

Vehicle Miles Traveled Memorandum

Date: June 3, 2025
To: Natalie Noyes, David J. Powers & Associates
From: Sam Tabibnia and Henry Helmuth, Fehr & Peers
Subject: **Alameda Aquatic Center Project – CEQA Transportation Analysis**

OK20-0355.03

Fehr & Peers conducted a CEQA transportation assessment for the proposed development, an aquatic center including a one-story multi-purpose building, one 30-meter competition swimming pool, one activity pool, and spectator seating. This memorandum summarizes the Project description and the vehicle miles traveled (VMT) screening assessment for the Project.

Based on our assessment, the Project is considered a local-serving use and is therefore presumed to have a less-than-significant impact on VMT.

The remainder of this memorandum provides detail on our analysis assumptions, methodology, and findings.

1. Project Description

The Project would be located at 800 Atlantic Avenue, along the south side of Atlantic Avenue east of Wilma Chan Way. The Cross Alameda Trail would form the south boundary of the site. The Project is anticipated to serve as the primary aquatic sport center for the City of Alameda and would be used for practices, swim meets, and public uses. The Project site is part of the Jean Sweeney Open Space Park and is currently vacant. **Figure 1** shows the Project site plan.

The Project would provide 71 vehicular parking spaces in a surface parking lot on the east side of the Project. Parking would be accessed via one driveway on Atlantic Avenue, about 300 feet east of Bartlett Drive. The Project parking lot would provide a secondary access point through a drive



aisle connecting to the adjacent parking lot for the College of Alameda Science Annex just east of the Project.

The Project would provide 10 long-term bicycle parking spaces in lockers located on the south end of the Project site. Short-term bicycle parking would consist of bike racks accommodating 100 bicycles, provided just east of the main facility entrance and adjacent to the parking lot. Atlantic Avenue on the north side of the Project and the Cross Alameda Trail on the south side of the Project would provide pedestrian and bicycle connections for the Project.

The Project would provide a variety of programming throughout the year. **Attachment A** provides details on planned programming at the proposed aquatic center by time of year and day of week as estimated by the City of Alameda staff, and presents the estimated number of visitors and staff and hours of operations by activity. The Project would be open seven days per week from 5:30 AM to 9:00 PM with most activities occurring from 2:00 PM to 9:00 PM on weekdays and 9:00 AM to 4:00 PM on weekends. The aquatic center would also host summer camp activities on weekdays from 8:00 AM to 7:30 PM, and special events, such as swim meets and water polo tournaments, which occur a few times throughout the year.

Table 1 summarizes the hours of activity and number of staff and visitors for weekdays and weekends under typical operations. During non-summer months, the Project is estimated to have about 275 visitors on a typical weekday, about 315 visitors on a typical weekend day, and three full-time and about five to ten part-time staff on both weekdays and weekends. During summer months, the Project would host summer camp activities on weekdays which would result in about 620 visitors and 20 to 30 part-time staff in addition to the three full-time staff.

The Project would also accommodate several special events. These events, which primarily consist of swim meets and water polo tournaments, would generally occur a few times a year on weekends and can have up to 500 visitors throughout the event.



Table 1: Project Operation Characteristics

| Season | Typical Weekday | | | Typical Weekend | | |
|--|--|----------|---------------------------------|---|----------|--------------------------------|
| | Hours of Operations | Visitors | Staff | Hours of Operations | Visitors | Staff |
| Non-Summer | | | | | | |
| Main Activities (lap swim, swim lessons, youth teams, etc.) | 5:30 AM to 9:00 PM with most activities from 2:00 PM to 9:00 PM | 275 | 3 full-time and 5-10 part-time | 5:30 AM to 9:00 PM with most activities from 8:00 AM to 4:00 PM | 315 | 3 full-time and 5-10 part-time |
| Summer | | | | | | |
| Main Activities (lap swim, swim lessons, youth teams, etc.) | 5:30 AM to 9:00 PM with most activities from 8:00 AM to 7:00 PM | 320 | 3 full-time and 5-10 part-time | 5:30 AM to 9:00 PM with most activities from 8:00 AM to 4:00 PM | 315 | 3 full-time and 5-10 part-time |
| Summer Camps (weekly camps, water polo and dive camps, etc.) | 8:00 AM to 7:30 PM with most camps occurring from 9:00 AM to 4:00 PM | 300 | 15-20 part-time | None | 0 | 0 |
| Total | | 620 | 3 full-time and 20-30 part-time | | 315 | 3 full-time and 5-10 part-time |

Source: Data provided by City of Alameda and summarized by Fehr & Peers, 2025. See **Attachment A** for details.

2. VMT Evaluation

The effects of the Project on VMT is evaluated based on the guidance provided by the State's Office of Planning and Research (OPR) in their *Technical Advisory on Evaluating Transportation Impacts in CEQA*. The OPR guidance recommends using an efficiency metric (such as VMT per person) rather than an absolute numeric threshold (such as total VMT) because an efficiency metric speaks to how efficiently the people at a given location travel. A project that contributes to a more efficient use of the transportation system would reduce the VMT per person.

According to the OPR guidance, screening criteria can be used to identify projects that can be expected to cause a less-than-significant impact without conducting a detailed analysis. Local-serving uses can be presumed to have a less-than-significant impact on VMT absent substantial evidence to the contrary. Local serving uses, such as grocery stores, local schools, and community centers, can be considered to have a less-than-significant impact on VMT because they would



draw most of their users, customers, and/or visitors from a relatively small geographical area. The Project is an aquatic center that would host activities, such as swim lessons, summer camps, and lap swimming, that primarily serve the City of Alameda residents. Although the Project would also host events such as swim meets and water polo tournaments that have a regional draw, these are only expected a few times a year and represent a small portion of the overall trips generated by the site. Thus, most of the trips generated by the Project under typical conditions are expected to be local Alameda residents. In addition, the Project site is easily accessible by non-automobile modes. Class II bicycle lanes on Atlantic Avenue and the Class I Cross Alameda Trail provide non-motorized access adjacent to the site, and Webster Street, about 0.2 miles walking distance west of the Project site, provides high-frequency transit service.

Considering the Project use and availability of non-automobile modes, the Project can be considered a local-serving use and presumed to have a less-than-significant impact on VMT.

Please contact Sam Tabibnia (stabibnia@fehrandpeers.com or 510-835-1943) for questions or comments.

Attachments:

Attachment A – Planned Aquatic Center Programming