



3.2 Existing Setting and Character of Fort Ord

3.2.1 Regional Character

The former Fort Ord is part of the gentle crescent that frames Monterey Bay, situated between the great Salinas River Valley and the dramatic coastal range that juts into the Pacific to form the Peninsula (see Figure 3.2-1). The historic “cantonment area” within the former Fort Ord visible from State Highway 1 is bounded by the freeway to the west and the native landscapes of the upper elevations to the east. West of State Highway 1 are the remnant firing ranges and tall sand dunes continuously modeled by the winds off the Pacific. Figure 3.2-2 illustrates the topographic relief at the former Fort Ord in a perspective view.

Salinas River Valley

The Salinas River Valley to the north of the former Fort Ord is in continuous cultivation. The broad, flat expanse created by the flood plain is a green and fertile contrast to the subdued colors of the native grasslands, coastal chaparral and oak wood landscape that dominate the upper elevations of the former Fort Ord and stretch beyond to the rugged back-country of the Los Padres Mountains.

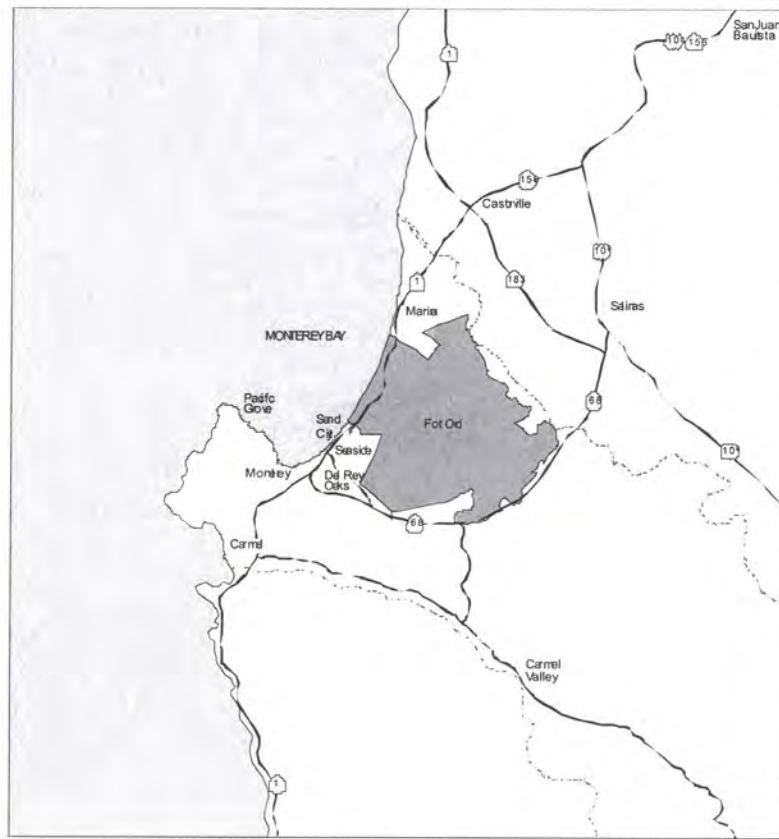
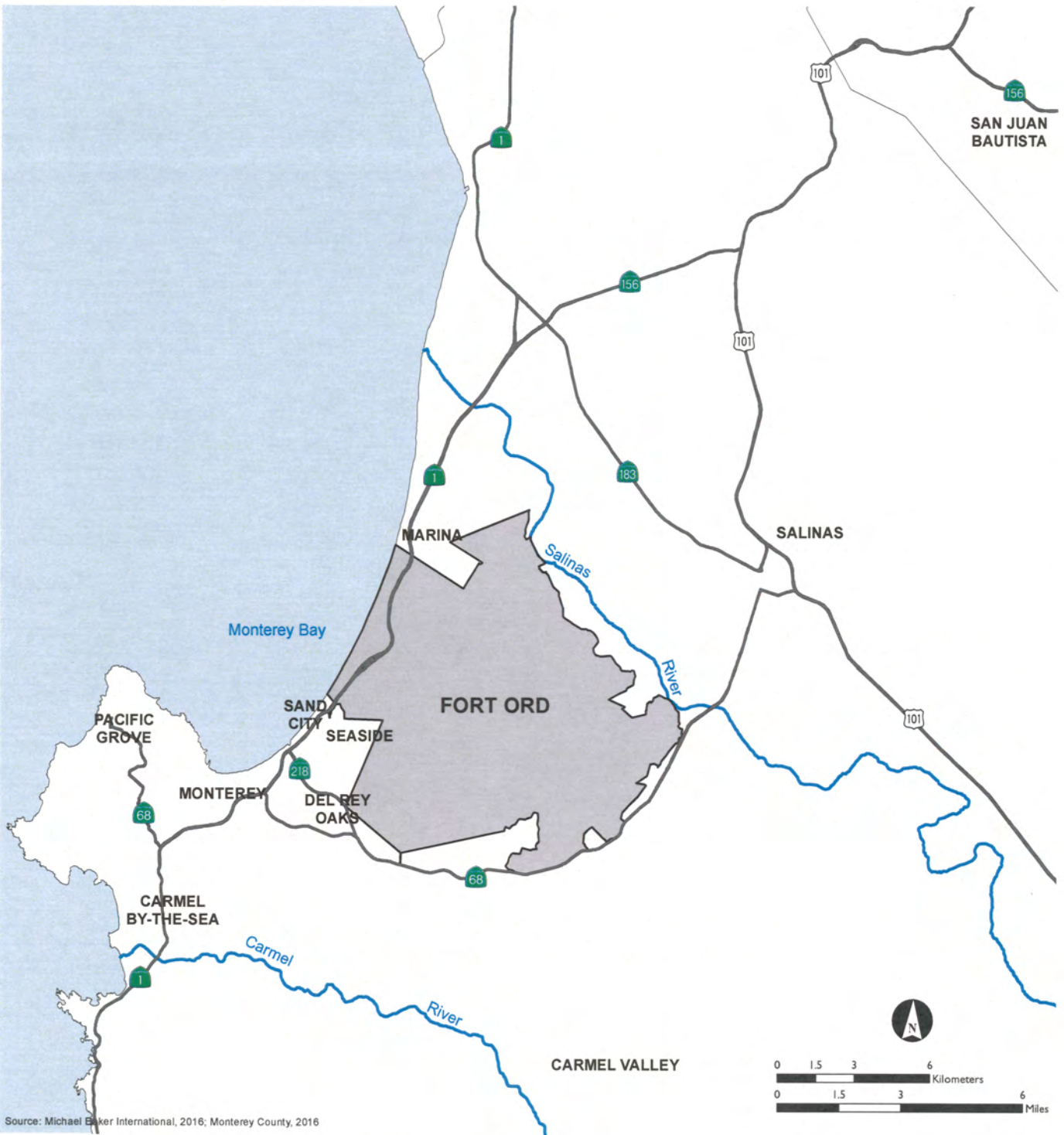


Figure 3.2-1 Regional Vicinity






FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)



Source: Michael Baker International, 2016; Monterey County, 2016

LEGEND

-  Fort Ord Boundary
-  Highway
-  River

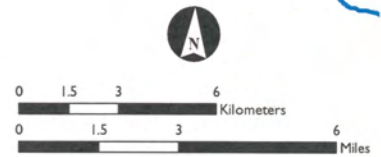
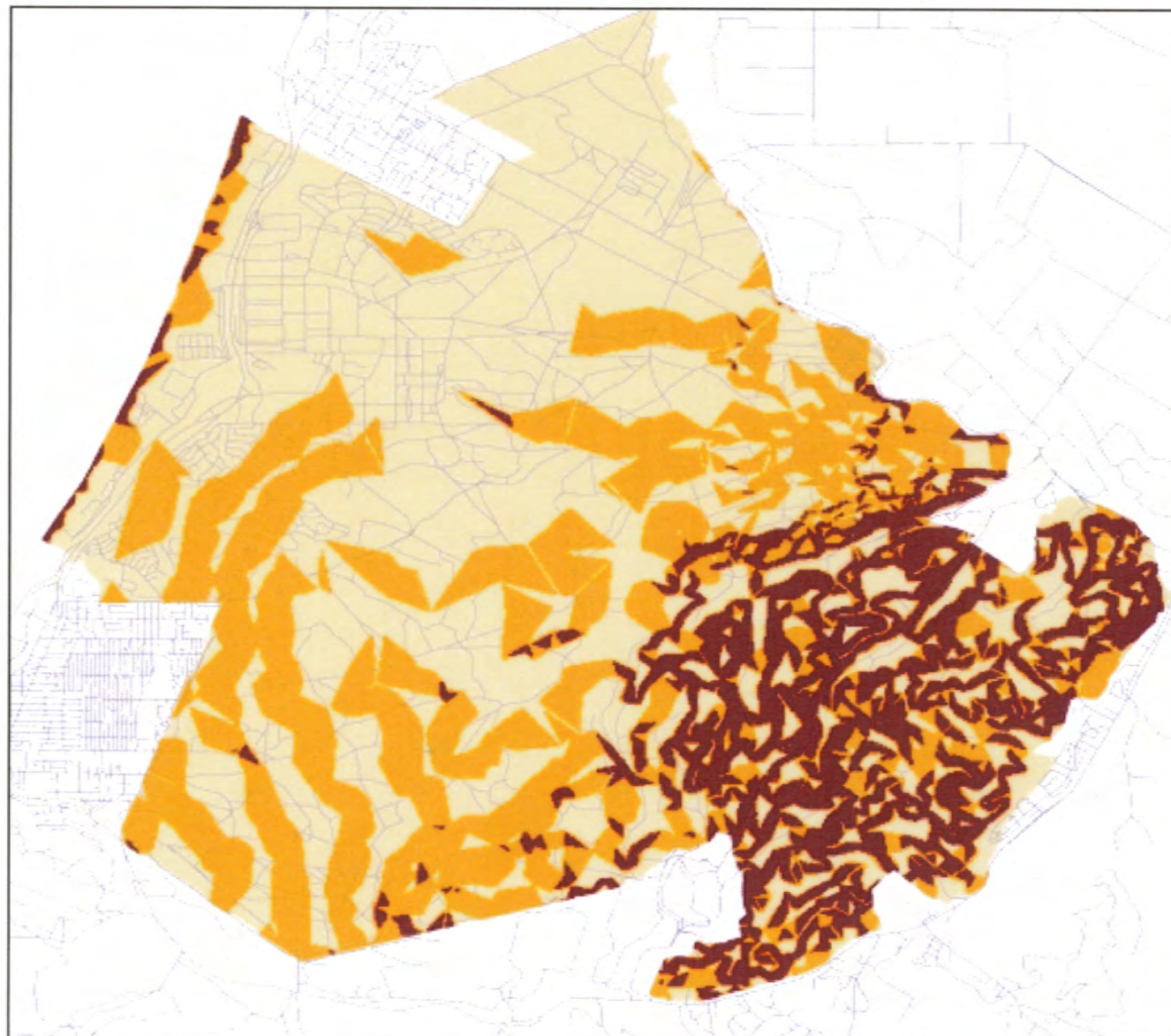


FIGURE 3.2-1
REGIONAL VICINITY



Source: US Army Corps of Engineers, 1993

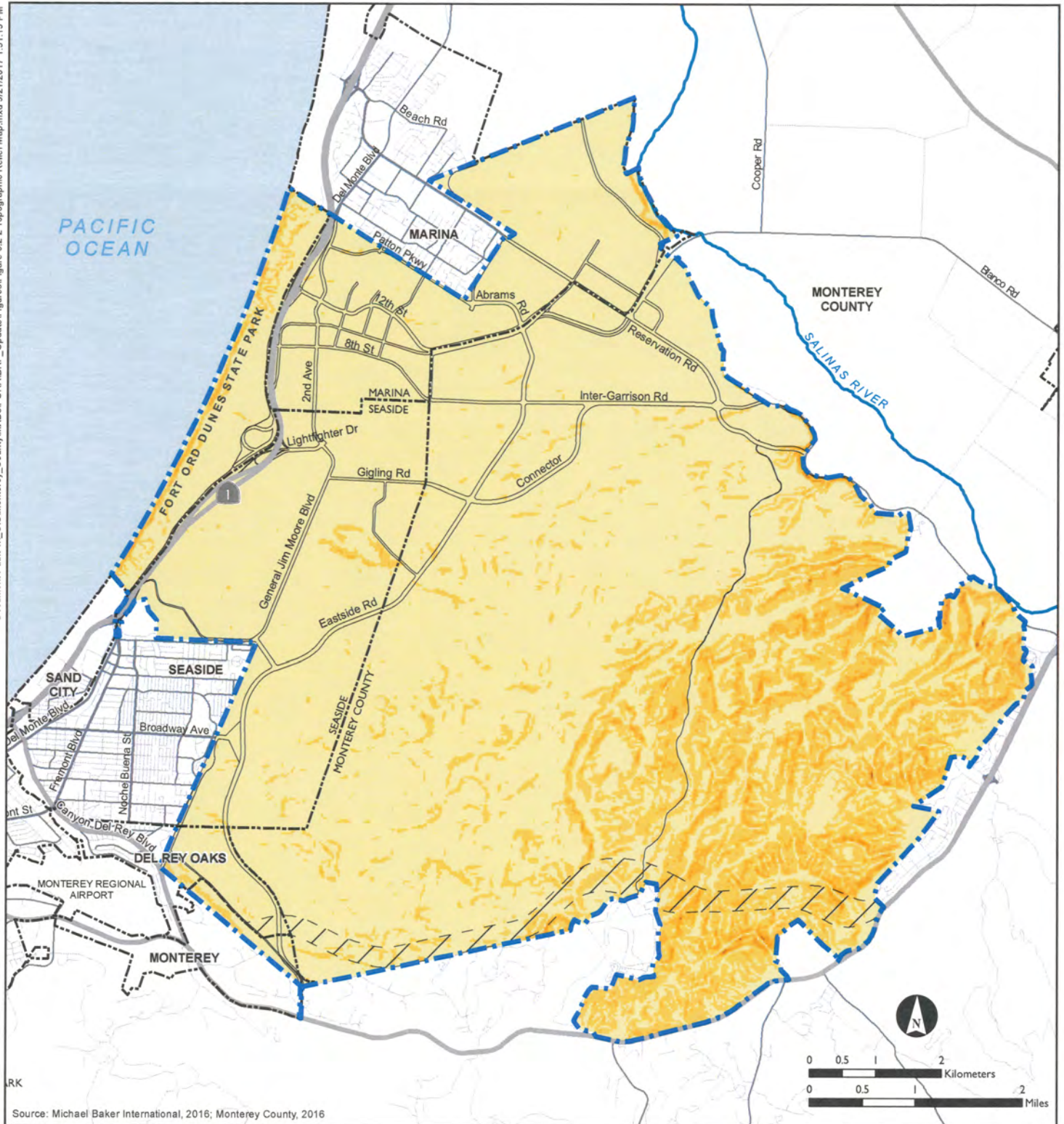
Figure 3.2-2
Topographic Relief



FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

Document Path: T:\GIS\Monterey_County\MXD\ofORB\BRP_Update\Figures\Figure 3.2-2 Topographic Relief Map.mxd 3/21/2017 1:31:13 PM

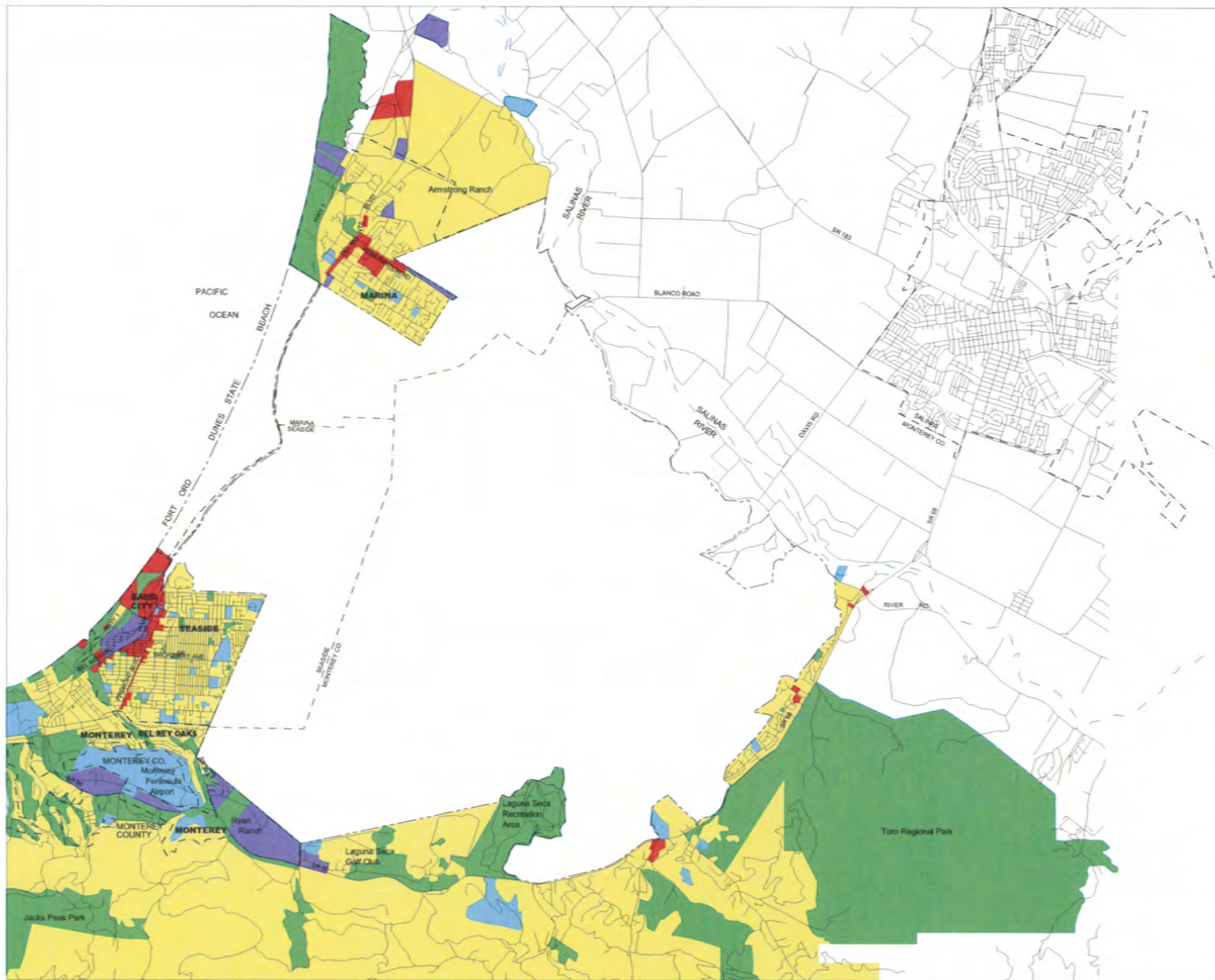


Source: Michael Baker International, 2016; Monterey County, 2016

LEGEND

	Fort Ord Boundary		10 - 15%
	City Limits		15 - 20%
Percent Slope			20 - 25%
	0 - 5%		25 - 30%
	5 - 10%		30 - 35%

FIGURE 3.2-2
TOPOGRAPHIC RELIEF MAP



FORT ORD REUSE PLAN

Fort Ord Reuse Authority (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	JHK and Associates
Civil Engineering	Reimer Associates
Fiscal Analysis	Angus McDonald Associates
Habitat Planning	Zander Associates
Public Communications	The Ingram Group
Community Development	Resource Corps International

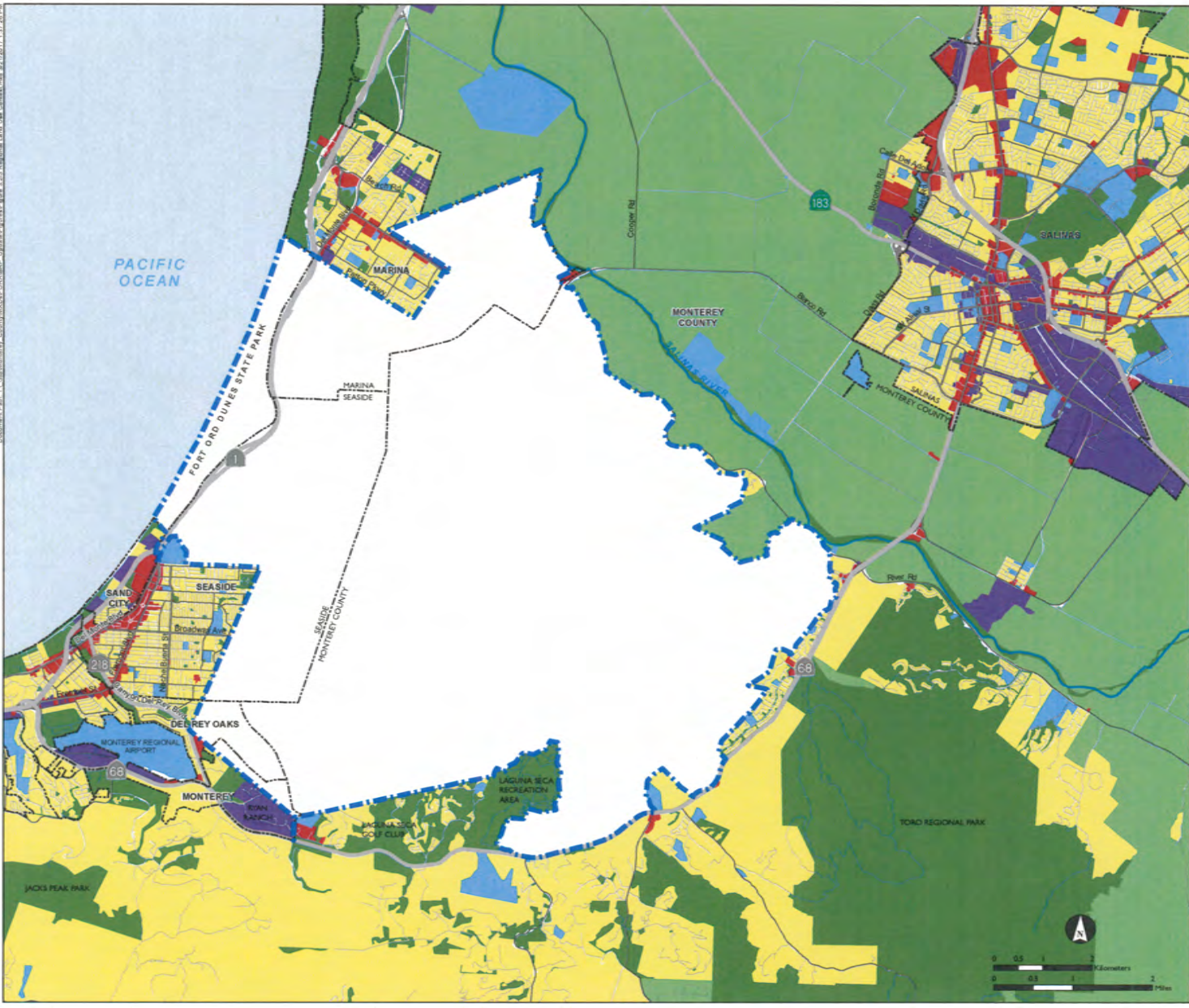
LEGEND:

- Residential
- Parks/OpenSpace/Recreation
- Public/Institutional
- Business Park/Industrial
- Commercial/Retail

SHEET TITLE:
REGIONAL LAND USE CONTEXT

		SOURCE: Jones & Shook, 1985 Reimer Associates, San Francisco, 1985 Monterey County, 1990 EDAW, Inc., 1998	3.2-3
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FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

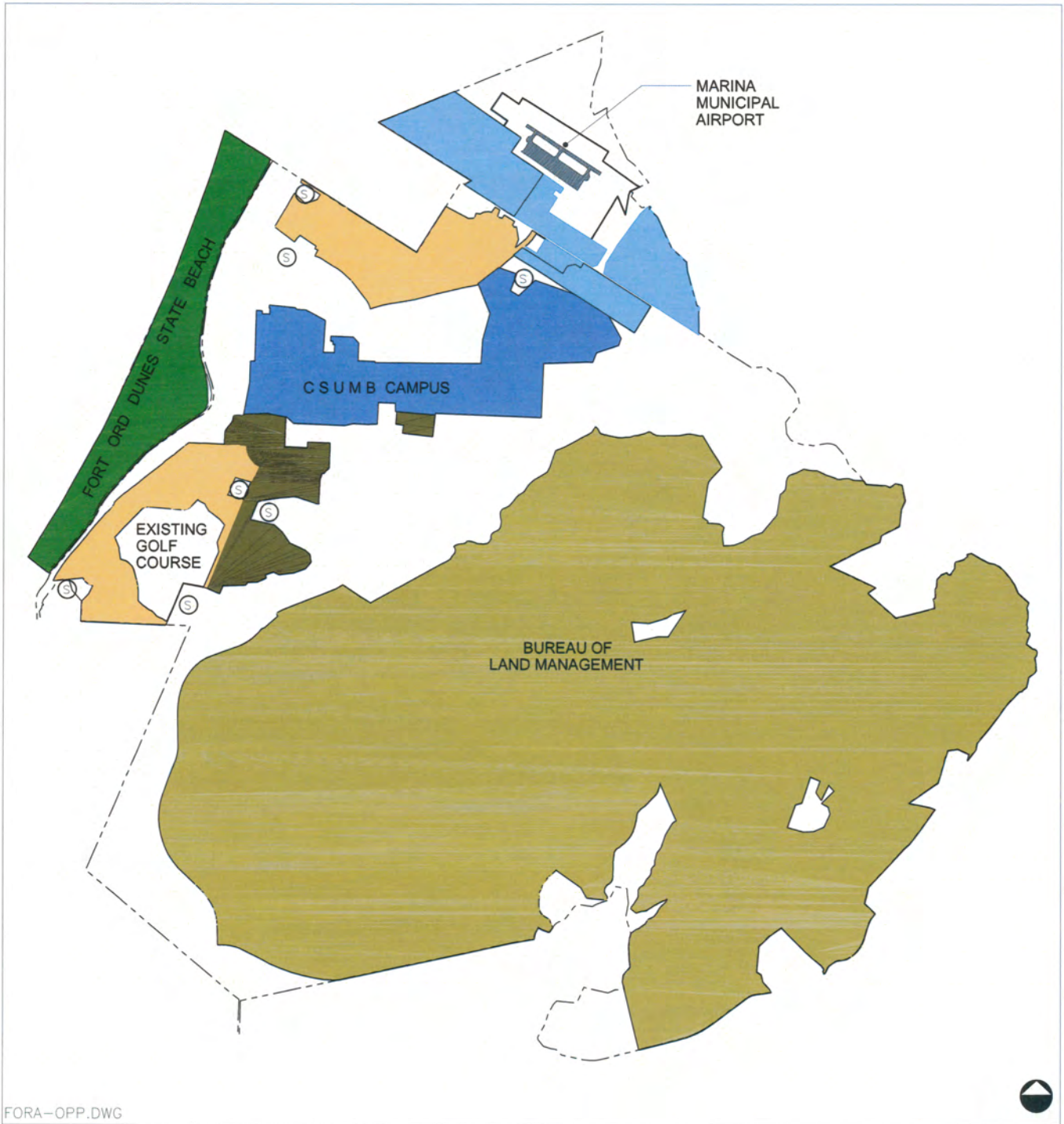
LEGEND

- Fort Ord Boundary
- City Limits
- Residential
- Agriculture
- Park/Open Space/Recreation
- Public/Institution
- Business Park/Industrial
- Commercial/Retail

Source: Michael Baker International, 2016; Monterey County, 2016

FIGURE 3.2-3
REGIONAL LAND USE CONTEXT





FORA-OPP.DWG

SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:

- | | | | |
|---|---|---|---------------------------------|
|  | CSUMB Campus |  | Bureau of Land Management Lands |
|  | UC MBEST Center |  | Existing Housing Resources |
|  | Fort Ord Dunes State Beach |  | Military Enclave |
| |  | | Existing Primary/Middle Schools |

FIGURE 3.2-5
FORT ORD ASSETS
AND OPPORTUNITIES



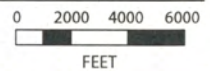
FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)



T:\CS\Work\Fort Ord Reuse Authority_FORA\Reuse Plan PDF\Figures

Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; Michael Baker International, Inc., 2016.



