC OF A 249.98 FOOT RADIUS TANGENT
CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF $86^{\circ}36'11''$, A DISTANCE
OF 377.85 FEET; THENCE TANGENT TO LAST SAID CURVE, NORTH $87^{\circ}30'38''$ EAST,
176.81 FEET TO THE TRUE POINT OF BEGINNING.
CONTAINING 0.788 ACRES, MORE OR LESS.

THE BASIS OF BEARING FOR THIS DESCRIPTION IS THE CALIFORNIA COORDINATE
SYSTEM, ZONE 3. TO OBTAIN GROUND LEVEL DISTANCE MULTIPLY DISTANCE
SHOWN BY 1.0000692.


ALVIN POWELL CHRISTENSEN, L.S. 3936



78-056982



THE BASIS OF BEARING IS THE CALIFORNIA COORDINATE SYSTEM, ZONE 3. TO OBTAIN GROUND LEVEL DISTANCE MULTIPLY DISTANCE SHOWN BY 1.0000692

Alvin P. Christensen
ALVIN P. CHRISTENSEN, L.S. 3936

OPERATION BY DATE			EAST BAY DISCHARGERS AUTHORITY		EBC Approval by:	
Surveyed:			PARCEL NO. 434-11 UNION SANITARY DISTRICT GRANT OF EASEMENT		Reach:	
Drawn: A.R. 12-19-77					400	
Designed: A.R. 12-19-77						
Checked: AR 12-19-77						
Scale: 1" = 100'			EAST BAY CONSULTANTS		Sheet	
Rev. Date:			A JOINT VENTURE • MURRAY-McCORMICK, INC. • WILSEY & HAM 7700 EDGEWATER DRIVE, SUITE 654, OAKLAND CA, 94621 (415) 635-0750		1 Page 68 of 84 Sheets	

CERTIFICATE OF ACCEPTANCE

10-056982

THIS IS TO CERTIFY that the interest in real property conveyed by that
GRANT OF WASTEWATER FACILITIES EASEMENT, dated MARCH 13, 1978,
 from UNION SANITARY DISTRICT
 to EAST BAY DISCHARGERS AUTHORITY, a joint powers agency pursuant to the laws of
 the State of California, is hereby accepted by the undersigned Chairman and
 Manager on behalf of said Authority pursuant to the authorization conferred by
 resolution of the Commission of said Authority on the 16th day of March,
 1978, and the Grantee consents to recordation thereof by its duly authorized
 officers.

DATED: March 16, 1978

EAST BAY DISCHARGERS AUTHORITY,
 A Joint Powers Agency

BY: Jack D. Maltester

Chairman

BY: Wayne A. Bruce

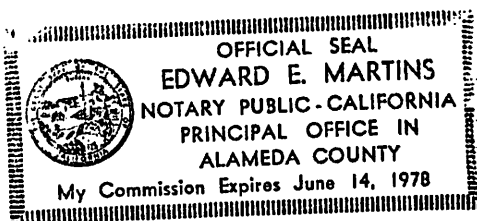
Manager

PUBLIC AGENCY

STATE OF CALIFORNIA)
 COUNTY OF ALAMEDA)ss

On March 16, 1978, before me, the undersigned, a Notary Public
 in and for said State, personally appeared JACK D. MALTESTER and
WAYNE A. BRUCE, known to me to be the Chairman and Manager of
 the Commission of the EAST BAY DISCHARGERS AUTHORITY, and known to me to be the
 persons who executed the within instrument on behalf of said political subdivision
 and acknowledged to me that such political subdivision executed the same.

WITNESS my hand and official seal.



Edward E. Martins

EBDA-11 (Certificate of Acceptance)

2/77

Public Agency (CC 1191)

Exhibit B

Quit Claim Deed – Exhibit H to Transfer Agreement

**RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:**

Union Sanitary District
Attn: General Manager
5072 Benson Road
Union City, CA 94587

[Exempt from recording fee per Gov. Code § 27383] SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

APNs: _____

QUITCLAIM DEED

This Quitclaim Deed is made this _____ day of _____, 20226, by East Bay Dischargers Authority, a joint exercise of powers authority (the “**Grantor**”) to Union Sanitary District, a California sanitary district (“**Grantee**”).

NOW THEREFORE, FOR VALUE RECEIVED, Grantor does hereby remise, release and forever quitclaim to Grantee all of Grantor's right, title and interest in and to that certain real property (“**Property**”) situated in unincorporated Contra Costa County, State of California, more particularly described in **Exhibit A** attached hereto and by this reference incorporated herein, including any and all rights as set forth in an easement recorded in the Official Records of Alameda County at Reel 5322, Image 534, together with all of Grantor's right, title, and interest in and to the facilities, and other improvements located on or about said Property.

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed on its behalf by its respective officers thereunto duly authorized as of this _____ day of _____, 2026.

GRANTOR:

EAST BAY DISCHARGERS AUTHORITY,
a joint exercise of powers authority

By: _____
Jacqueline Zipkin, General Manager
[Notary Acknowledgment Required]

ATTACHMENT A
Property Description

[insert legal description of site encompassing EBDA Facilities and easement]

CERTIFICATE OF ACCEPTANCE

Pursuant to Government Code section 27281, this is to certify that the interest in real property conveyed by the Quitclaim Deed from East Bay Dischargers Authority, a joint exercise of powers authority, as Grantor, to Union Sanitary District, a California sanitary district, as Grantee, is accepted by the undersigned officer or agent on behalf of the Board of Directors of the Union Sanitary District, a California sanitary district, pursuant to authority conferred by Resolution Number _____, of the Board of Directors of Grantee adopted on _____, 202__, and the Grantee consents to the recordation thereof.

UNION SANITARY DISTRICT,
a California sanitary district

By: _____
Paul R. Eldredge, General Manager
[Notary Acknowledgment Required]

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