

## EXECUTIVE SUMMARY

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1 This Initial Study/Final Proposed Mitigated Negative Declaration (IS/MND) has been  
2 prepared by the California State Lands Commission (CSLC), as lead agency under the  
3 California Environmental Quality Act (CEQA) (Pub. Resources Code, § 21000 et seq.),  
4 to analyze and disclose the potential environmental effects associated with the  
5 proposed Three Rivers Bouldin-Tyler Island Gas Pipeline Project (Project). Three Rivers  
6 Acquisition Co. LLC (Three Rivers or Applicant) proposes to install a welded steel 4.5-  
7 inch natural gas pipeline from the Summit Exploration (California), LLC (Summit) DW 8-  
8 1 natural gas well site (DW 8-1 Well) to the existing Towne Exploration Company  
9 (Towne) Tyler Island Farms 5-2 natural gas well gathering line (5-2 Line). The proposed  
10 pipeline, depicted in Figure ES-1, would be approximately 5,737 feet (1.09 miles) in  
11 length.

### 12 PROPOSED PROJECT AND PROJECT LOCATION

13 The Project is situated within unincorporated areas of Sacramento and San Joaquin  
14 Counties, California within the Bouldin Island and Isleton U.S. Geological Survey  
15 (USGS) 7.5-minute quads; specifically, the Project area lies within Sections 7 and 8 of  
16 Township 3 North, Range 4 East, and Sections 5 and 6 of Township 3 North, Range 4  
17 East, Mount Diablo Base and Meridian.

18 The Project would involve construction of a natural gas pipeline to connect the DW 8-1  
19 Well, located in the River Island Gas Field on Bouldin Island in San Joaquin County, to  
20 the existing 5-2 Line, located at the Towne Tyler Island Farms 5-2 natural gas well (5-2  
21 Well) production site north of the River on Tyler Island, Sacramento County. The DW 8-  
22 1 Well was drilled in 2007 by Stream Energy, Inc.; however, the well has remained idle  
23 since its construction, as no pipeline is available to transport natural gas off of Bouldin  
24 Island. In 2010, Summit purchased the well, and Three Rivers is now proposing to  
25 construct a pipeline with the capacity to transport natural gas from the DW 8-1 Well as  
26 well as from any future natural gas development in the area. Three Rivers would own  
27 and operate the pipeline, which is designed to have a capacity of 10,000 million cubic  
28 feet (McF) of gas per day. The projected production rate for the DW 8-1 Well is 2,250  
29 McF per day.

30 The Project as proposed includes multiple safety features, including the following:

- 31 • the pipeline will include high and low pressure control devices (emergency cutoff  
32 valves);
- 33 • the pipe will be coated to prevent corrosion;
- 34 • the pipeline will be cathodically protected; and
- 35 • the pipeline will be tested annually as required by the Department of  
36 Conservation, Division of Oil, Gas, and Geothermal Resources (DOGGR).



1 The pipeline would be installed using a combination of horizontal directional drilling  
2 (HDD) bores (for the sections under State Highway 12 and the River) and trenching.  
3 Other Project improvements include installation of a valve station.

- 4 • Highway 12 HDD Bore: The length of the bore would be approximately 400 feet.  
5 The bore entry (H12 entry) would be located at the DW 8-Well located south of  
6 State Highway 12, with the exit point (H12 exit) on the north side of Highway 12,  
7 immediately west of an existing gravel access road located in a corn field.
- 8 • Mokelumne River HDD Bore: The bore entry point (River entry) would be located  
9 on the north side of the River in an agricultural field planted with corn, northwest  
10 of the 5-2 Well site on Tyler Island; its exit point (River exit) would be located  
11 within a corn field near the valve station on the south side of the River, on  
12 Bouldin Island. The length of the bore will be 2,092 feet. The River entry would  
13 be located at least 380 feet from the River's northern levee, and the River exit  
14 would be located at least 400 feet from the southern levee.
- 15 • Trenching: The remaining two sections of pipeline (approximately 2,723 feet  
16 between the H12 exit and the River exit and approximately 522 feet between the  
17 River entry point and the 5-2 Line) would be installed using trenching.
- 18 • Valve Station: The proposed valve station would be installed on the south side of  
19 the River, on Bouldin Island.

## 20 EXISTING CONDITIONS

21 Existing land uses within and adjacent to the Project include agriculture (corn [*Zea*  
22 *mays*] production), recreation (fishing, hunting, and boating), and natural gas  
23 exploration and production. The area surrounding the Project consists of privately and  
24 publically owned lands. The city of Isleton is located approximately 2.53 miles northwest  
25 of the Project, while the city of Rio Vista is located approximately 6.31 miles west.

## 26 ENVIRONMENTAL IMPACTS AND PROPOSED MITIGATION MEASURES

27 The environmental factors checked below in Table ES-1 would be potentially affected  
28 by this Project, involving at least one impact that is a "Less than Significant Impact with  
29 Mitigation," as detailed in Section 3.3; however, the Project would not result in any  
30 "Potentially Significant Impacts" that cannot be reduced to a less than significant level  
31 through changes to the Project. Table ES-2 lists mitigation measures designed to  
32 reduce or avoid potentially significant impacts identified through the environmental  
33 analysis detailed in Section 3. With implementation of the proposed mitigation  
34 measures, all Project-related impacts would be reduced to less than significant.

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**Table ES-1.  
Environmental Issues and Potentially Significant Impacts**

<input type="checkbox"/>	Aesthetics	<input type="checkbox"/>	Agricultural and Forest Resources
<input type="checkbox"/>	Air Quality / Greenhouse Gas Emissions	<input checked="" type="checkbox"/>	Biological Resources
<input checked="" type="checkbox"/>	Cultural Resources	<input type="checkbox"/>	Geology and Soils
<input type="checkbox"/>	Hazards and Hazardous Materials	<input type="checkbox"/>	Hydrology and Water Quality
<input type="checkbox"/>	Land Use and Planning	<input type="checkbox"/>	Mineral Resources
<input type="checkbox"/>	Noise	<input type="checkbox"/>	Population and Housing
<input type="checkbox"/>	Public Services	<input type="checkbox"/>	Recreation
<input type="checkbox"/>	Transportation/Traffic	<input type="checkbox"/>	Utilities and Service Systems
<input checked="" type="checkbox"/>	Mandatory Findings of Significance		

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**Table ES-2.  
Summary of Recommended Project Mitigation Measures**

<b>Biological Resources</b>
BIO-1: Worker Environmental Awareness Training
BIO-2: Pre-Construction Biological Surveys
BIO-3: Pre-construction Avian Nesting Surveys
BIO-4: Contingency Measures for Burrowing Owls and Nest Sites
BIO-5: Riparian Brush Rabbit Protective Fencing
BIO-6: Contingency Measures for San Joaquin Kit Fox
BIO-7: Frac-Out Contingency Plan
BIO-8: Contingency Measures for Western Pond Turtle
BIO-9: Giant Garter Snake Protective Measures
BIO-10: General Impact Avoidance and Minimization Measures
<b>Cultural Resources</b>
CUL-1: Unanticipated Archaeological Resources