LEGEND

- | | | | |
|---|---|---|---------------------------------|
|  | CSUMB Campus |  | Fort Ord National Monument |
|  | UC MBEST Center |  | Existing Housing Resources |
|  | Fort Ord Dunes State Park |  | Military Enclave |
| |  | | Existing Primary/Middle Schools |

NOTE: Final Reassessment Report (2012) Category I modifications only are made on this figure.

FIGURE 3.2-5
FORT ORD ASSETS AND OPPORTUNITIES



FORT ORD REUSE PLAN



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:

-  Riparian/Estuarine Corridor
-  Parks/Open Space
-  Trail/Open Space Link
-  Major Projected Habitat:
- BLM: Bureau of Land Management
- UCNRS: University of California Natural Reserve System

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EMC Planning Group Inc.

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FIGURE 3.6-1

REGIONAL OPEN SPACE SYSTEM



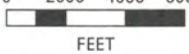
FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

T:_CS\Work\Fort Ord Reuse Authority_FORA\Reuse Plan PDF\Figures



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected). 1995; Monterey Co., 1995; EDAW, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016. 0 2000 4000 6000



LEGEND

-  Riparian/Estuarine Corridor
-  Parks/Open Space
-  Stillwell Hall
-  Trail/Open Space Link
-  Major Projected Habitat:
Fort Ord National Monument,
UCNRS: University of California
Natural Reserve System

FIGURE 3.6-1
REGIONAL OPEN SPACE SYSTEM



FORT ORD REUSE PLAN

Fort Ord Reuse Authority (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

- LEGEND:**
- Bureau or Land Management Lands
 - Limited Access
 - Restricted Access
 - California State Parks
 - CSUMB Campus
 - Other Public Open Space - Recreation-Oriented
 - Other Public Open Space - Habitat Management
 - Commercial Recreation
 - Jurisdiction Boundaries
 - Regional Hiker/Biker Trail
 - Local Hiker/Biker Trail
 - Equestrian Trail
 - P Neighborhood Park
 - P Community Park
 - G Golf Course Opportunity Site
 - Eq Equestrian Center Opportunity Site
 - V Visitor/Cultural Center
 - T Trailhead
 - S Environmental Education
 - Y Youth Camp

SHEET TITLE:





















OPEN SPACE & RECREATION FRAMEWORK

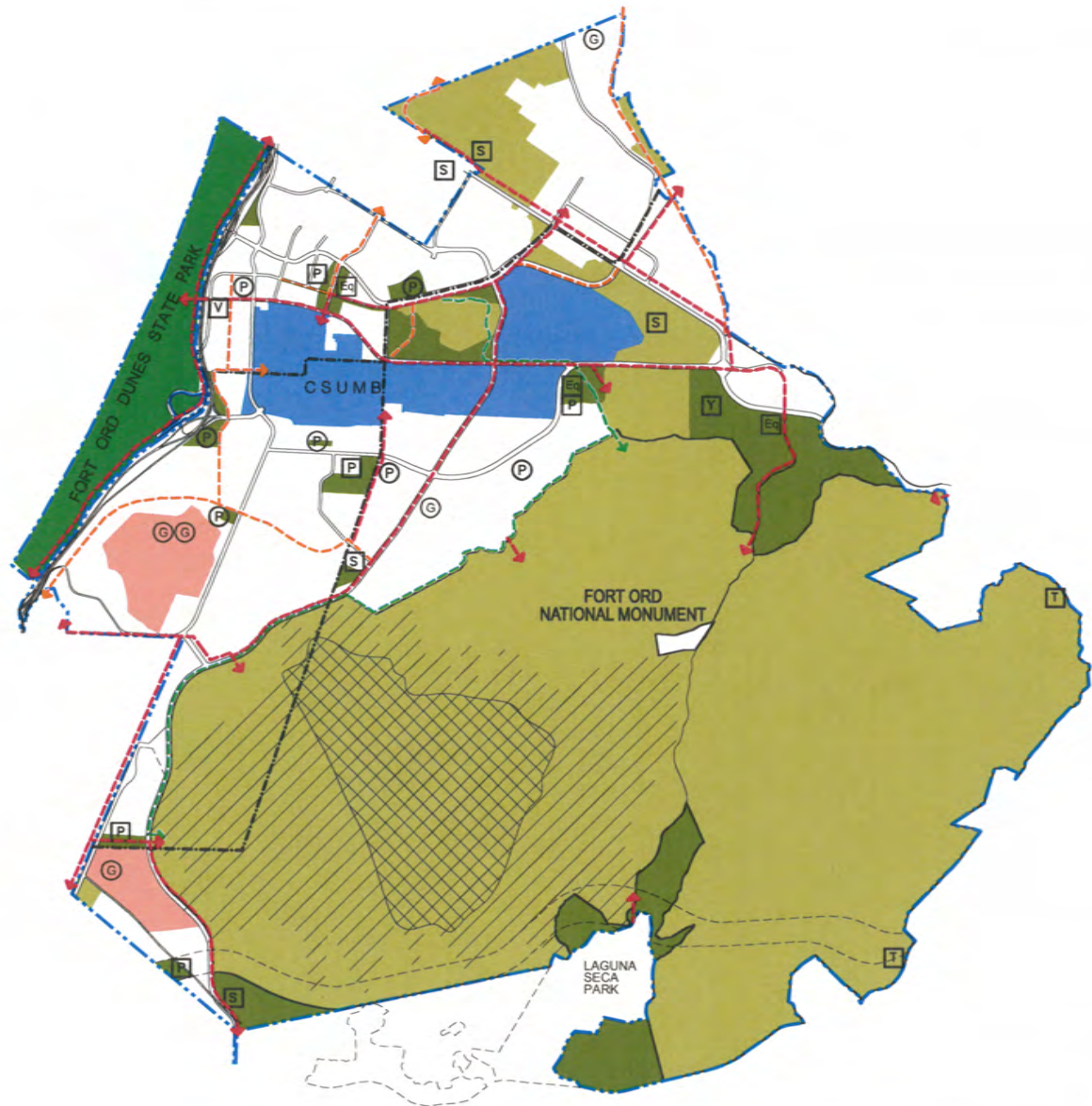
		<p>SOURCE: James & Sullivan, 1995 Reimer Associates, (Un-Proposed), 1995 Mutterley County, 1995 EDAW, Inc., 1996</p>	<p>FIGURE 3.6-3</p>
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FORT ORD REUSE PLAN
FORT ORD REUSE AUTHORITY (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

LEGEND

-  Other Open Space - Habitat management & Fort Ord National Monument
-  Other Public Open Space - Recreation-Oriented
-  Limited Access
-  Restricted Access
-  California State Parks
-  CSUMB Campus
-  Commercial Recreation
-  Fort Ord Boundary
-  Jurisdiction Boundaries
-  Regional Hiker/Biker trail
-  Local Hiker/Biker trail
-  Equestrian Trail
-  Neighborhood Park
-  Community Park
-  Golf Course Opportunity Site
-  Visitor/Cultural Center
-  Trailhead
-  Environmental Education
-  Youth Camp
-  Equestrian Center Opportunity Site



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016.

FIGURE 3.6-3
OPEN SPACE & RECREATION FRAMEWORK

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

SHEET TITLE:

MARINA PLANNING AREAS



SOURCE:
Jones & Stokes, 1995
Reimer Associates,
(Un-Projected), 1995
Monterey County, 1995
EDAW, Inc., 1995

FIGURE
3.8-1

Airport Planning Area

- Habitat Management District
- North Airport Light Industrial/Tech Center
- Marina Municipal Airport
- Marina Light Industrial/Tech Center
- MBEST Cooperative Planning District

Existing City of Marina Neighborhoods

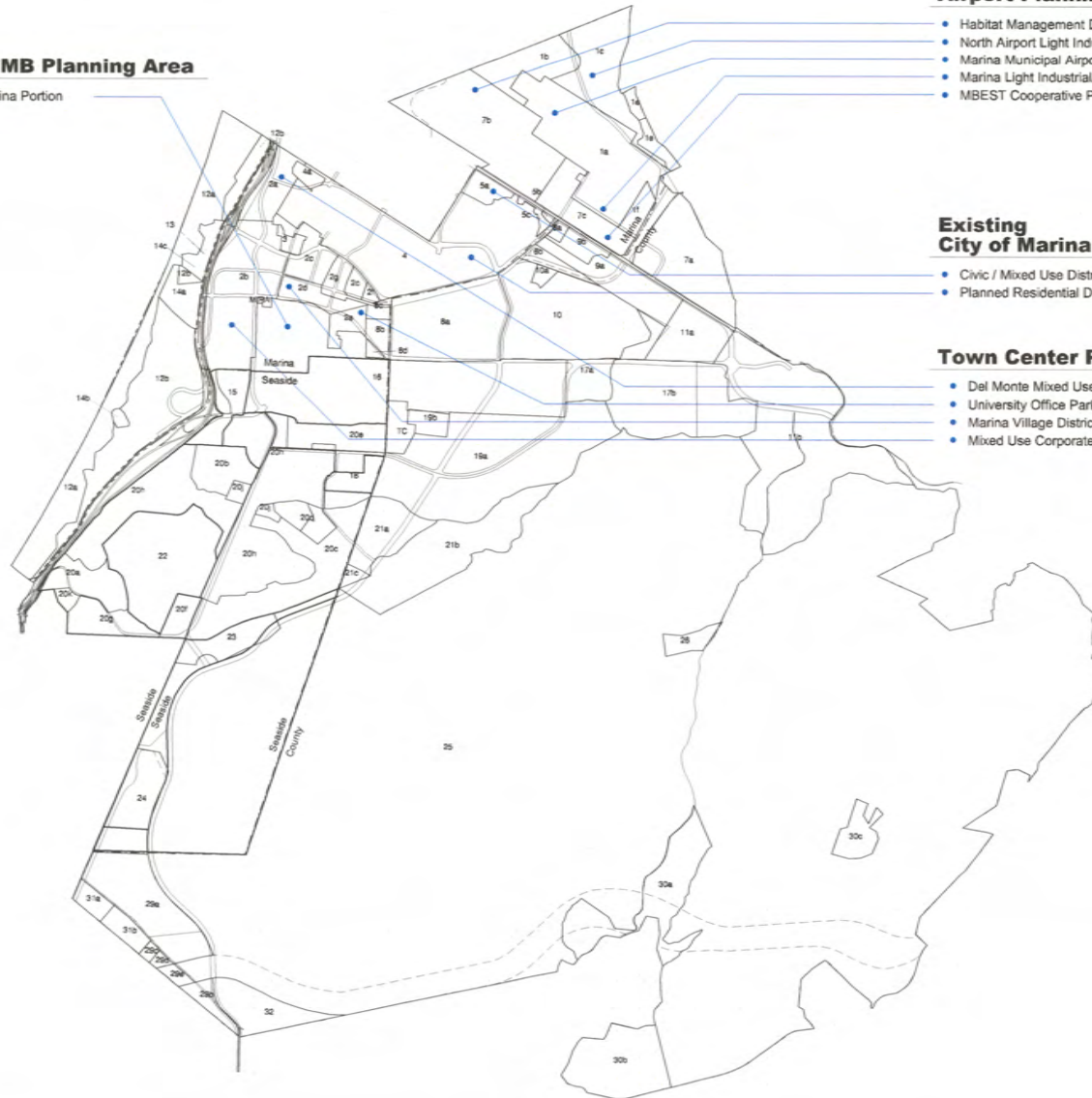
- Civic / Mixed Use District
- Planned Residential District

Town Center Planning Area

- Del Monte Mixed Use District
- University Office Park / R D District
- Marina Village District
- Mixed Use Corporate Center

CSUMB Planning Area

- Marina Portion



FORT ORD REUSE PLAN
FORT ORD REUSE AUTHORITY (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

CSUMB Planning Area

- Marina Portion

Airport Planning Area

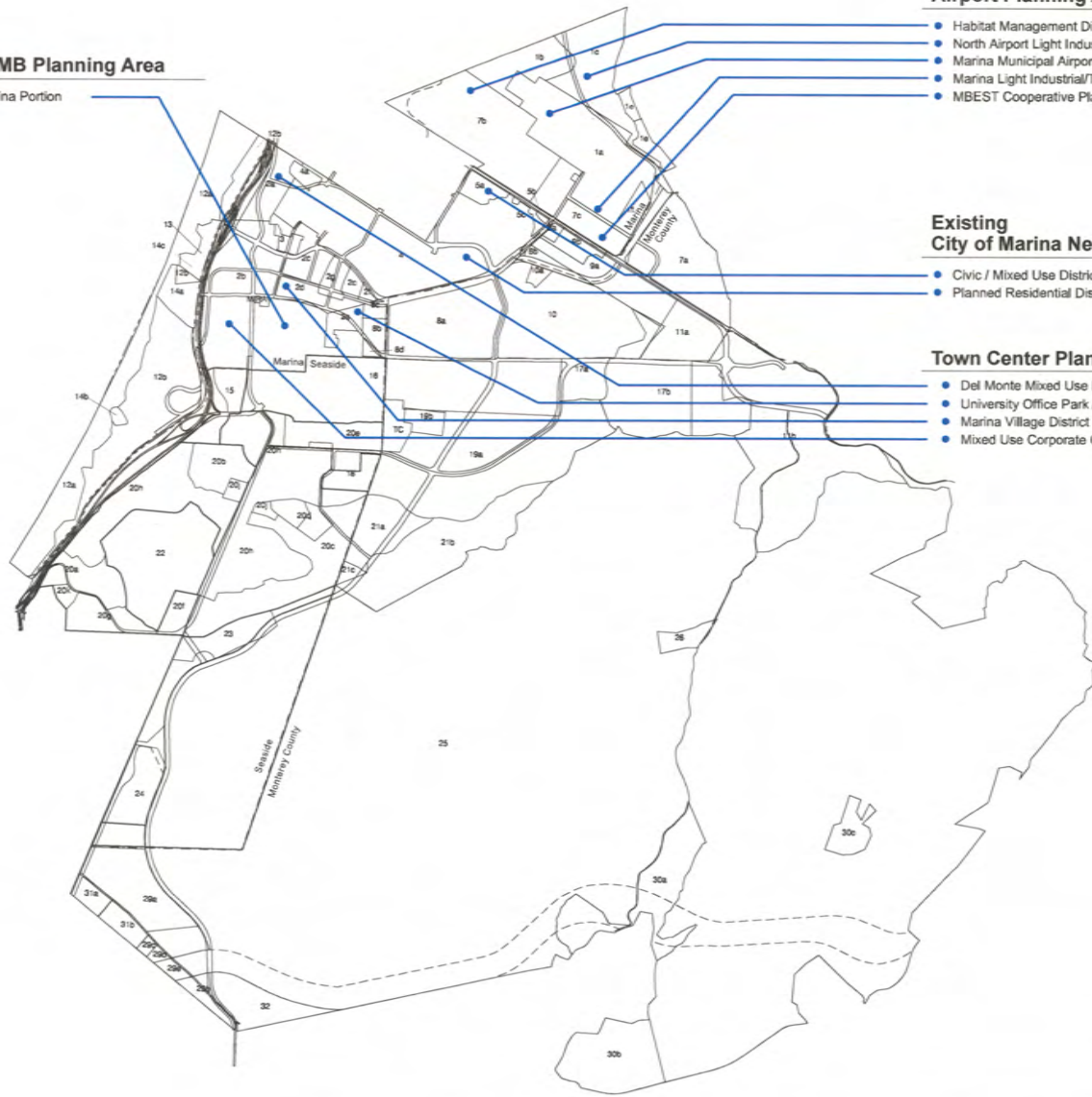
- Habitat Management District
- North Airport Light Industrial/Tech Center
- Marina Municipal Airport
- Marina Light Industrial/Tech Center
- MBEST Cooperative Planning District

Existing City of Marina Neighborhoods

- Civic / Mixed Use District
- Planned Residential District

Town Center Planning Area

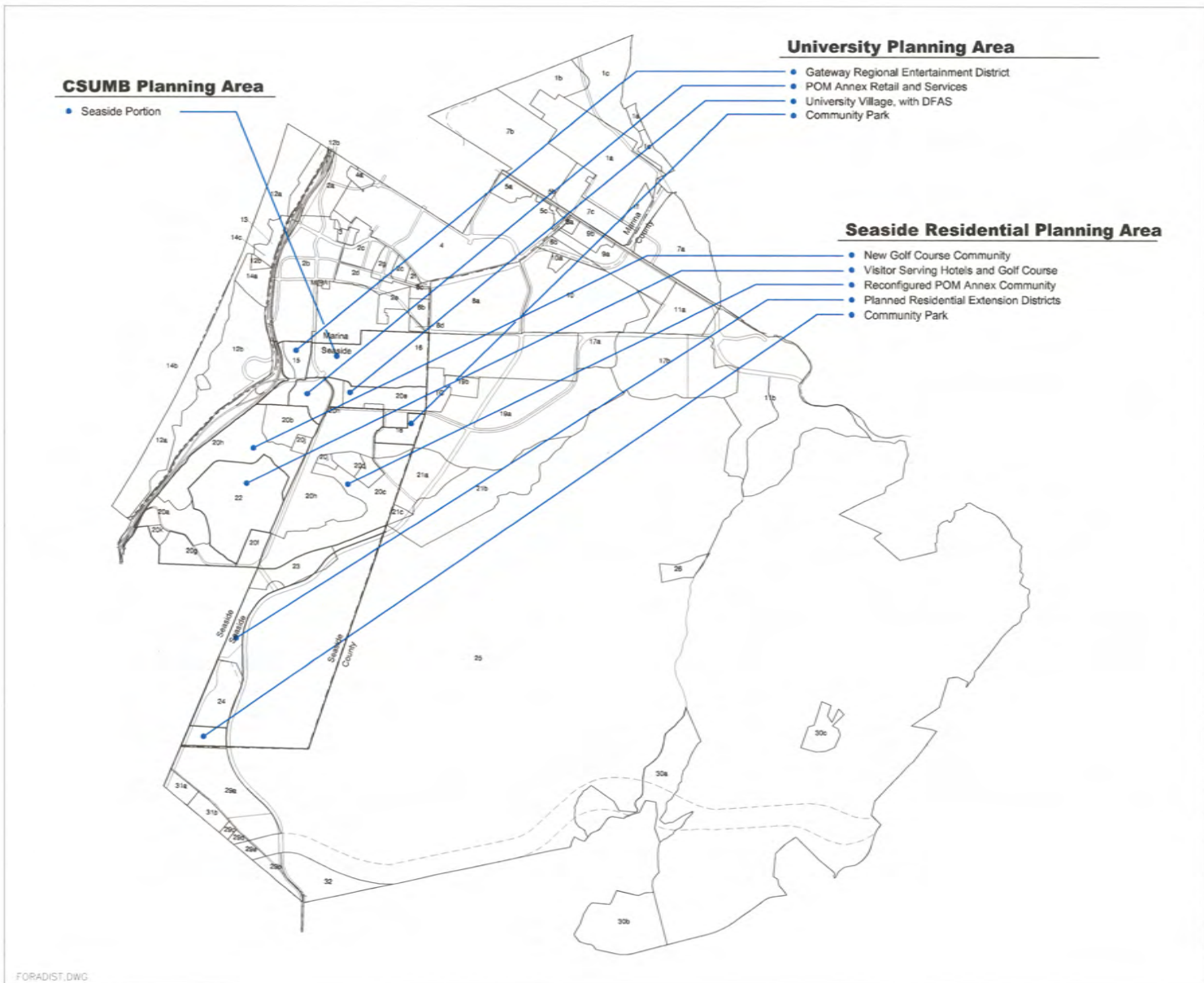
- Del Monte Mixed Use District
- University Office Park / R&D District
- Marina Village District
- Mixed Use Corporate Center



Note: Final Reassessment Report (2012) Category I modifications only are made on this figure.

Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; Michael Baker International, Inc., 2016.

FIGURE 3.8-1
MARINA PLANNING AREAS



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FORT ORD REUSE PLAN

Fort Ord Reuse Authority (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

SHEET TITLE:

SEASIDE PLANNING AREAS



SOURCE:
Jones & Stokes, 1995
Palmer Associates,
(Re-Projected), 1995
Monterey County, 1995
EDAW, Inc., 1996

FIGURE

3.9-1

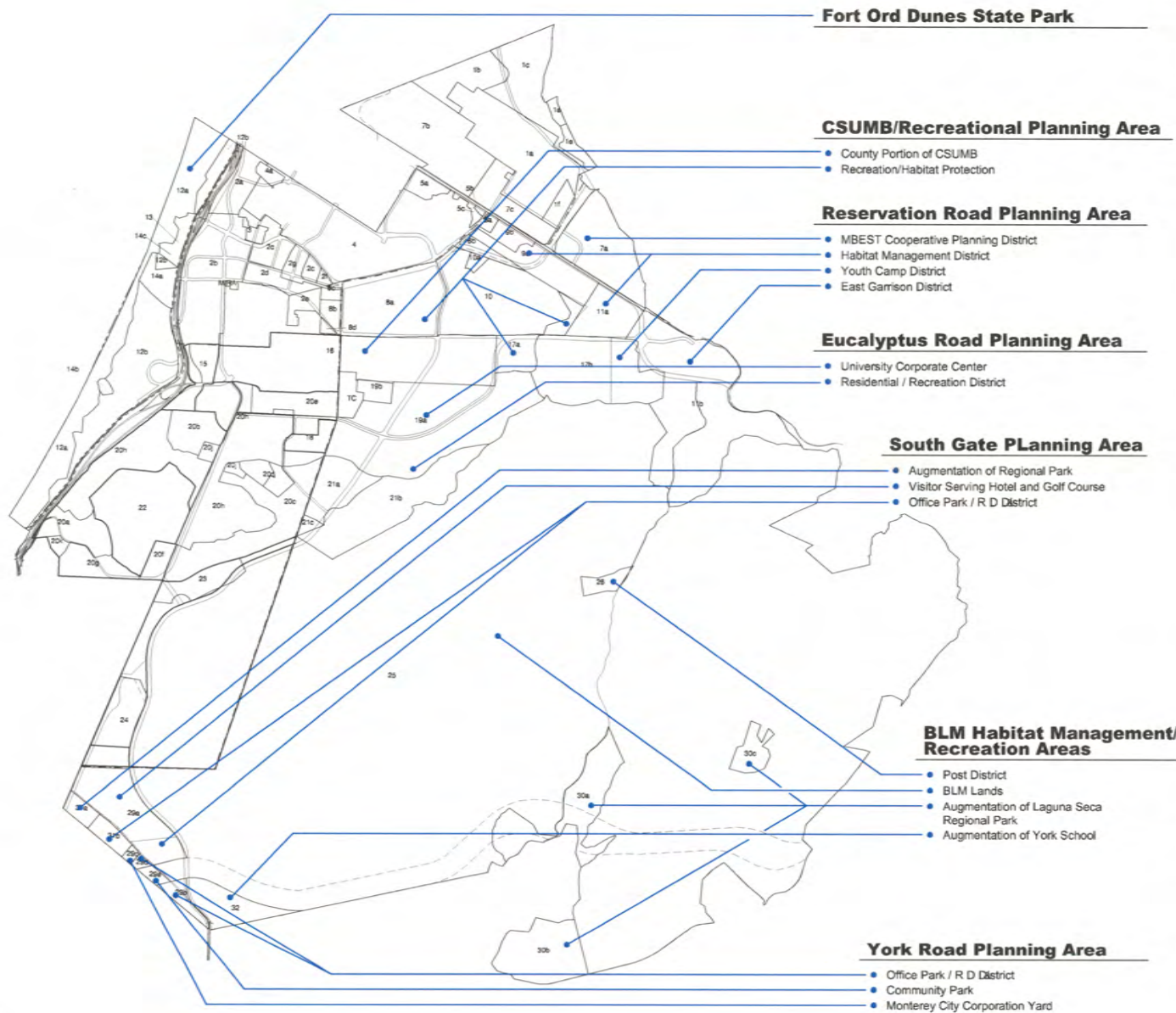
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Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International



Note: Final Reassessment Report (2012) Category I modifications only are made on this figure.

Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; Michael Baker International, Inc., 2016.

FIGURE 3.9-1
SEASIDE PLANNING AREAS



FORT ORD REUSE PLAN
Fort Ord Reuse Authority (FORA)

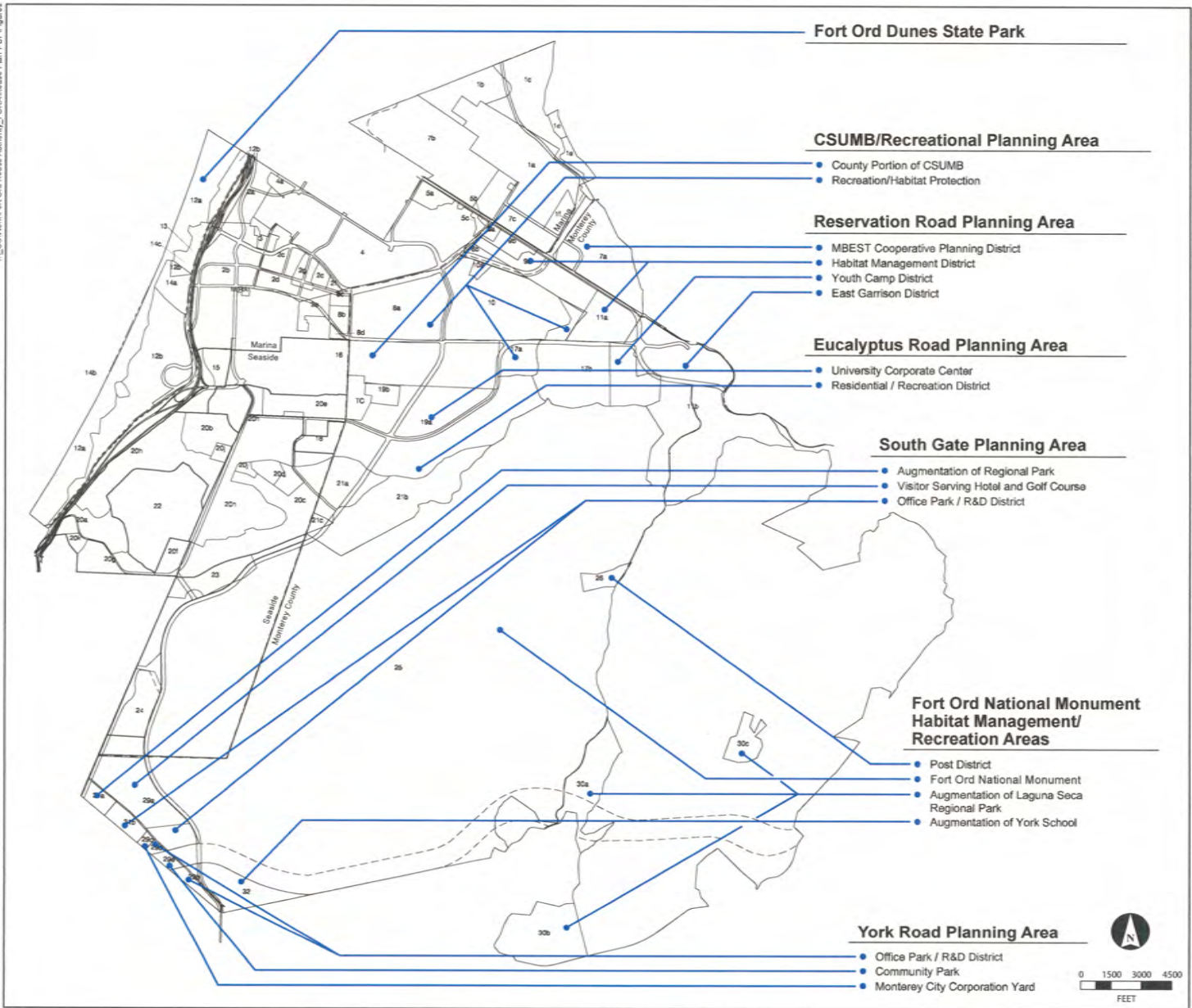
Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

SHEET TITLE:
COUNTY PLANNING AREAS

SCALE: 1" = 1000'
NORTH

SOURCE: Jones & Stokes, 1995
Palmer Associates, (In-Progress), 1995
Monterey County, 1995
EDAW, Inc., 1996

FIGURE
3.10-1



FORT ORD REUSE PLAN
FORT ORD REUSE AUTHORITY (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

Note: Final Reassessment Report (2012) Category I modifications only are made on this figure.

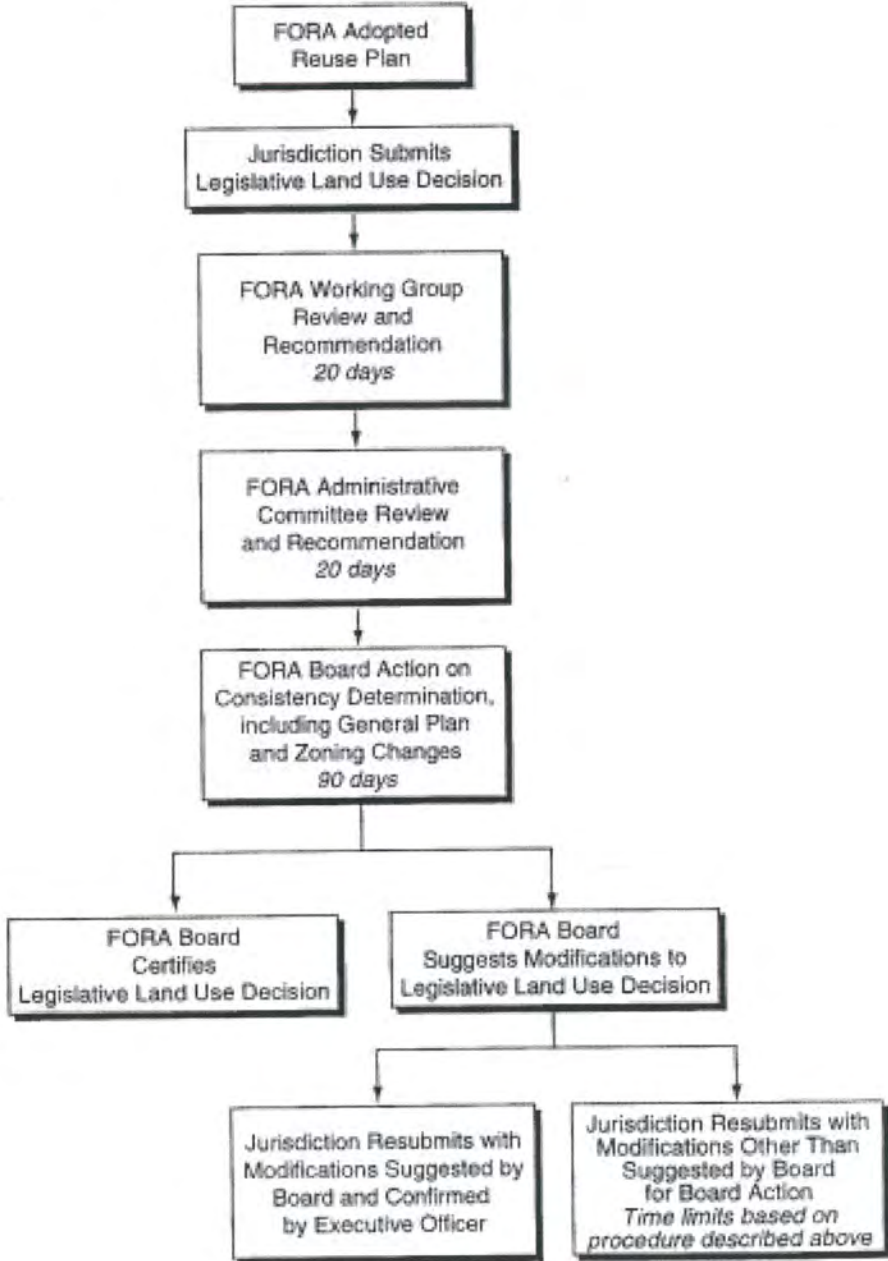
Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1998; Michael Baker International, Inc., 2016.

FIGURE 3.10-1
COUNTY PLANNING AREAS

Procedure for Consistency Determinations

Pursuant to Section 67675,
Title 7.85 of the California Government Code

Framework for the Reuse Plan



FORA has the ultimate authority until the year 2015 for all legislative land use decisions affecting property at Fort Ord

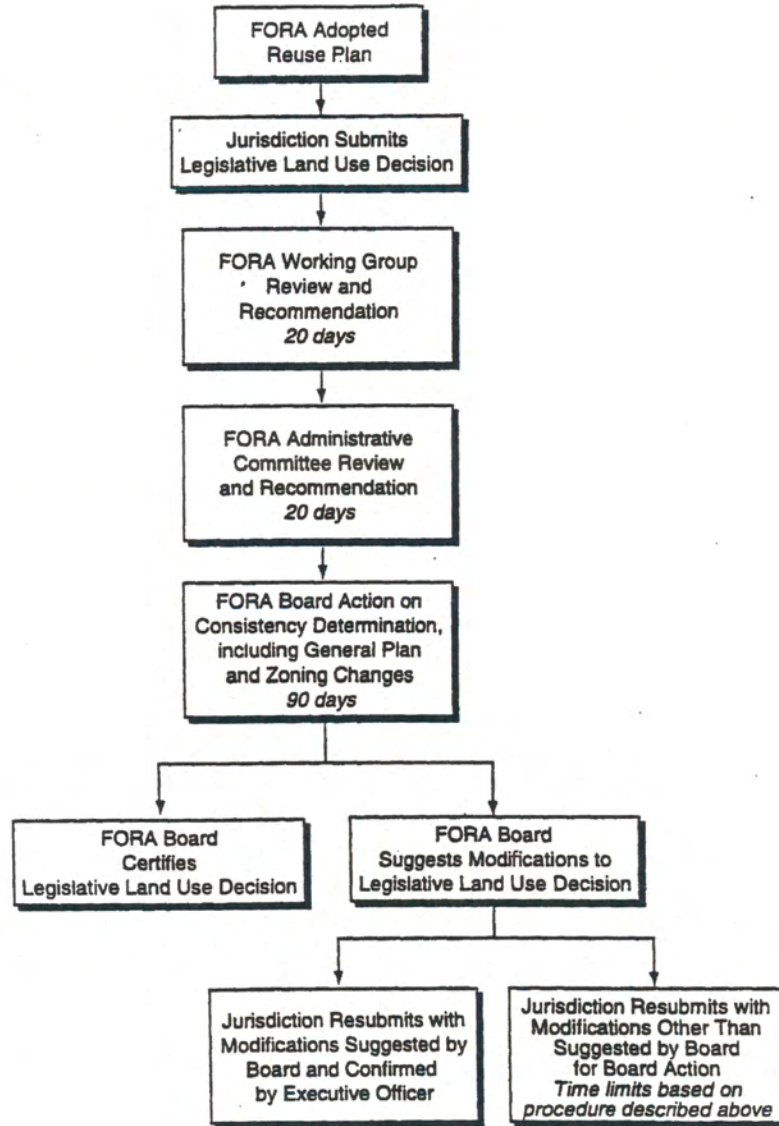


FORT ORD REUSE PLAN
 FORT ORD REUSE AUTHORITY (FORA)

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**Procedure for
 Consistency Determinations**

Pursuant to Section 67675,
 Title 7.85 of the California Government Code



FORA has the ultimate authority until its termination
 for all legislative land use decisions affecting property at Fort Ord

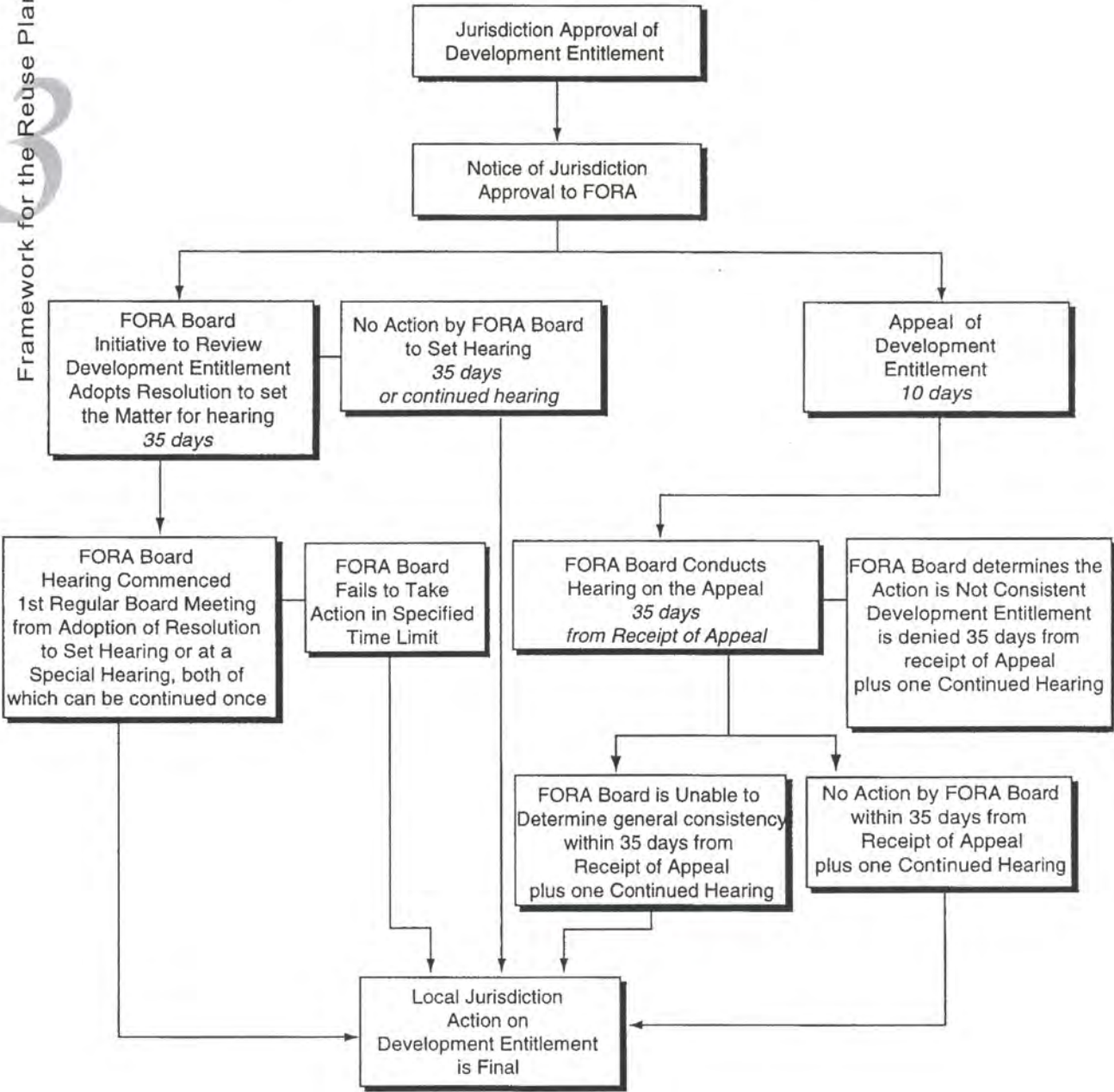
Source: Fort Ord Reuse Authority, 1997

FIGURE 3.11-1
 LEGISLATIVE LAND USE
 CONSISTENCY DETERMINATIONS

Procedure for Appeals and Review of Development Entitlements for General Consistency

Pursuant to Section 67675,
Title 7.85 of the California Government Code

Framework for the Reuse Plan





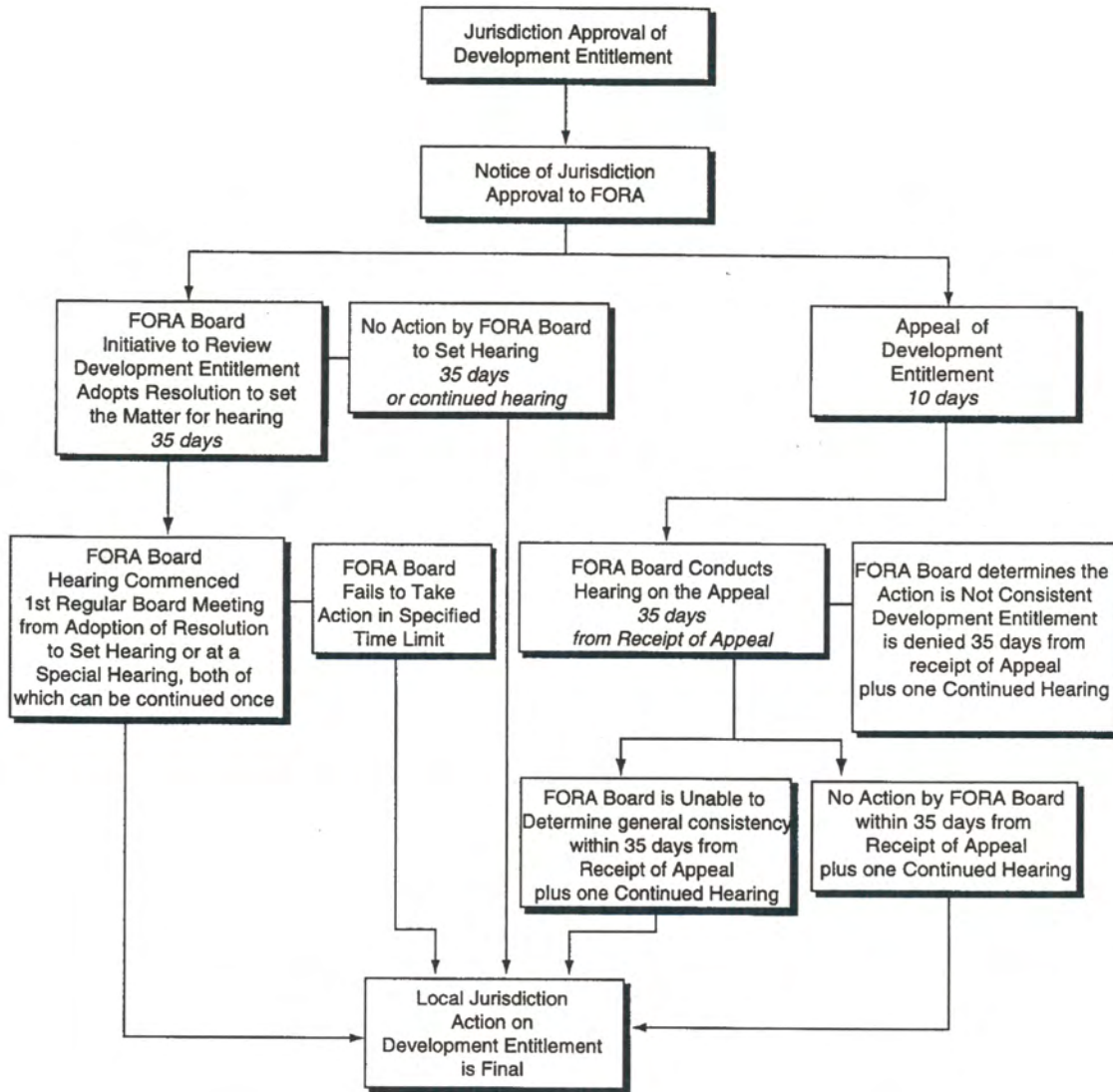
FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

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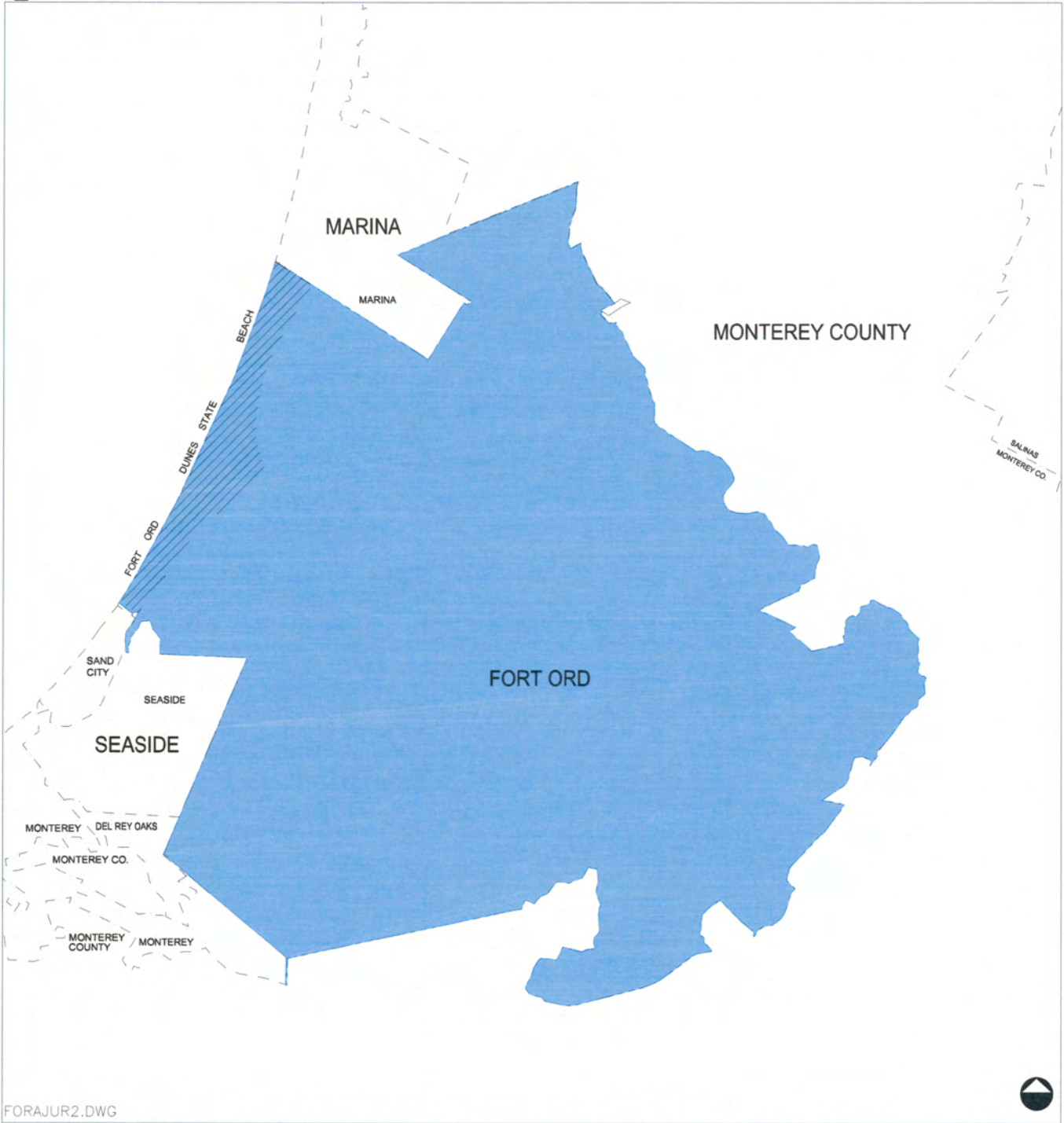
Procedure for Appeals and Review of Development Entitlements for General Consistency

Pursuant to Section 67675,



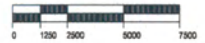
Source: Fort Ord Reuse Authority, 1997

FIGURE 3.11-2
APPEALS AND REVIEW OF
DEVELOPMENT ENTITLEMENTS



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SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:


- Jurisdiction Boundary
-  California Coastal Commission Coastal Management Zone

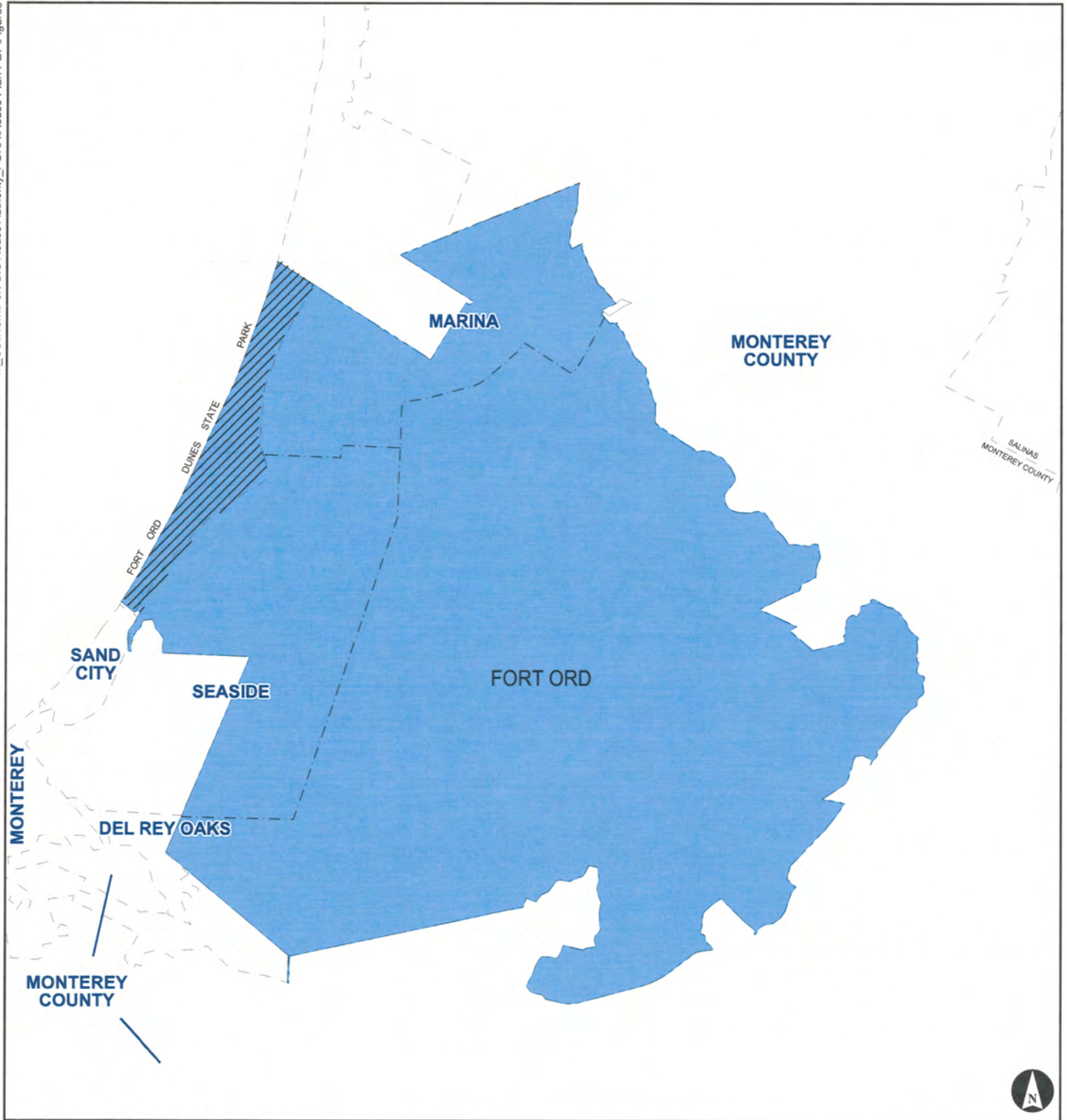
FIGURE 4.1-2
PLANNING AREAS AND
LOCAL JURISDICTIONS



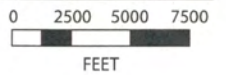
FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

T:_CS\Work\Fort Ord Reuse Authority_FORA\Reuse Plan PDF\Figures



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; Michael Baker International, Inc., 2016.



LEGEND




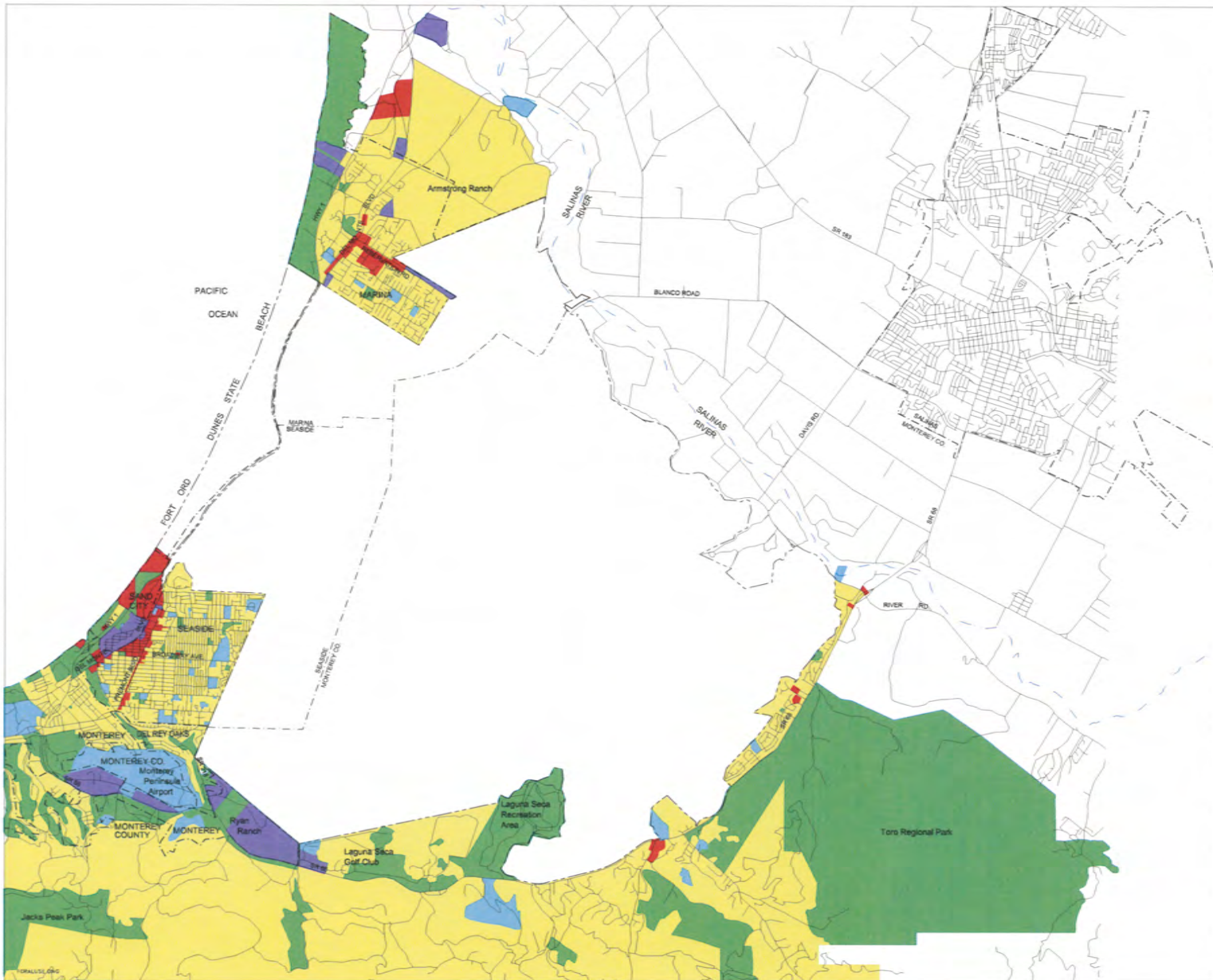
-  Jurisdiction Boundary
-  California Coastal Commission Coastal Management Zone in Fort Ord
-  Fort Ord

FIGURE 4.1-2
PLANNING AREAS AND
LOCAL JURISDICTIONS



FORT ORD REUSE PLAN

Fort Ord Reuse Authority (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
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Civil Engineering	JHK and Associates
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Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

LEGEND:

- Residential
- Parks/OpenSpace/Recreation
- Public/Institutional
- Business Park/Industrial
- Commercial/Retail

SHEET TITLE:

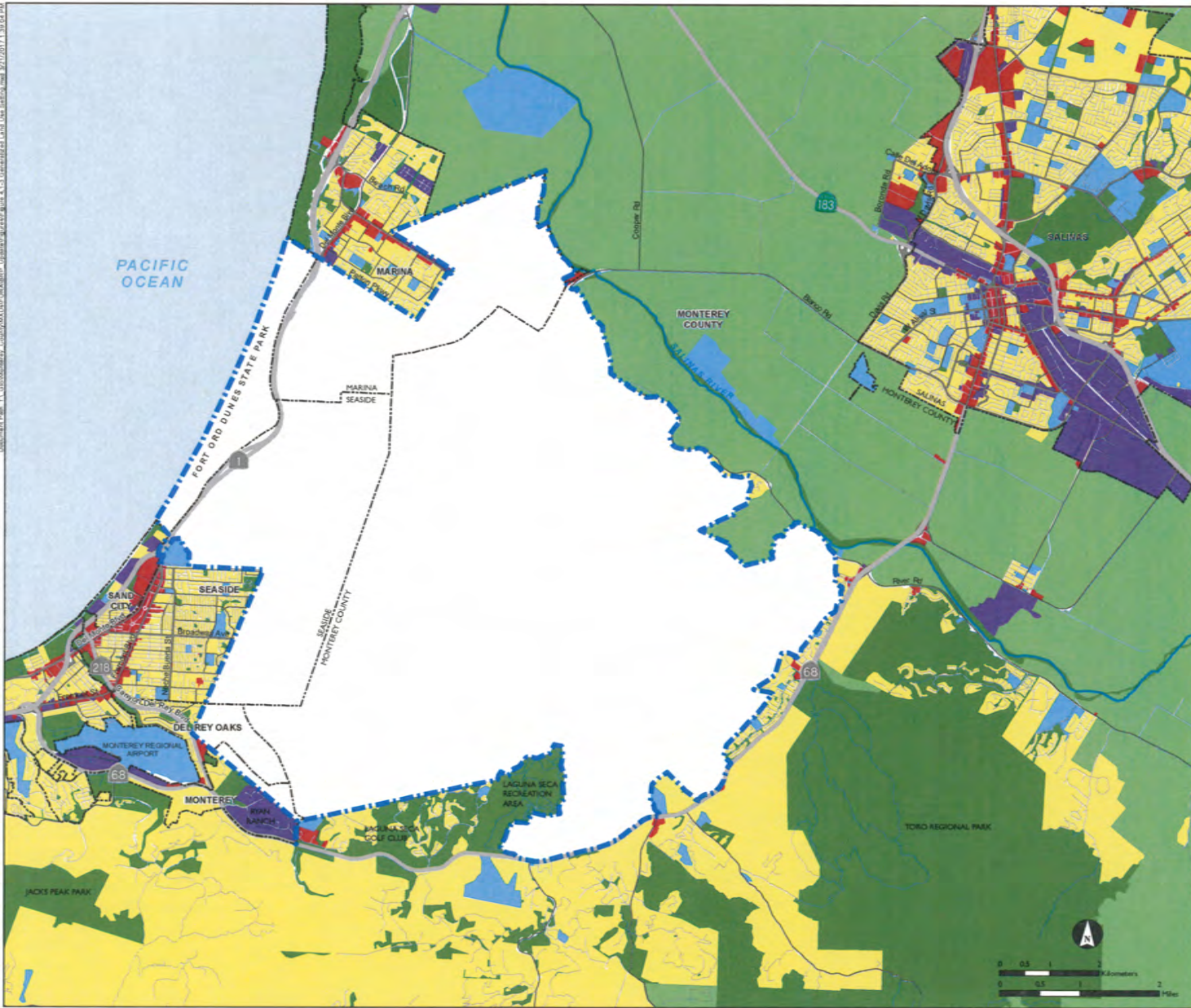
GENERALIZED LAND USE SETTING



SOURCE:
Jones & Stokes, 1995
Reimer Associates,
(un-dated); 1995
Monterey County, 1995
EDAW, Inc., 1996

FIGURE
4.1-3

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FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

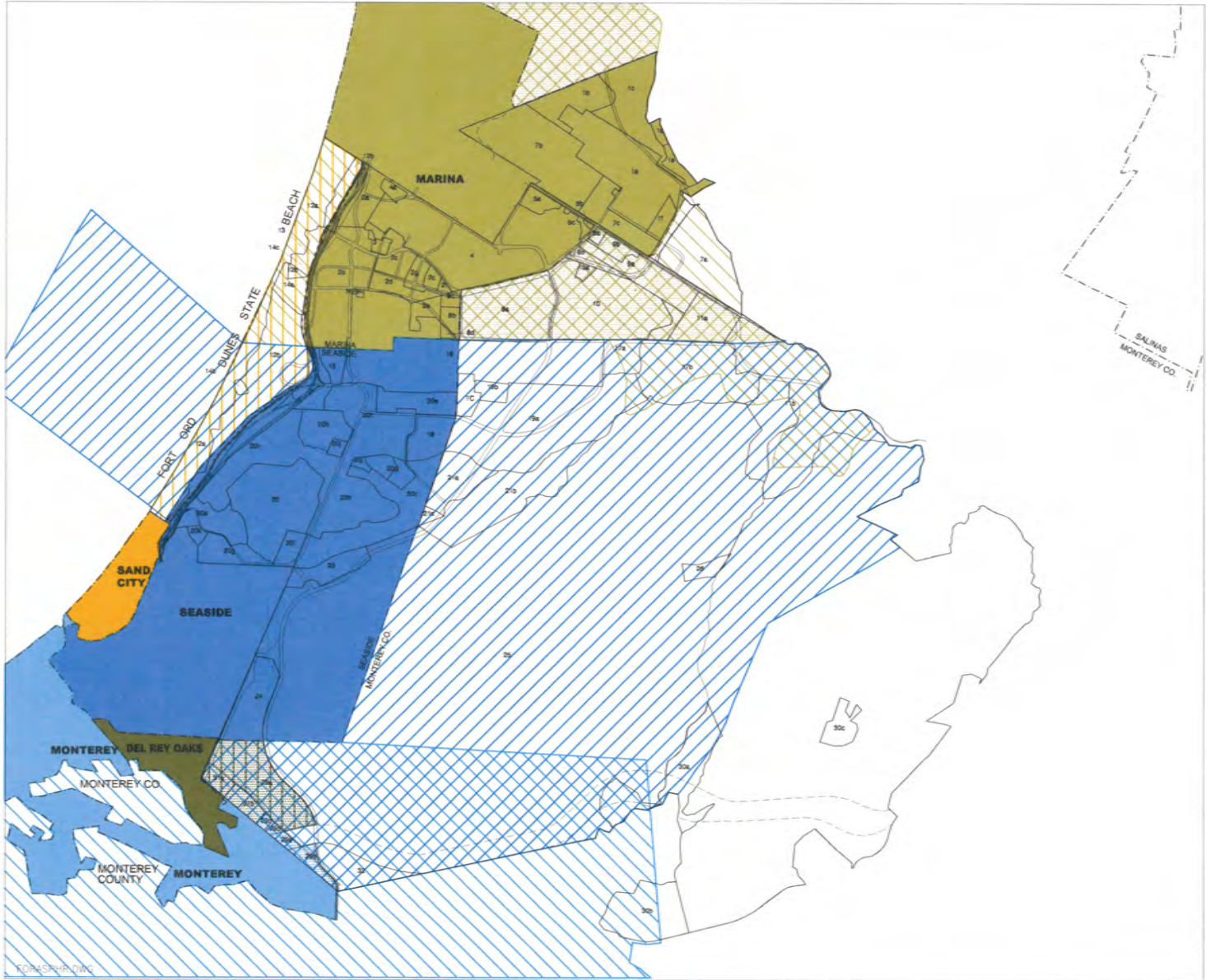
LEGEND

- Fort Ord Boundary
- City Limits
- Residential
- Agriculture
- Park/Open Space/Recreation
- Public/Institution
- Business Park/Industrial
- Commercial/Retail

Source: Michael Baker International, 2016; Monterey County, 2016

FIGURE 4.1-3
GENERALIZED LAND USE SETTING





FORT ORD REUSE PLAN

Fort Ord Reuse Authority (FORA)

Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

LEGEND:

- CITY OF MARINA
- Sphere of Influence-Adopted
- Sphere of Influence-Proposed
- CITY OF SEASIDE
- Sphere of Influence-Proposed
- CITY OF SAND CITY
- Sphere of Influence-Proposed
- CITY OF DEL REY OAKS
- Sphere of Influence and Annexation-Proposed
- CITY OF MONTEREY
- Sphere of Influence-Proposed
- Sphere of Influence and Annexation-Proposed

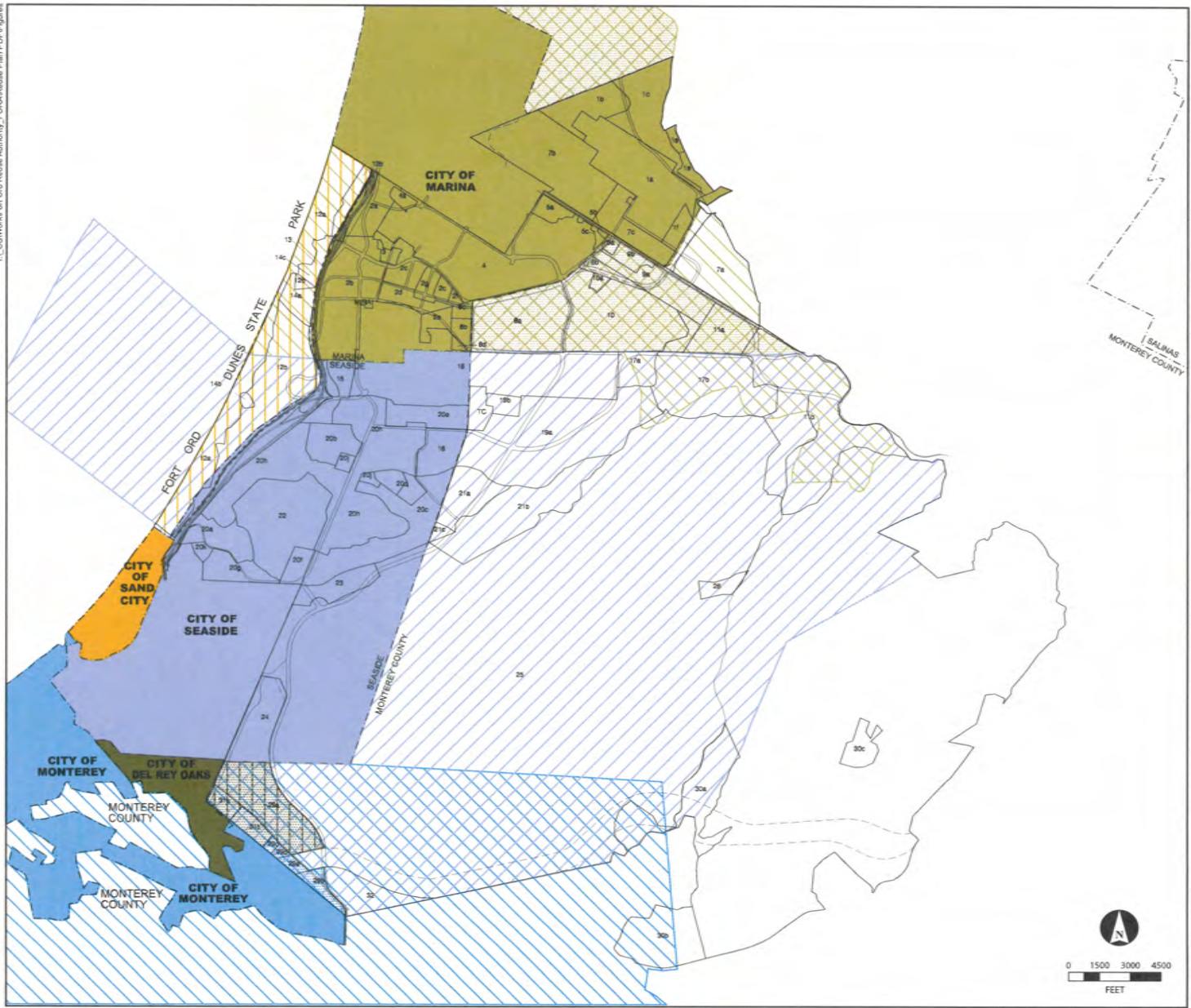
SHEET TITLE:

SPHERE OF INFLUENCE AND ANNEXATION REQUESTS



SOURCE:
 Jones & Stokes, 1985
 Reimer Associates, (Site-Proposed), 1995
 Monterey County, 1995
 EDAW, Inc., 1994

FIGURE
4.1-4



FORT ORD REUSE PLAN
FORT ORD REUSE AUTHORITY (FORA)

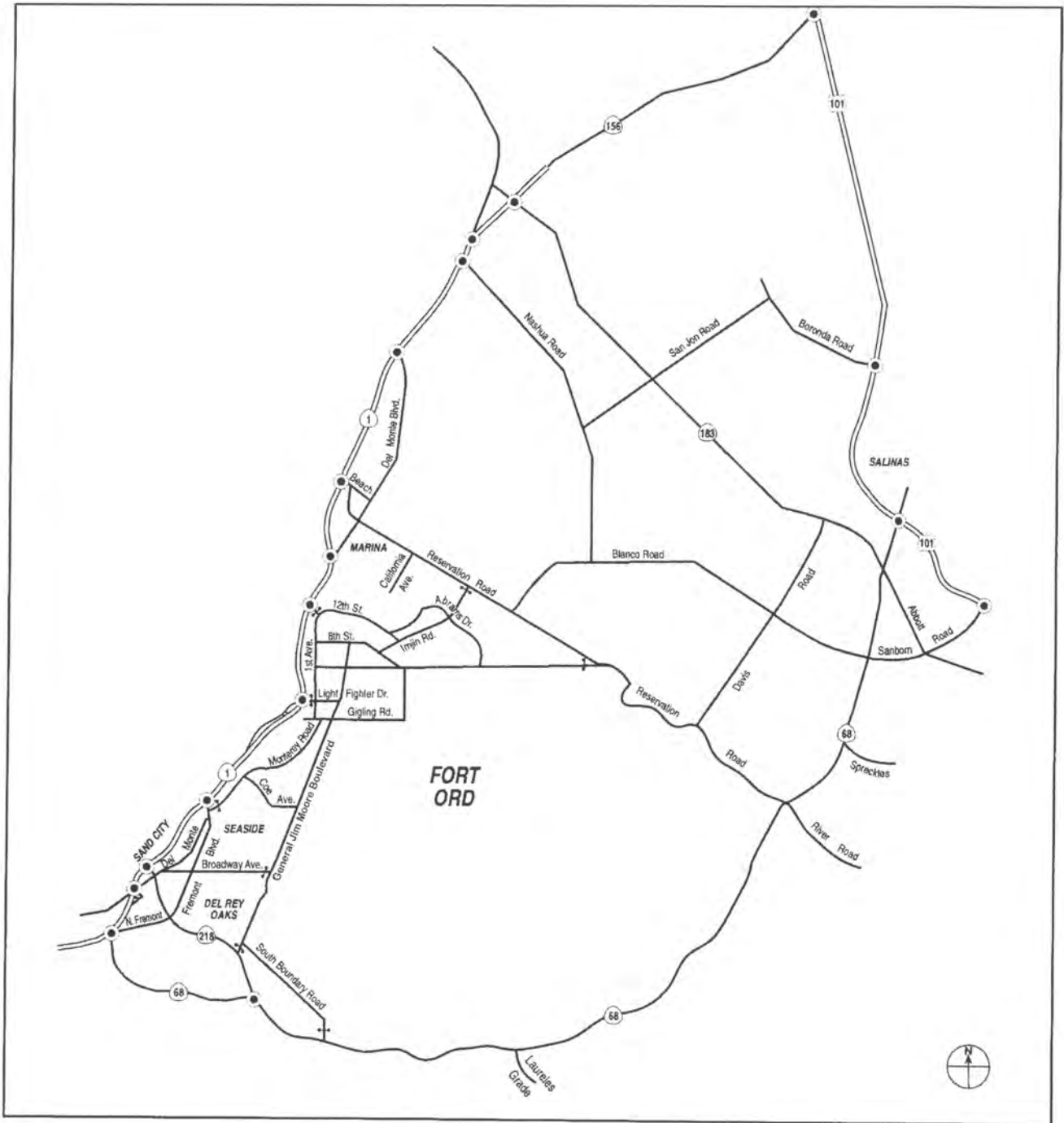
Land Planning	EDAW, Inc.
Market Analysis	EMC Planning Group, Inc.
Transportation Engineering	Sedway Kotin Mouchly Group
Civil Engineering	JHK and Associates
Fiscal Analysis	Reimer Associates
Habitat Planning	Angus McDonald Associates
Public Communications	Zander Associates
Community Development	The Ingram Group
	Resource Corps International

LEGEND

	CITY OF MARINA
	Sphere of Influence-Adopted
	Sphere of Influence-Proposed
	CITY OF SEASIDE
	Sphere of Influence-Proposed
	CITY OF SAND CITY
	Sphere of Influence-Proposed
	CITY OF DEL REY OAKS
	Sphere of Influence and Annexation-Proposed
	CITY OF MONTEREY
	Sphere of Influence-Proposed
	Sphere of Influence and Annexation-Proposed

Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; Michael Baker International, Inc., 2016.

FIGURE 4.1-4
SPHERE OF INFLUENCE AND ANNEXATION REQUESTS



LEGEND	
	Freeway
	Interchange
	Fort Ord Access Gate

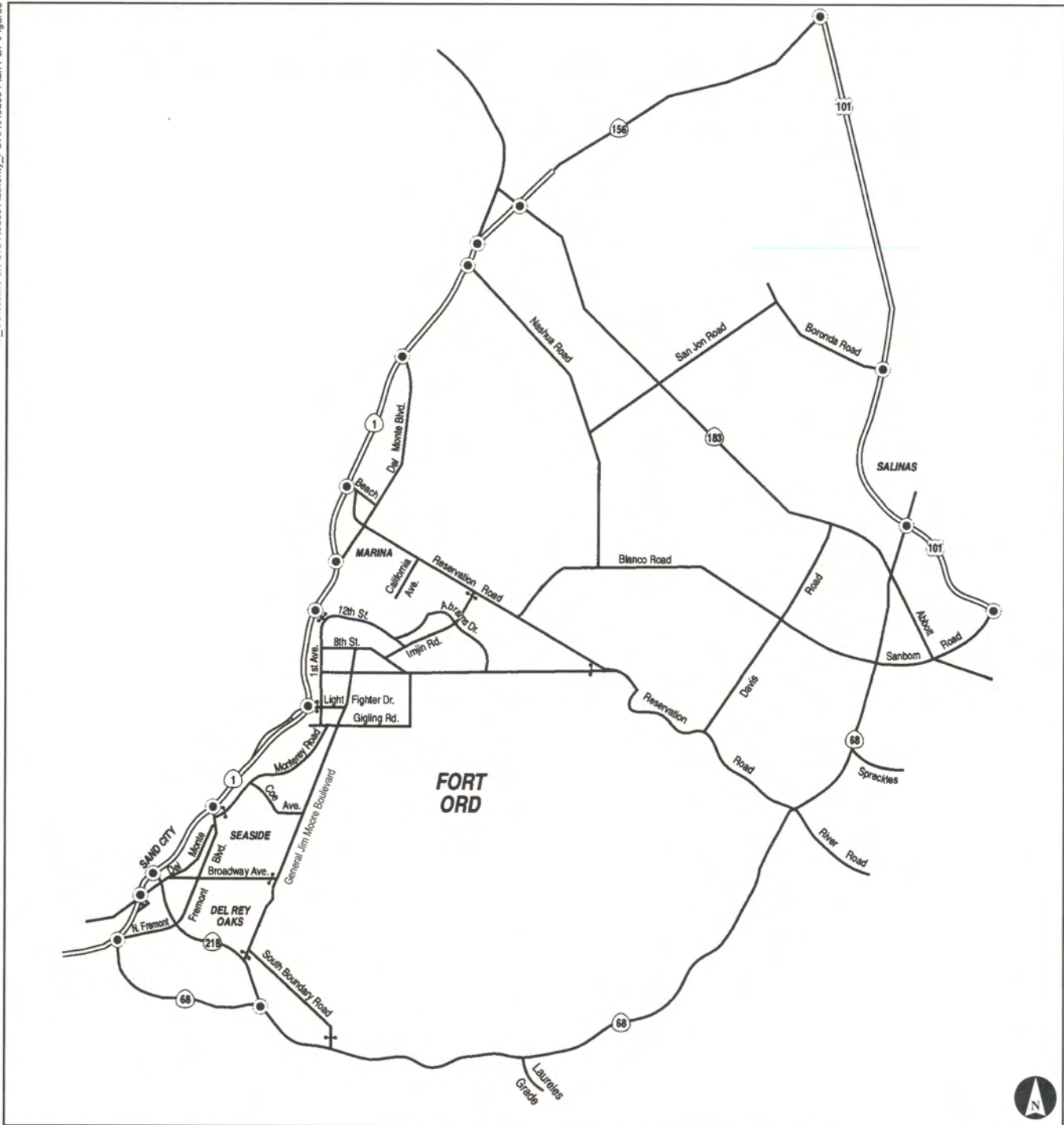
Figure 4.2-1 Existing Transportation Network



FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

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Source: Fort Ord Reuse Authority, 1997

LEGEND




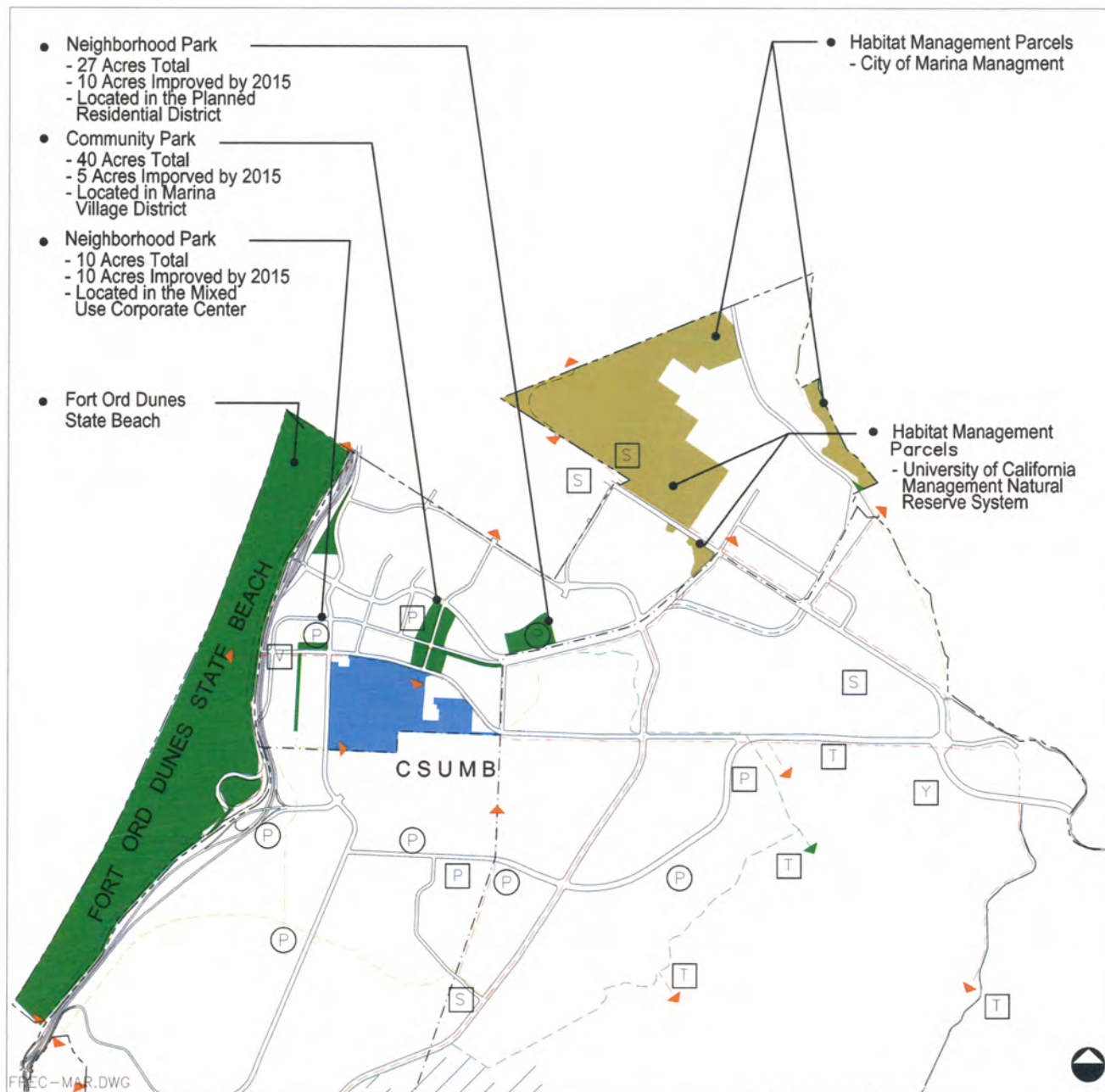
-  Freeway
-  Interchange
-  Fort Ord Access Gate

FIGURE 4.2-1
1997 EXISTING TRANSPORTATION NETWORK



FORT ORD REUSE PLAN



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:

- CSUMB
- Other Public Open Space - Recreation-Oriented
- Other Public Open Space - Habitat Management
- Jurisdiction Boundaries
- Regional Hiker/Biker Trail
- Local Hiker/Biker Trail
- Equestrian Trail
- P Neighborhood Park
- P Community Park
- G Golf Course Opportunity Site
- Eq Equestrian Center Opportunity Site
- V Visitor/Cultural Center
- T Trailhead
- S Environmental Education

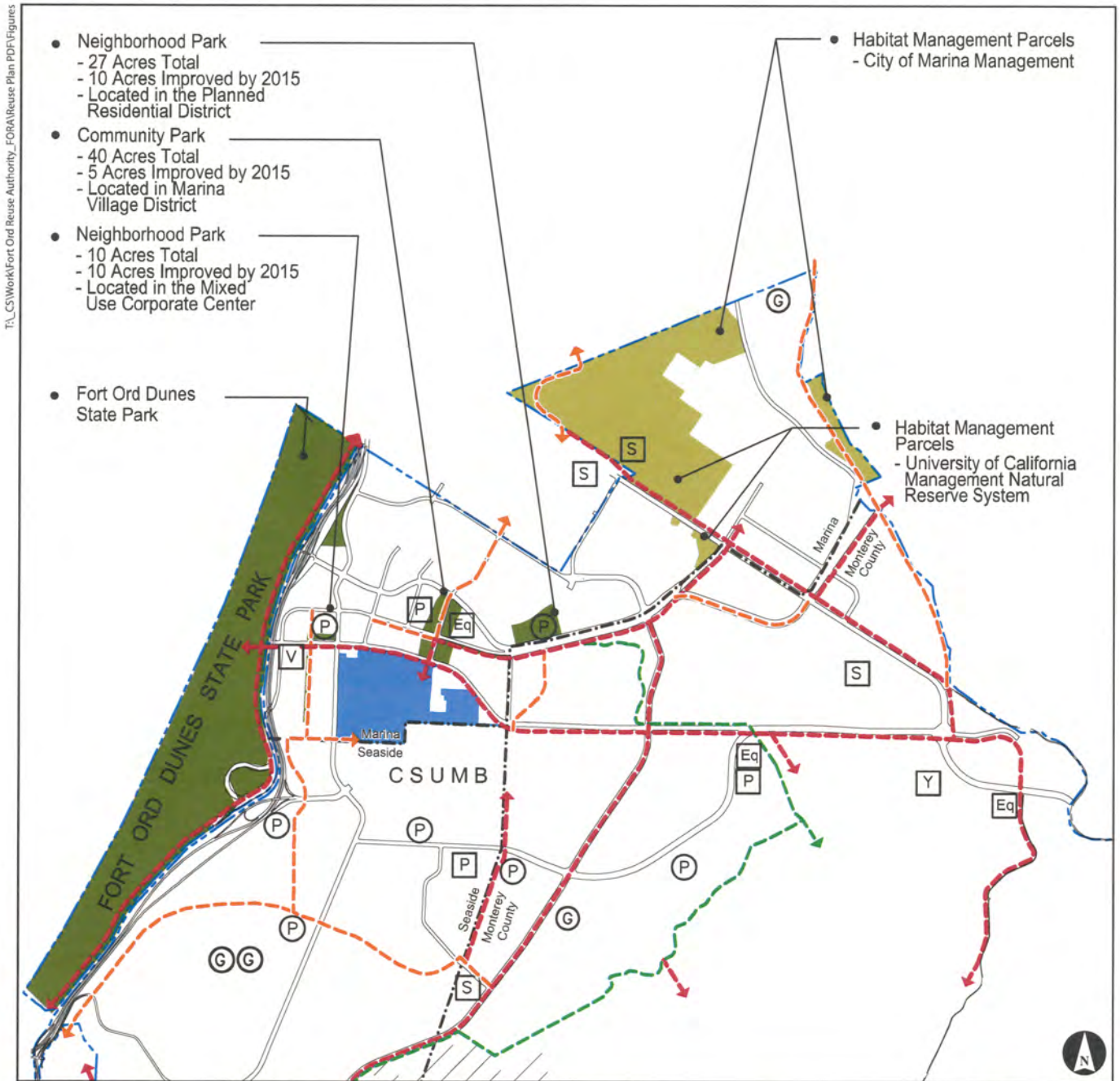
NOTE: Recreation program reflects assumptions and standards used to contribute to the preparation of the Business and Operations Plan and are illustrative.

FIGURE 4.3-1
MARINA OPEN SPACE AND RECREATION ELEMENT



FORT ORD REUSE PLAN

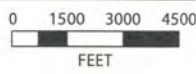
FORT ORD REUSE AUTHORITY (FORA)



- Neighborhood Park
 - 27 Acres Total
 - 10 Acres Improved by 2015
 - Located in the Planned Residential District
- Community Park
 - 40 Acres Total
 - 5 Acres Improved by 2015
 - Located in Marina Village District
- Neighborhood Park
 - 10 Acres Total
 - 10 Acres Improved by 2015
 - Located in the Mixed Use Corporate Center
- Fort Ord Dunes State Park

- Habitat Management Parcels
 - City of Marina Management
 - University of California Management Natural Reserve System

Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016.



LEGEND

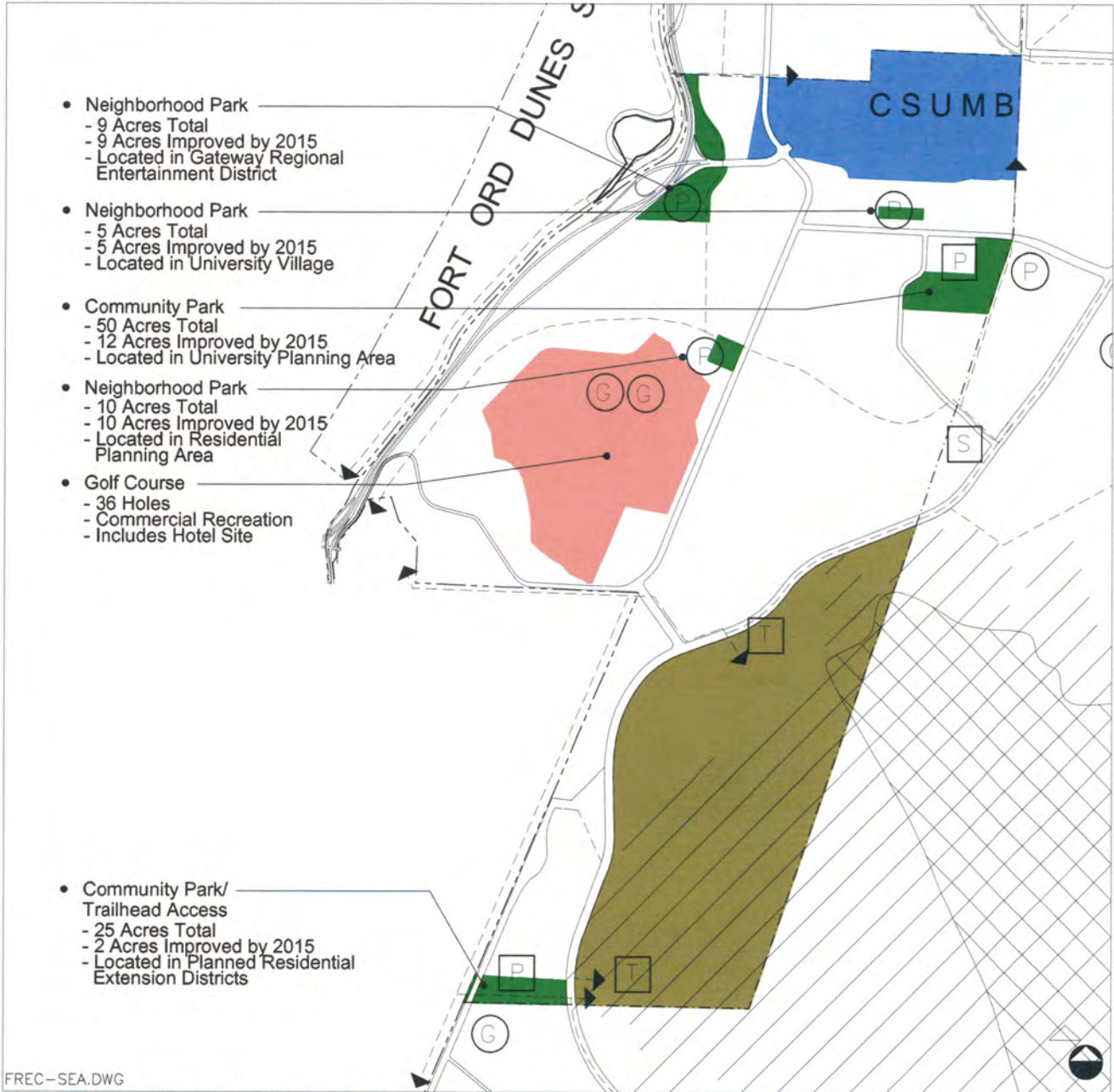
- | | | |
|---|------------------------------------|----------------------------|
| Other Public Open Space - Habitat Management | Neighborhood Park | Equestrian Trail |
| Other Public Open Space - Recreation-Oriented | Community Park | Regional Hiker/Biker trail |
| Limited Access | Golf Course Opportunity Site | Local Hiker/Biker trail |
| CSUMB Campus | Visitor/Cultural Center | Fort Ord Boundary |
| | Environmental Education | Jurisdiction Boundaries |
| | Youth Camp | |
| | Equestrian Center Opportunity Site | |

NOTE: Recreation program reflects assumptions and standards used to contribute to the preparation of the Business and Operations Plan and are illustrative.

FIGURE 4.3-1
MARINA OPEN SPACE AND RECREATION ELEMENT



FORT ORD REUSE PLAN



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:

- | | | | |
|--|---|--|------------------------------------|
| | Bureau or Land Management Lands | | Regional Hiker/Biker Trail |
| | Limited Access | | Local Hiker/Biker Trail |
| | Restricted Access | | Neighborhood Park |
| | CSUMB | | Community Park |
| | Other Public Open Space - Recreation-Oriented | | Golf Course Opportunity Site |
| | Commercial Recreation | | Equestrian Center Opportunity Site |
| | Jurisdiction Boundary | | Visitor/Cultural Center |
| | Equestrian Trail | | Trailhead |
| | | | Environmental Education |

NOTE: Recreation program reflects assumptions and standards used to contribute to the preparation of the Business and Operations Plan and are illustrative.

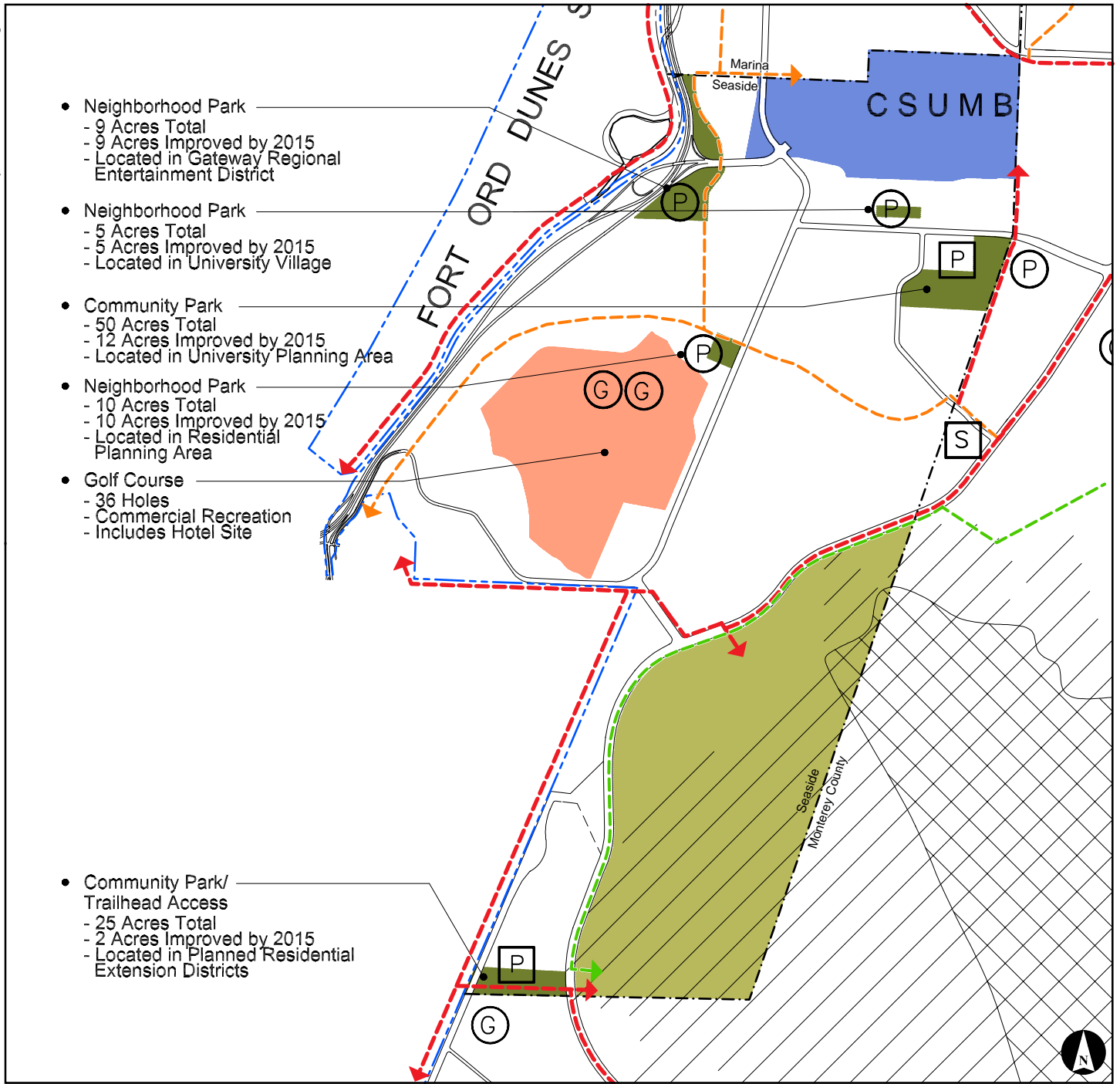
FIGURE 4.3-2 SEASIDE RECREATION AND OPEN SPACE ELEMENT



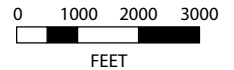
FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

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Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016.



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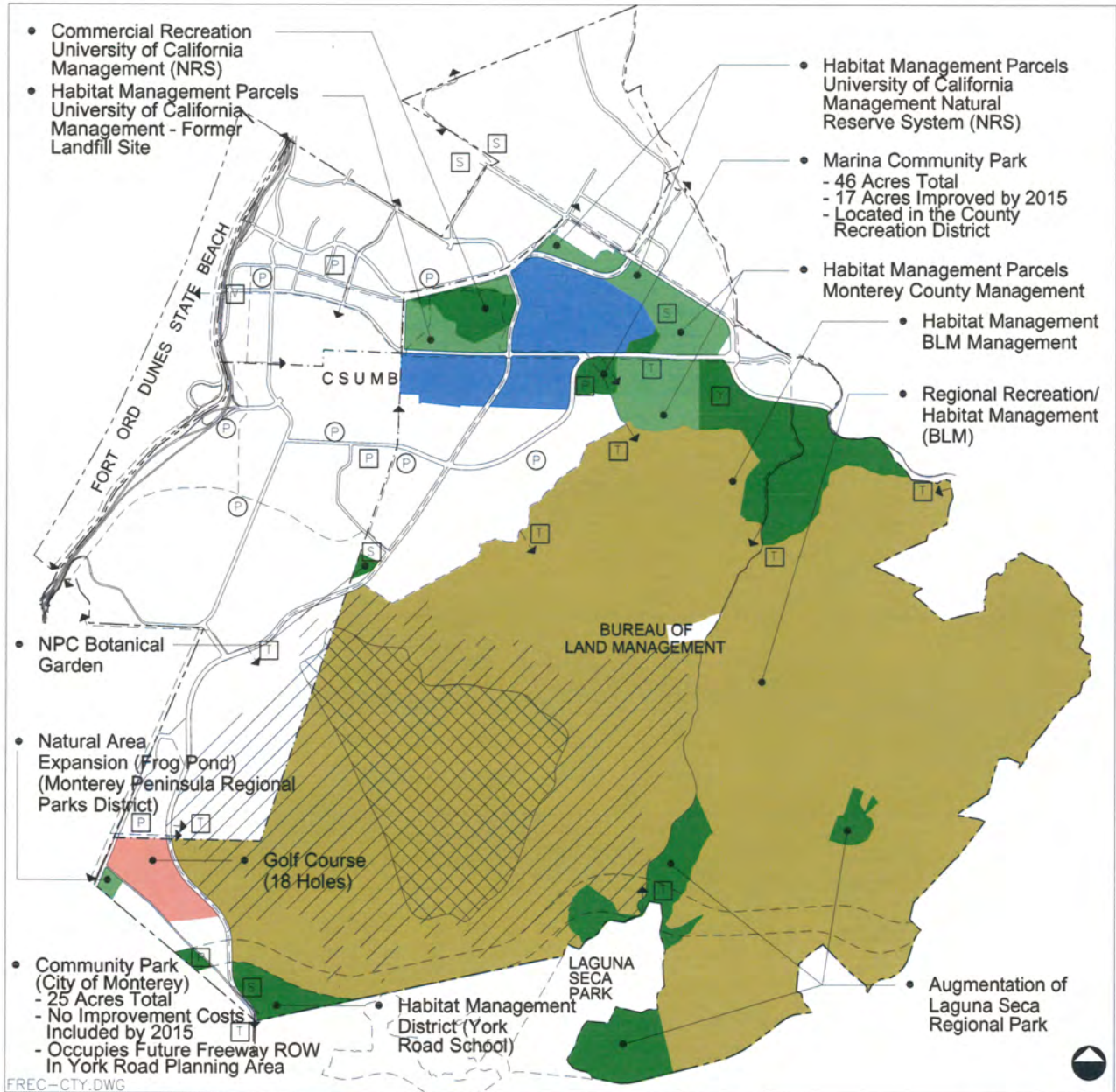
- | | | |
|---|------------------------------|----------------------------|
| Fort Ord National Monument | Neighborhood Park | Equestrian Trail |
| Other Public Open Space - Recreation-Oriented | Community Park | Regional Hiker/Biker trail |
| Limited Access | Golf Course Opportunity Site | Local Hiker/Biker trail |
| Restricted Access | Environmental Education | Fort Ord Boundary |
| CSUMB Campus | Jurisdiction Boundaries | |
| Commercial Recreation | | |

NOTE: Recreation program reflects assumptions and standards used to contribute to the preparation of the Business and Operations Plan and are illustrative.

FIGURE 4.3-2
SEASIDE RECREATION AND OPEN SPACE ELEMENT

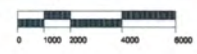


FORT ORD REUSE PLAN



FREC-CITY.DWG

SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:

- Bureau or Land Management Lands
- Limited Access
- Restricted Access
- CSUMB Campus
- Other Public Open Space - Recreation-Oriented
- Other Public Open Space - Habitat Management
- Commercial Recreation
- Jurisdiction Boundaries
- Equestrian Trail
- Regional Hiker/Biker Trail
- Local Hiker/Biker Trail
- P Neighborhood Park
- P Community Park
- G Golf Course Opportunity Site
- Eq Equestrian Center Opportunity Site
- V Visitor/Cultural Center
- T Trailhead
- S Environmental Education
- Y Youth Camp

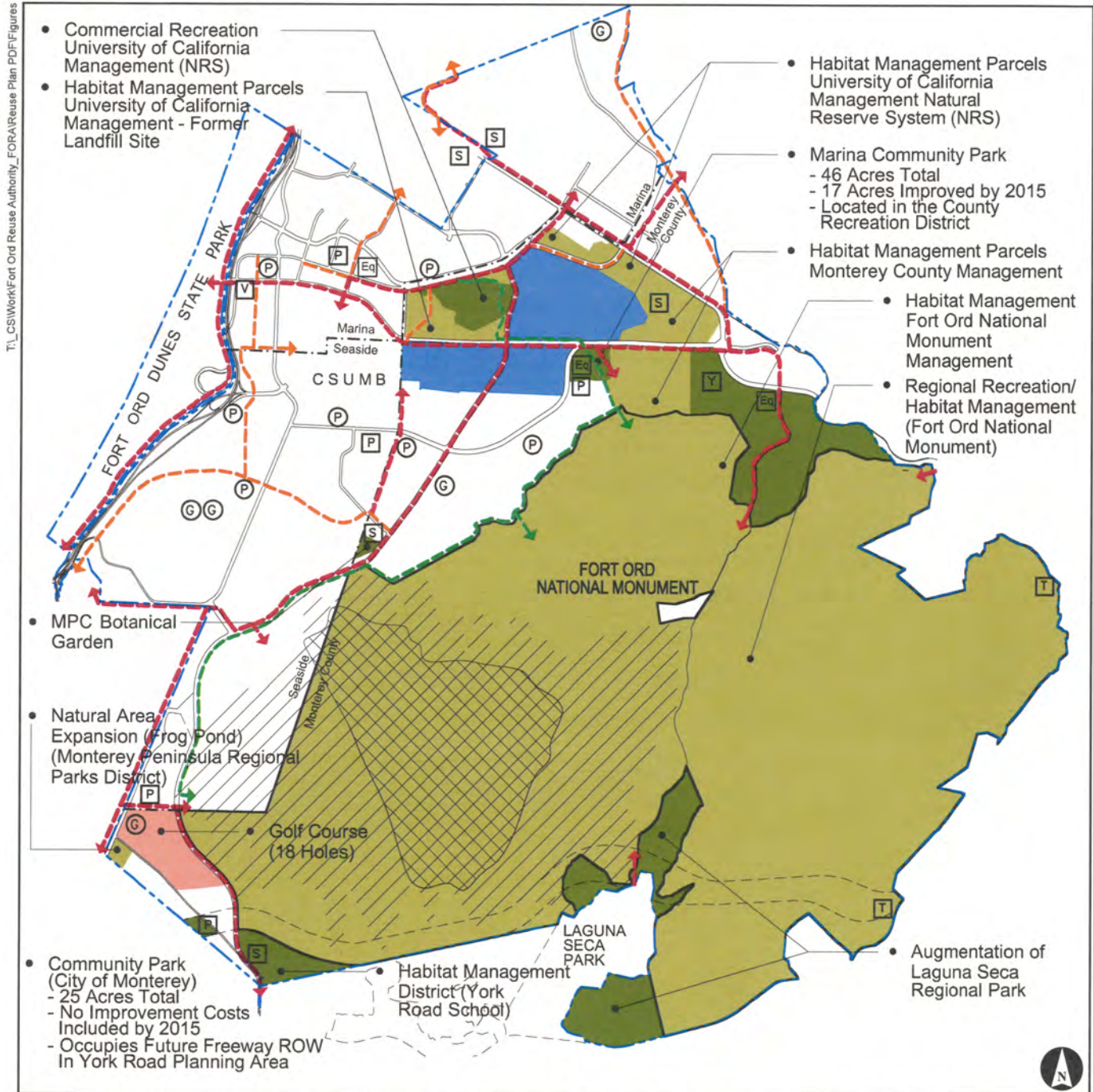
NOTE: Recreation program reflects assumptions and standards used to contribute to the preparation of the Business and Operations Plan and are illustrative.

FIGURE 4.3-3 COUNTY RECREATION AND OPEN SPACE ELEMENT



FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)



- Commercial Recreation University of California Management (NRS)
- Habitat Management Parcels University of California Management - Former Landfill Site
- Habitat Management Parcels University of California Management Natural Reserve System (NRS)
- Marina Community Park - 46 Acres Total - 17 Acres Improved by 2015 - Located in the County Recreation District
- Habitat Management Parcels Monterey County Management
- Habitat Management Fort Ord National Monument Management
- Regional Recreation/Habitat Management (Fort Ord National Monument)

- MPC Botanical Garden
- Natural Area Expansion (Frog Pond) (Monterey Peninsula Regional Parks District)
- Golf Course (18 Holes)
- Community Park (City of Monterey) - 25 Acres Total - No Improvement Costs Included by 2015 - Occupies Future Freeway ROW In York Road Planning Area
- Habitat Management District (York Road School)
- Augmentation of Laguna Seca Regional Park

Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected). 1995; Monterey Co., 1995; EDAW, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016.

LEGEND

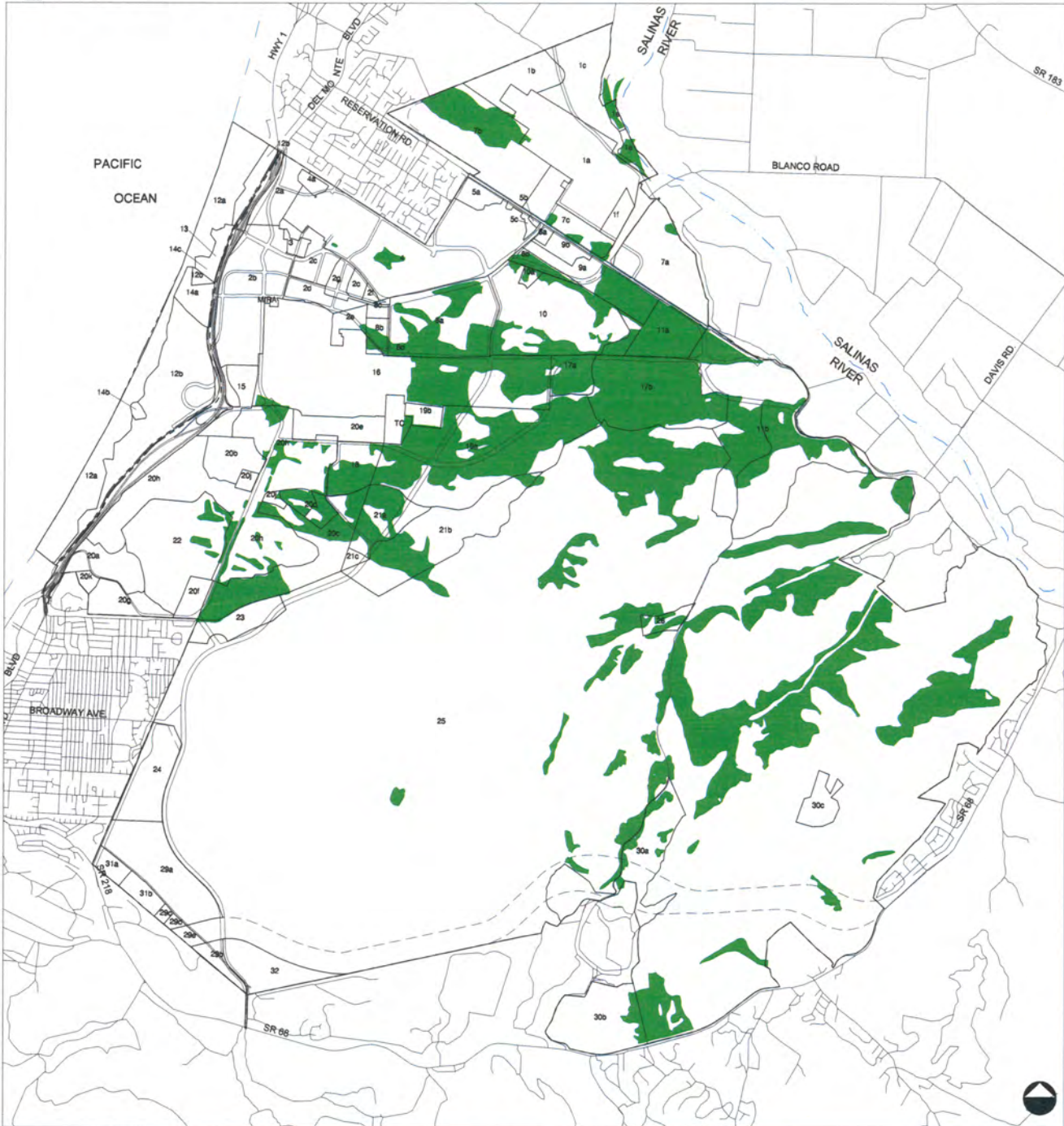
- | | | |
|---|------------------------------------|----------------------------|
| Other Public Open Space - Habitat Management & Fort Ord National Monument | Neighborhood Park | Equestrian Trail |
| Other Public Open Space - Recreation-Oriented | Community Park | Regional Hiker/Biker trail |
| Limited Access | Golf Course Opportunity Site | Local Hiker/Biker trail |
| Restricted Access | Visitor/Cultural Center | Fort Ord Boundary |
| CSUMB Campus | Trailhead | Jurisdiction Boundaries |
| Commercial Recreation | Environmental Education | |
| | Youth Camp | |
| | Equestrian Center Opportunity Site | |

NOTE: Recreation program reflects assumptions and standards used to contribute to the preparation of the Business and Operations Plan and are illustrative.

FIGURE 4.3-3
COUNTY RECREATION AND OPEN SPACE ELEMENT



FORT ORD REUSE PLAN



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:


 Existing Oak Woodlands

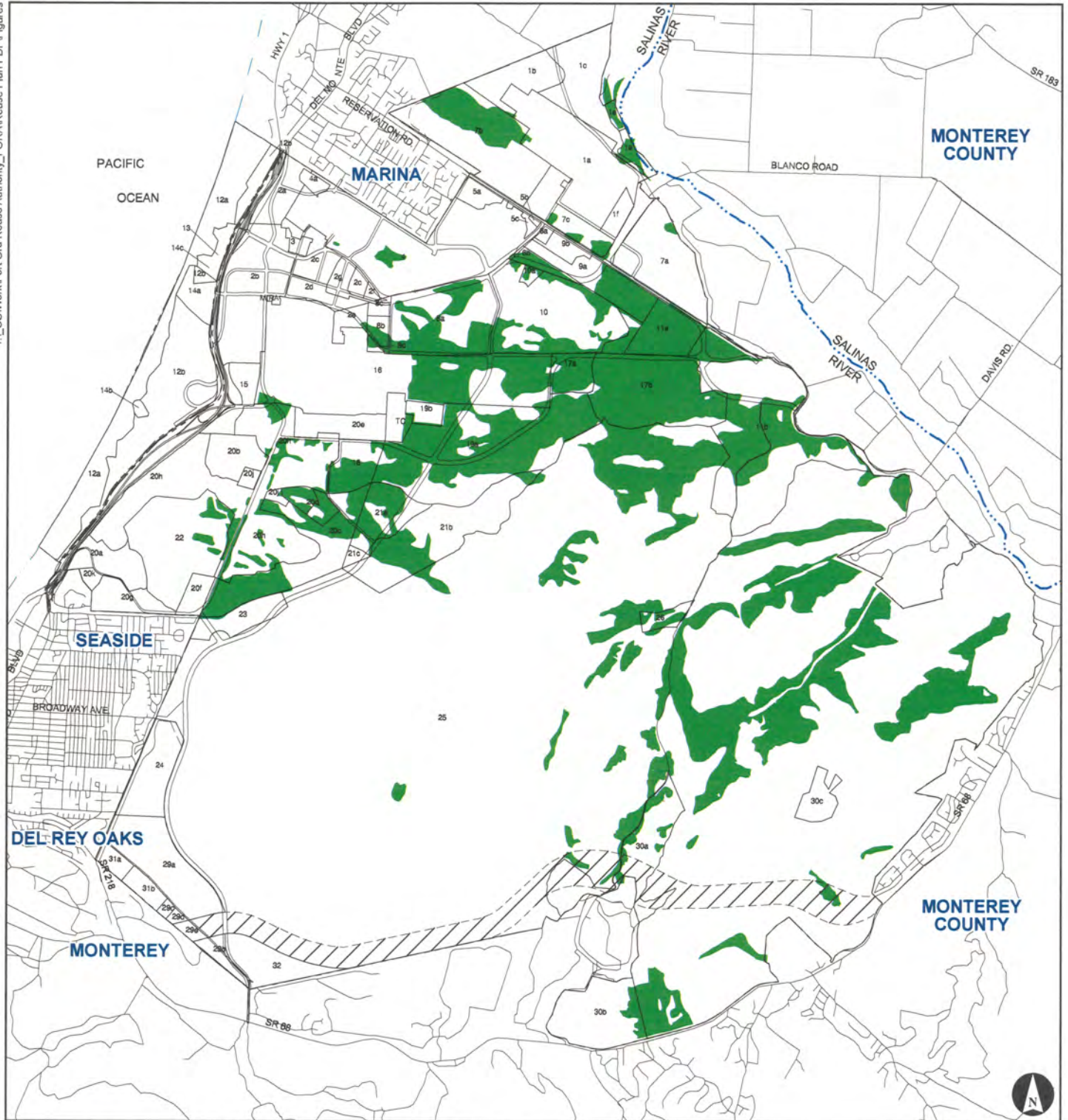
FIGURE 4.4-1
OAK WOODLAND AREAS



FORT ORD REUSE PLAN



FORT ORD REUSE AUTHORITY (FORA)

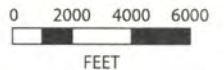
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Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; Michael Baker International, Inc., 2016.

LEGEND

-  Existing Oak Woodlands
-  Highway 68 Bypass



NOTE: Original source documents (U.S. Army Corps of Engineers, December 1992 *Flora and Fauna Baseline Study of Fort Ord, California*) included three different subtype areas that are herein combined.

FIGURE 4.4-1
OAK WOODLAND AREAS



FORT ORD REUSE PLAN



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW/EMC, 1996.



LEGEND:



High Sensitivity



BLM: Bureau of Land Management



Riparian/
Estuarine Corridor

Higher Sensitivity - All terraces and benches adjacent to the Salinas River and El Toro Creek, the peripheries of the wet cycle lakes, and lands adjacent to the streams.

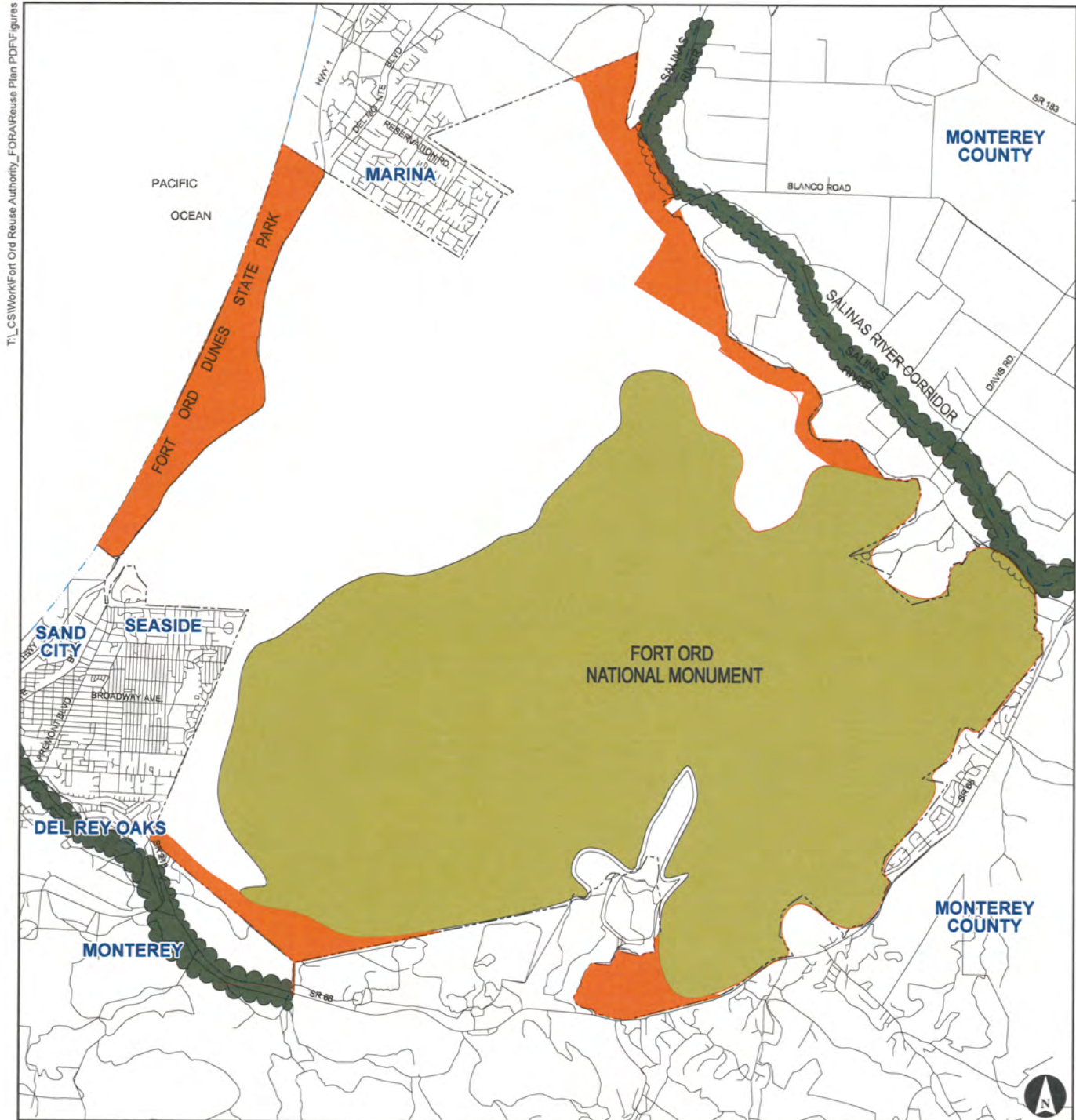
FIGURE 4.4-2

ARCHAEOLOGICAL RESOURCE SENSITIVITY

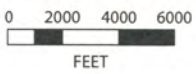


FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW/EMC, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016.

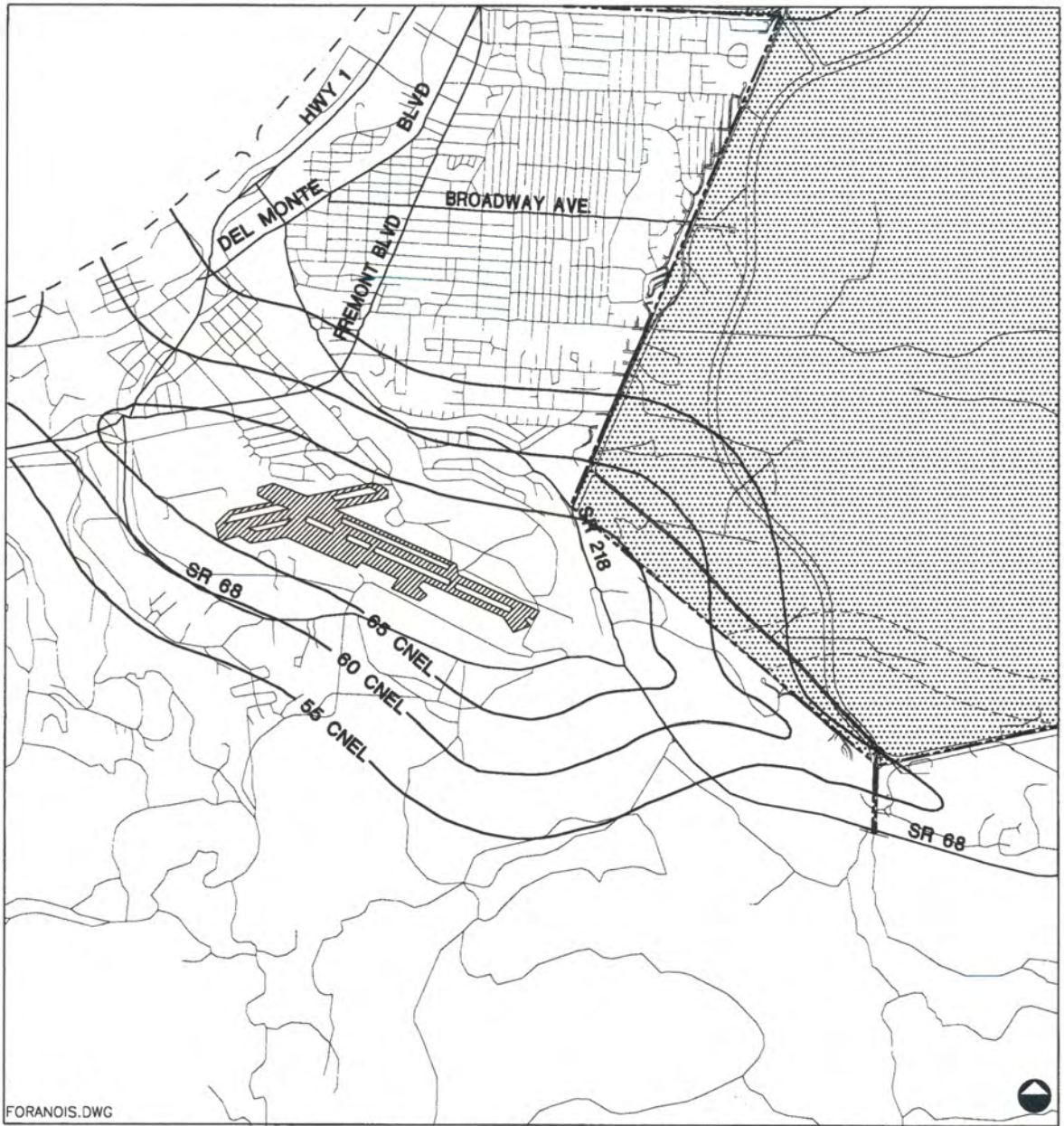


LEGEND

- High Sensitivity
- Fort Ord National Monument
- Riparian/ Estuarine Corridor
- Higher Sensitivity - All terraces and benches adjacent to the Salinas River and El Toro Creek, the peripheries of the wet cycle lakes, and lands adjacent to the streams.

FIGURE 4.4-2
ARCHAEOLOGICAL
RESOURCE SENSITIVITY

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SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.

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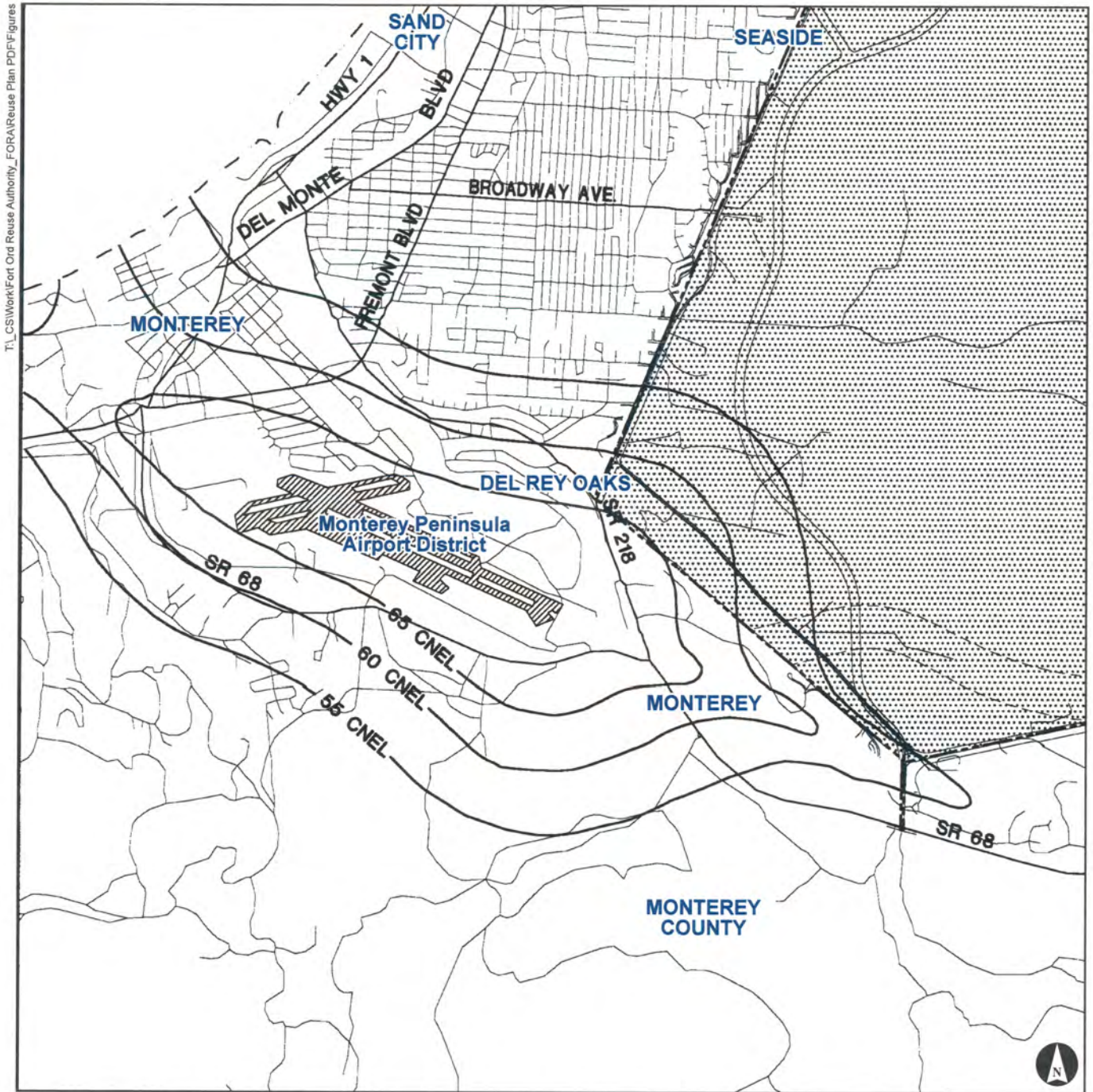
— CNEL Noise Contour

FIGURE 4.5-1
NOISE CONTOURS FOR
MONTEREY PENINSULA AIRPORT



FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW 1996; Michael Baker International, Inc., 2016.

LEGEND



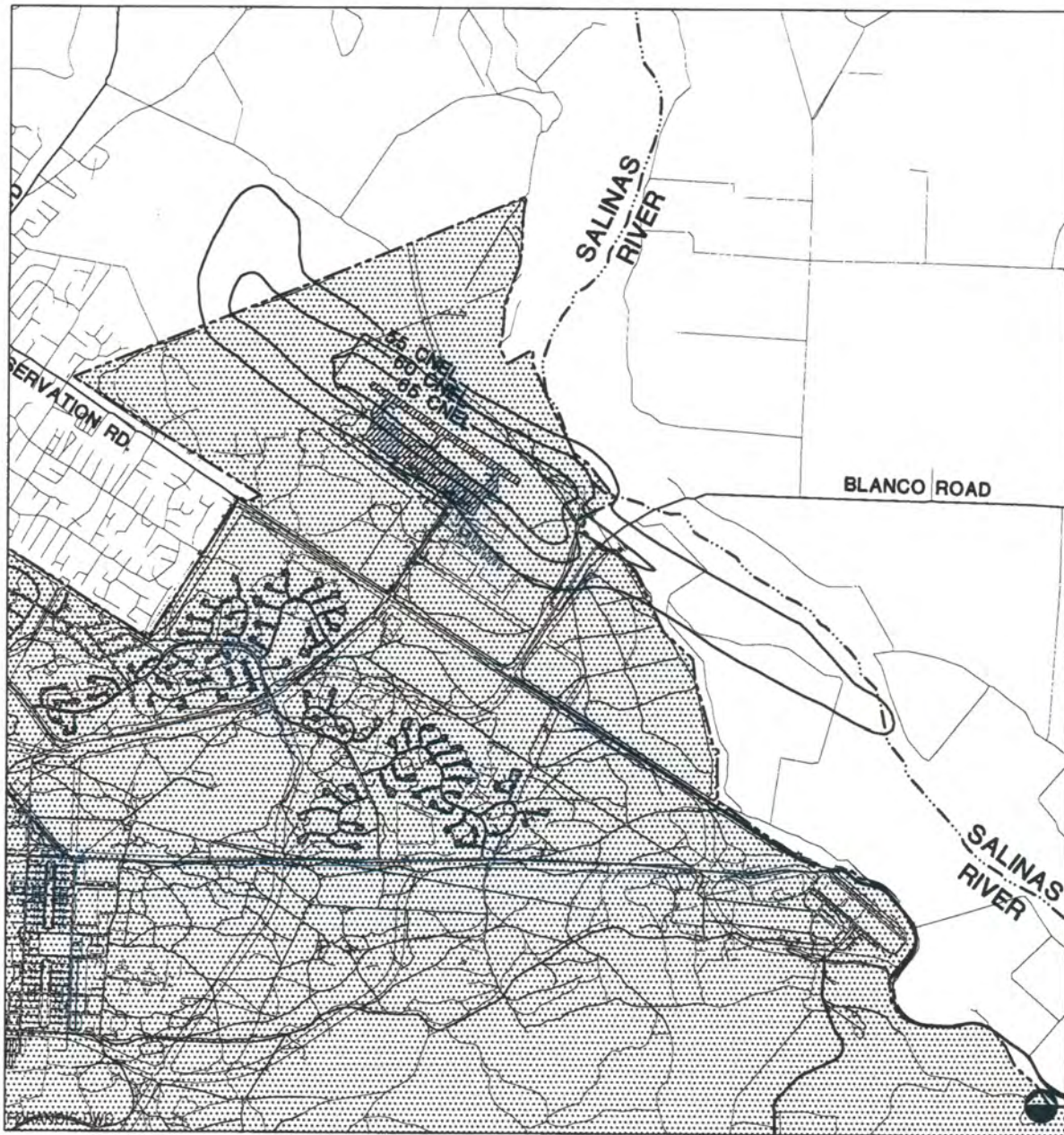
-  Fort Ord
-  CNEL Noise Contour

FIGURE 4.5-1
 NOISE CONTOURS FOR
 MONTEREY PENINSULA AIRPORT



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.

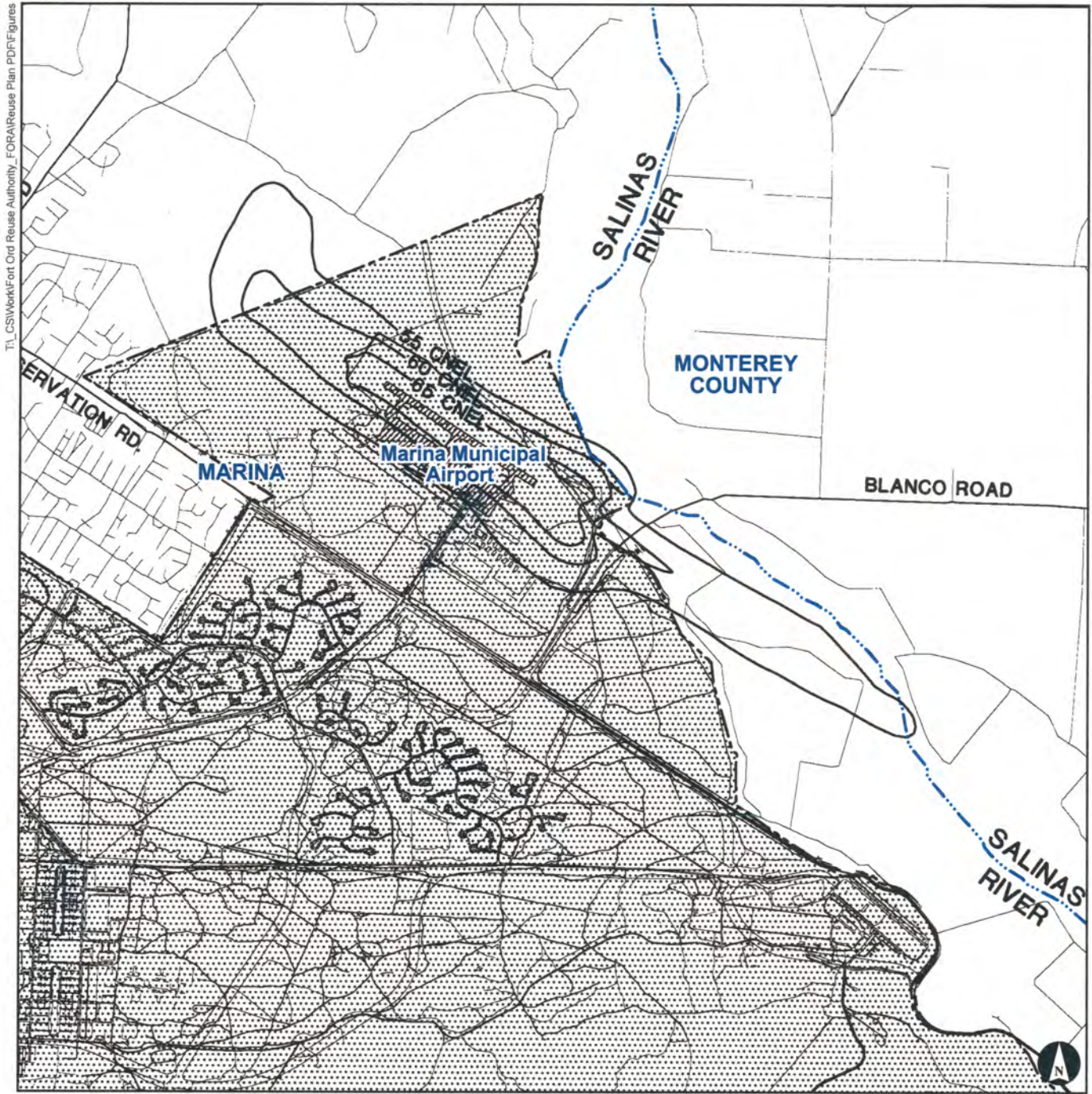


LEGEND:
—— CNEL Noise Contour

FIGURE 4.5-2
**FORECAST YEAR 2015
AIRPORT NOISE CONTOURS**



FORT ORD REUSE PLAN
FORT ORD REUSE AUTHORITY (FORA)



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW 1996; Michael Baker International, Inc., 2016.

LEGEND



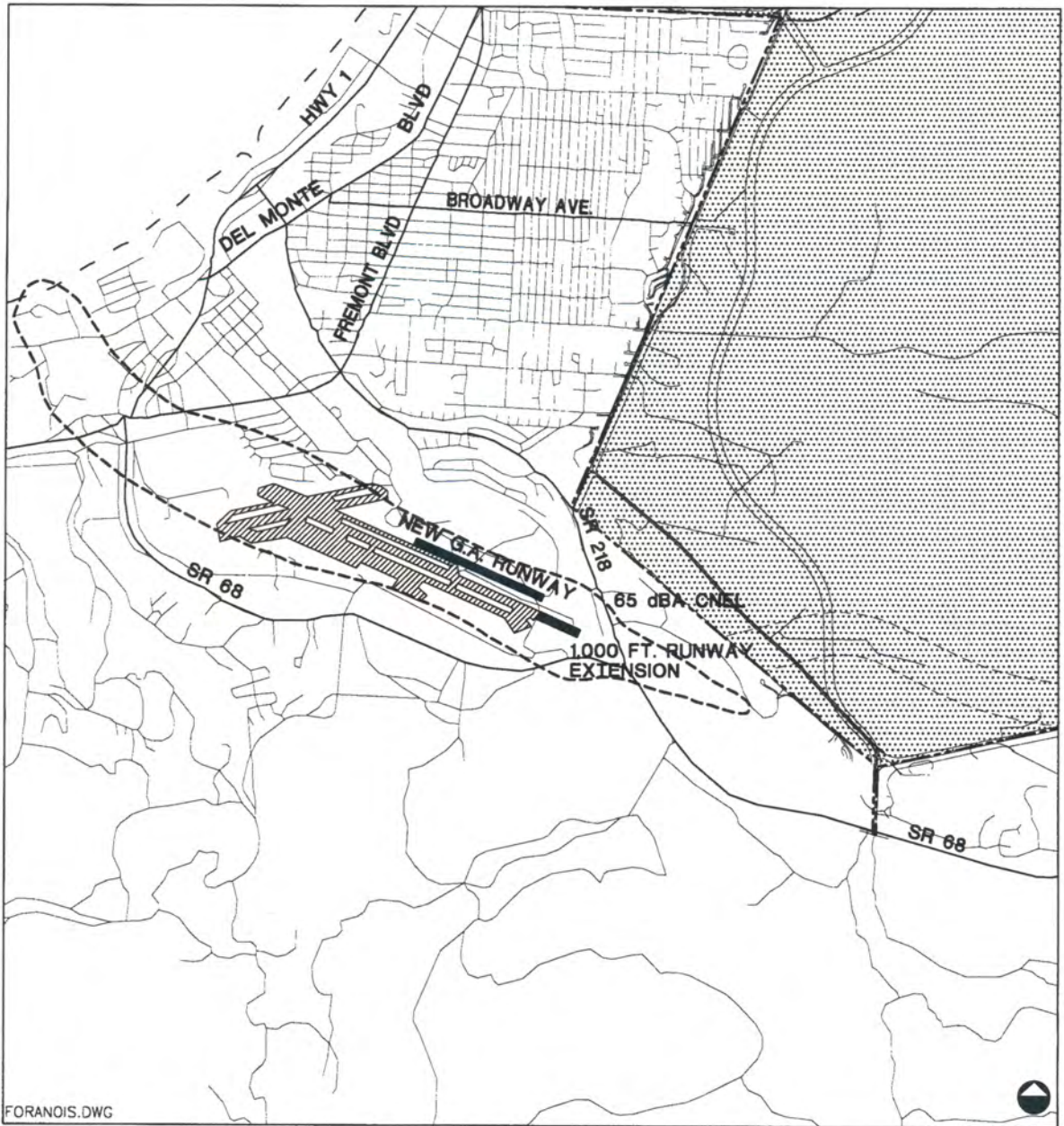
-  Fort Ord
-  CNEL Noise Contour

FIGURE 4.5-2
FORECAST YEAR 2015
AIRPORT NOISE CONTOURS



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



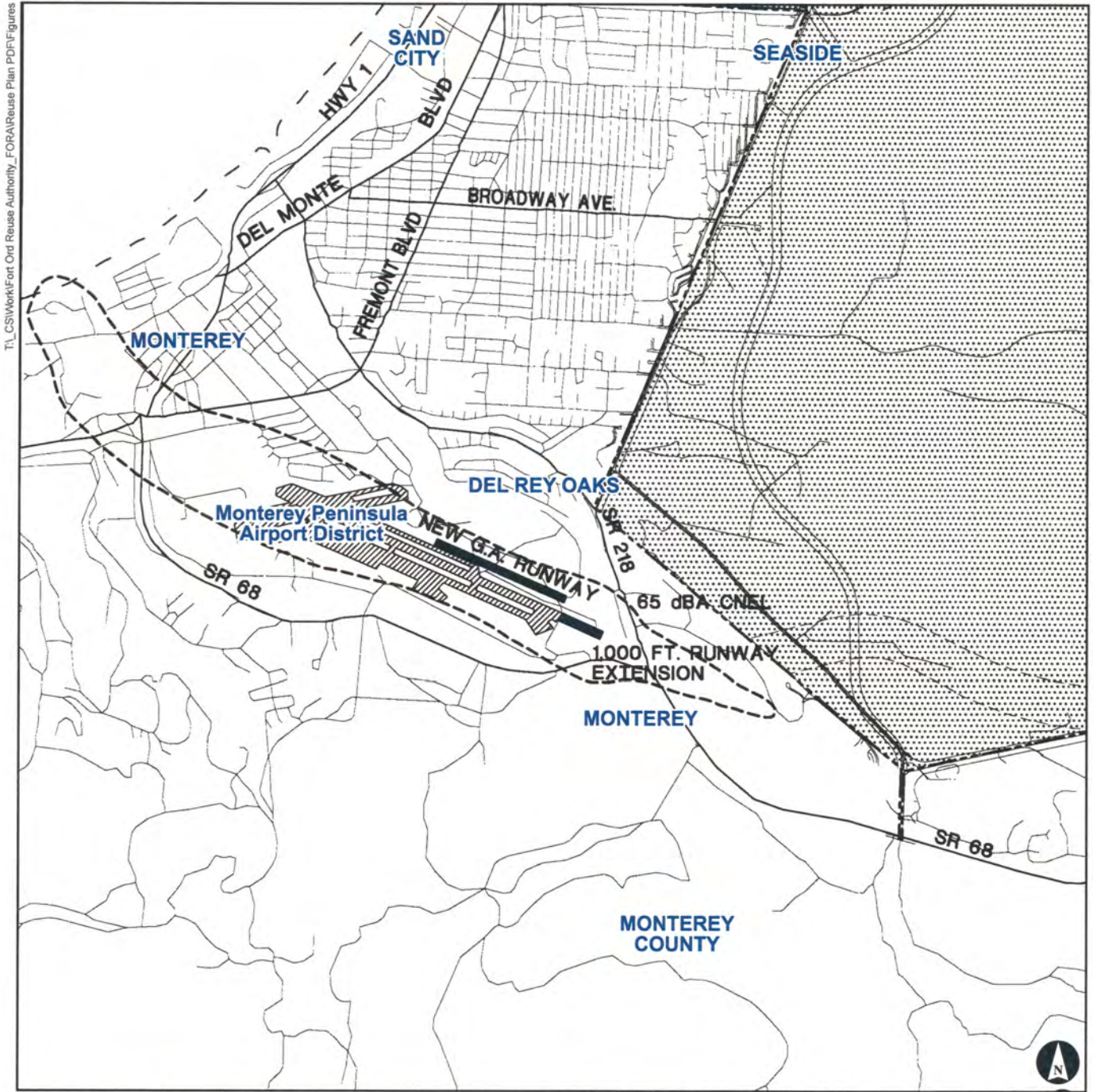
LEGEND:

----- CNEL Noise Contour - Adjusted
for Runway Improvements

FIGURE 4.5-3
**FORECAST YEAR 2010 AND CNEL 65db
 NOISE CONTOUR FOR MONTEREY PENINSULA AIRPORT**



FORT ORD REUSE PLAN
FORT ORD REUSE AUTHORITY (FORA)



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW 1996; Michael Baker International, Inc., 2016.

LEGEND



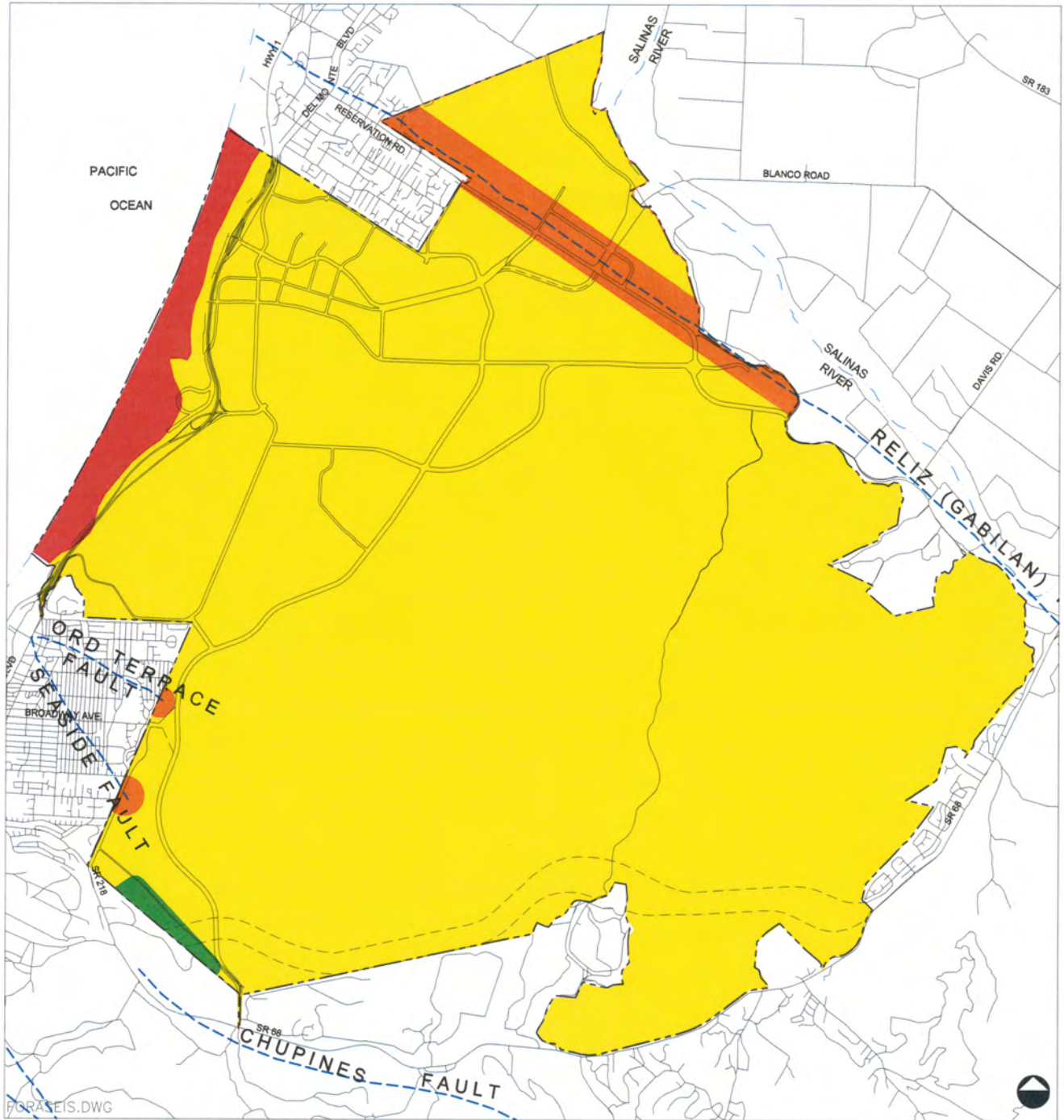
-  Fort Ord
-  CNEL Noise Contour

FIGURE 4.5-3
FORECAST YEAR 2010 CNEL 65db NOISE CONTOUR
FOR MONTEREY PENINSULA AIRPORT



FORT ORD REUSE PLAN



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.

LEGEND:

----- Potentially Active Seismic Fault Lines
 SOURCE: Monterey County Seismic Safety Element, Oct. 1981 (Burkland & Assoc., 1975);
 EIS Baseline Studies (U.S. Army Corp of Engineers, Sacramento Dist., 1992);
 Geological Hazard Study (John Kingsley, 1994);
 Preliminary Geologic Hazards Investigation (Weber & Assoc., 1992)

Ground Shaking Potential
 SOURCE: Monterey County Seismic Safety Element, Oct. 1981 (Burkland & Assoc., 1975)

	LOW		HIGH
	MODERATELY HIGH		VERY HIGH



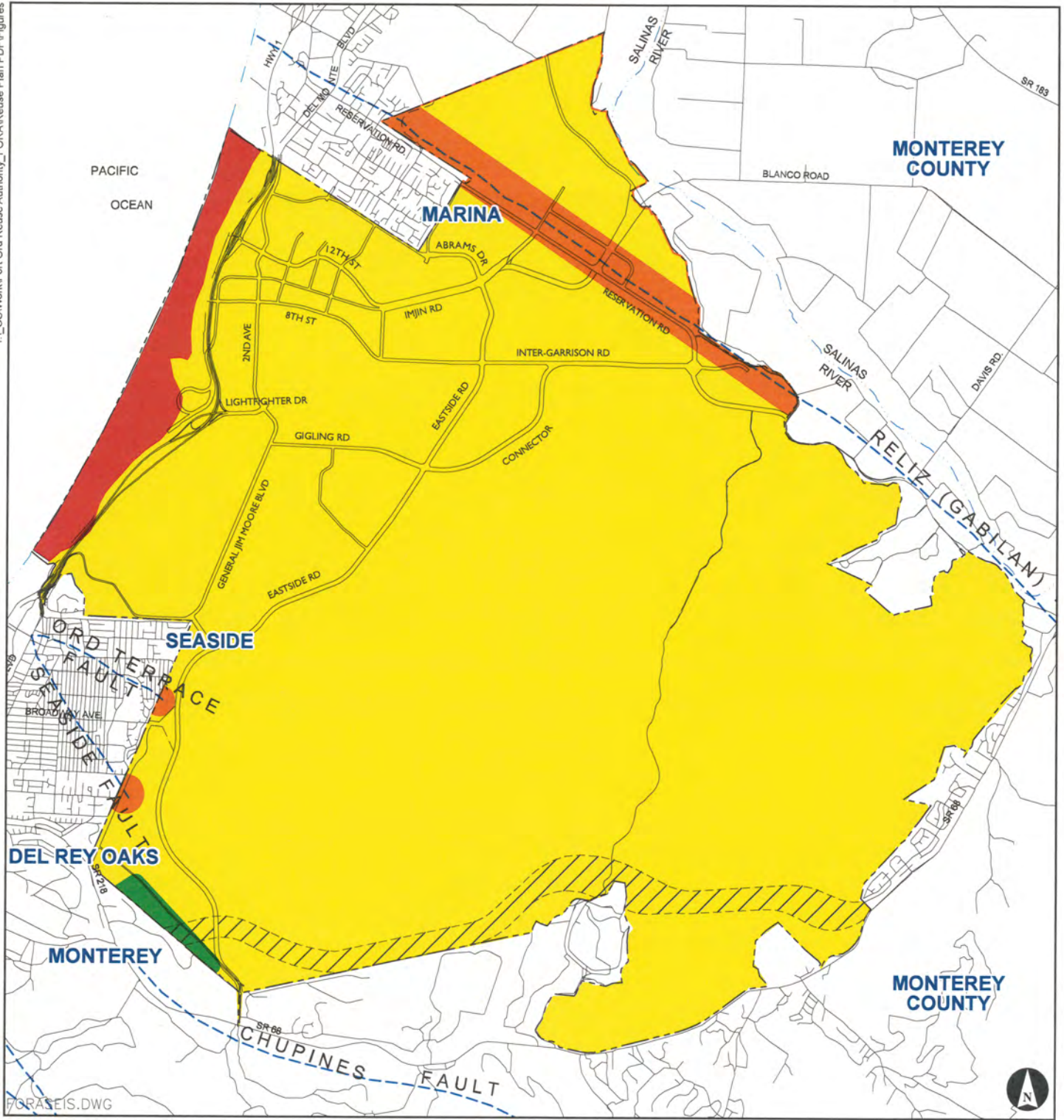
FIGURE 4.6-1
SEISMIC HAZARDS



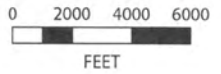
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FORT ORD REUSE AUTHORITY (FORA)

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Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996; Michael Baker International, Inc., 2016.



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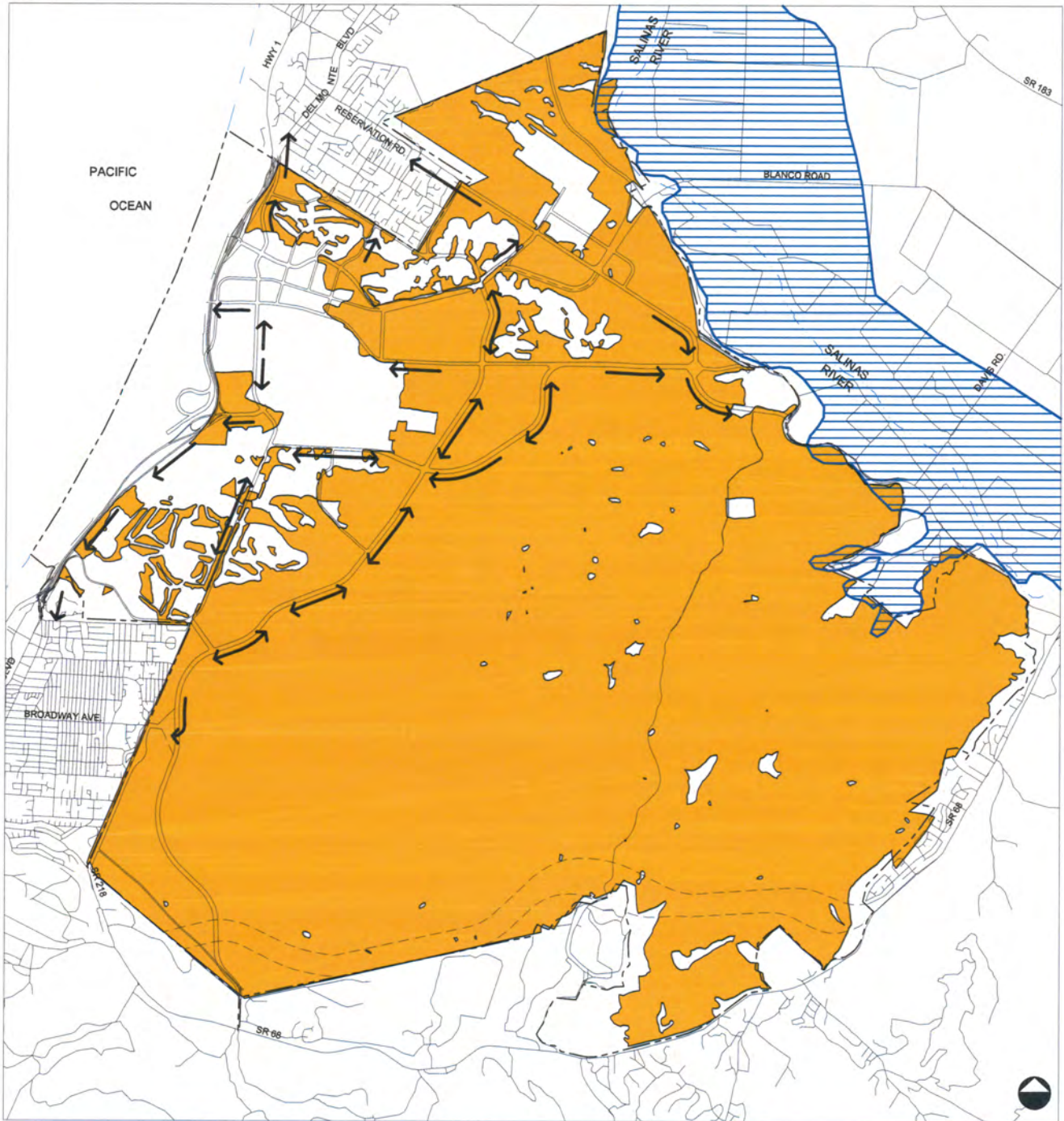
Potentially Active Seismic Fault Lines
 SOURCE: Monterey County Seismic Safety Element, Oct. 1981 (Burkland & Assoc., 1975);
 EIS Baseline Studies (U.S. Army Corp of Engineers, Sacramento Dist., 1992);
 Geological Hazard Study (John Kingsley, 1994);
 Preliminary Geologic Hazards Investigation (Weber & Assoc., 1992)

Highway 68 Bypass

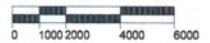
Ground Shaking Potential
 SOURCE: Monterey County Seismic Safety Element, Oct. 1981 (Burkland & Assoc., 1975)

	LOW		HIGH
	MODERATELY HIGH		VERY HIGH

FIGURE 4.6-1
SEISMIC HAZARDS



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; EDAW, 1996.



LEGEND:




-  Fire Hazard
-  100-Year Floodplain / Dam Inundation
SOURCE: Monterey County Planning Dept.; Monterey County Flood Control & Water Conservation Dist.;
Federal Emergency Management Agency, 1980
-  Evacuation Routes

FIGURE 4.6-2

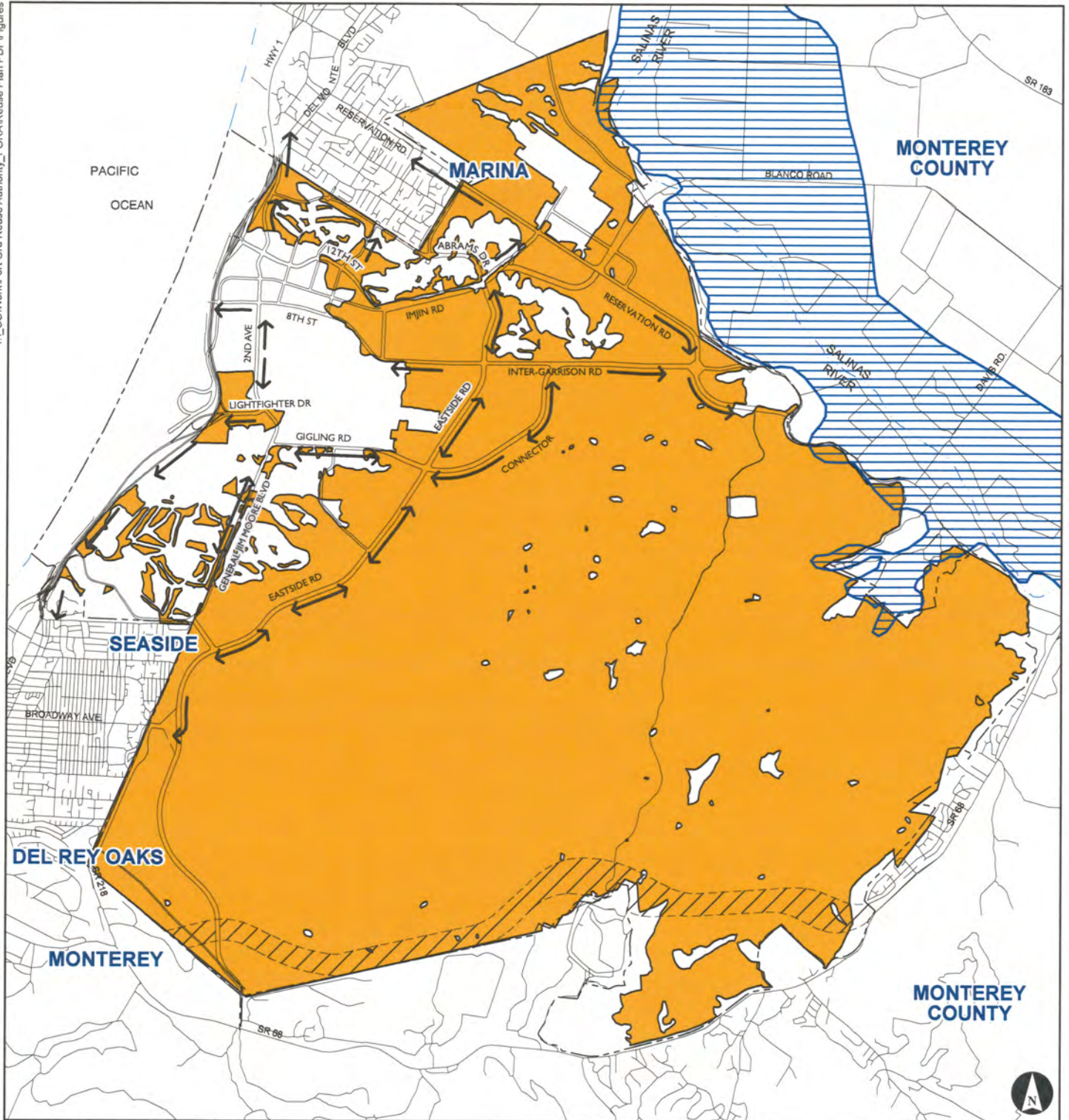
**FIRE AND FLOOD HAZARDS
AND EVACUATION ROUTES**



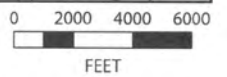
FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)

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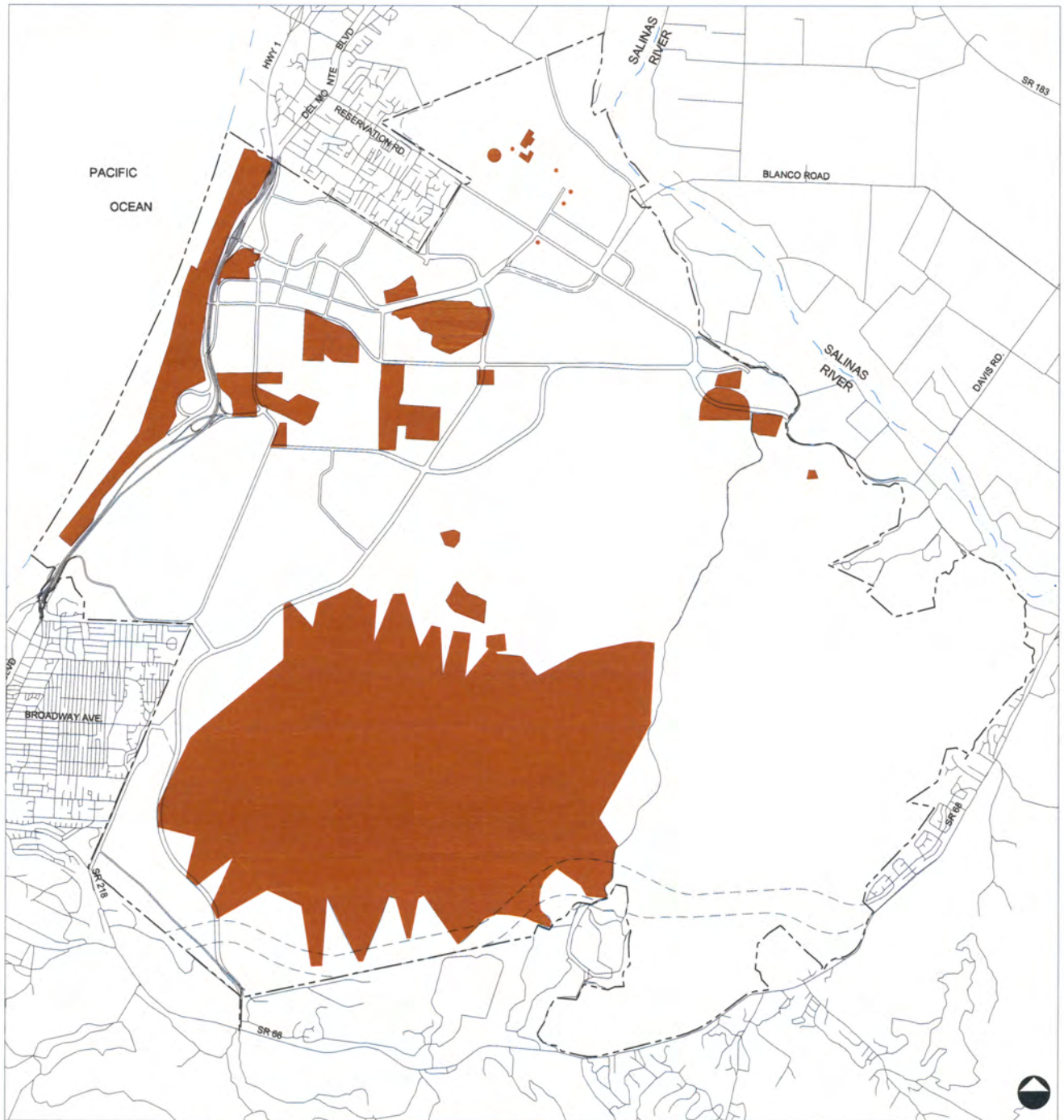
Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected). 1995, Monterey Co., 1995; EDAW, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016.



LEGEND


-  Fire Hazard
-  100-Year Floodplain / Dam Inundation
SOURCE: Monterey County Planning Dept.; Monterey County Flood Control & Water Conservation Dist.; Federal Emergency Management Agency, 1980
-  Evacuation Routes
-  Highway 68 Bypass

FIGURE 4.6-2
FIRE AND FLOOD HAZARDS
AND EVACUATION ROUTES



SOURCE: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; Harding Lawson Associates, 1995; EDAW, 1996.

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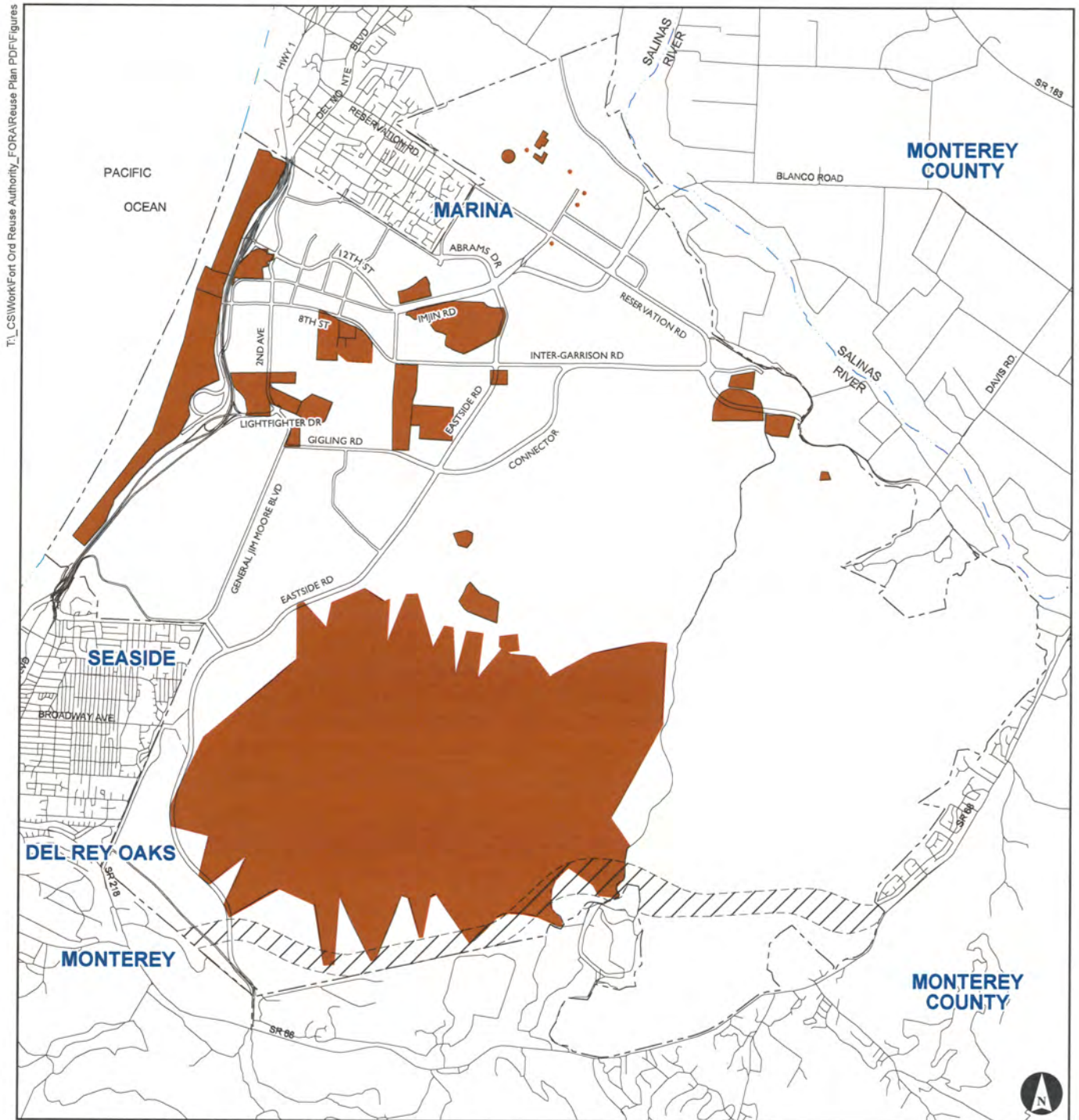
 Hazardous and Toxic Waste Sites

**FIGURE 4.6-3
HAZARDOUS AND TOXIC
WASTE SITES (JUNE 1995)**



FORT ORD REUSE PLAN

FORT ORD REUSE AUTHORITY (FORA)



Source: Jones & Stokes, 1995; Reimer Associates, (Re-projected), 1995; Monterey Co., 1995; Harding Lawson Associates, 1995; EDAW, 1996; EMC Planning Group Inc., 2001; Michael Baker International, Inc., 2016.

0 2000 4000 6000
FEET

LEGEND



-  Hazardous and Toxic Waste Sites
-  Highway 68 Bypass

FIGURE 4.6-3
HAZARDOUS AND TOXIC WASTE SITES
(JUNE 1995)