

EXHIBIT A

UPDATED URBAN LIMIT LINE ADJUSTMENTS MAP SERIES

Figure 1: Current County Urban Limit Line

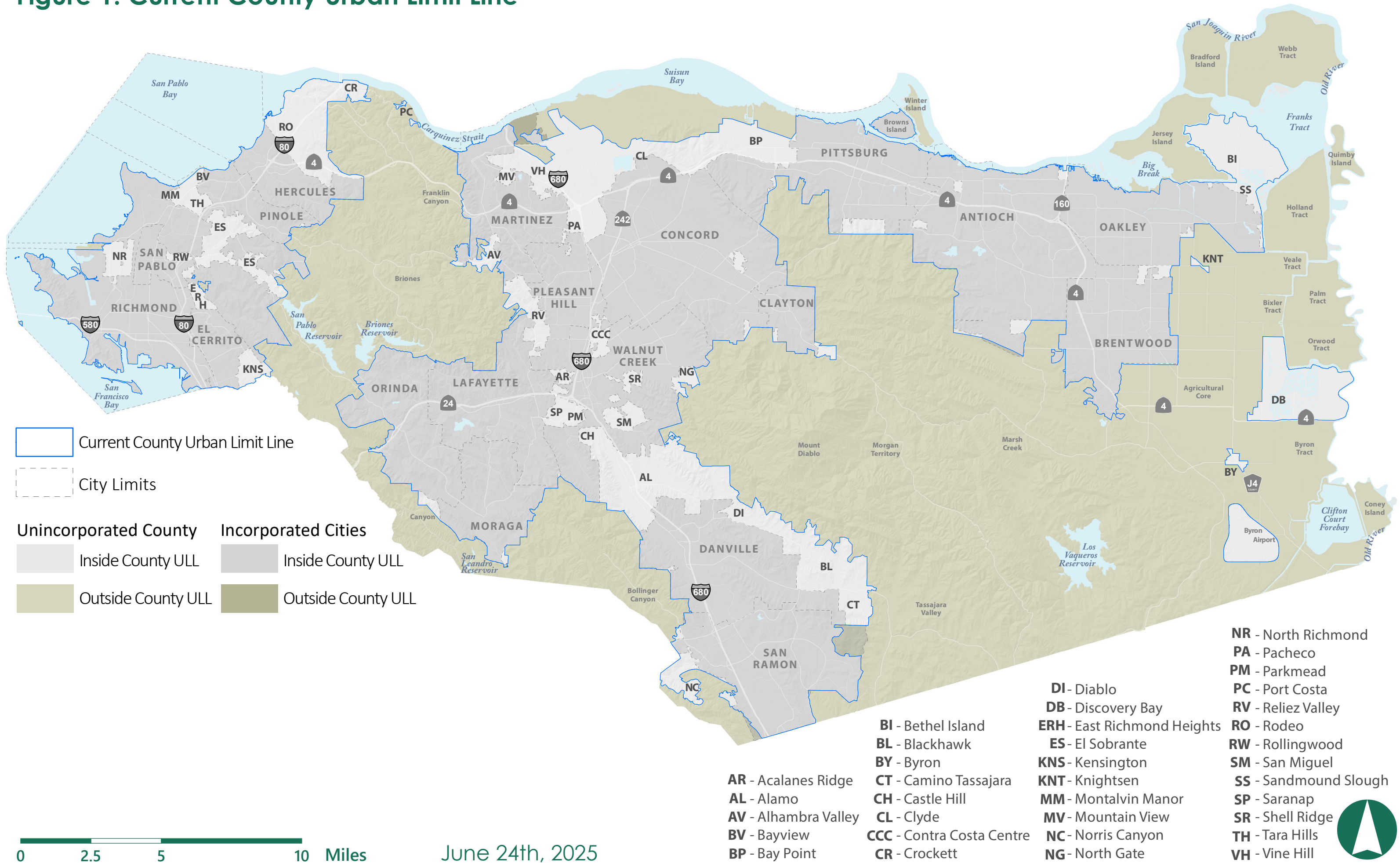


Figure 2: Potential adjustments to the ULL: Contract the Line where development is constrained

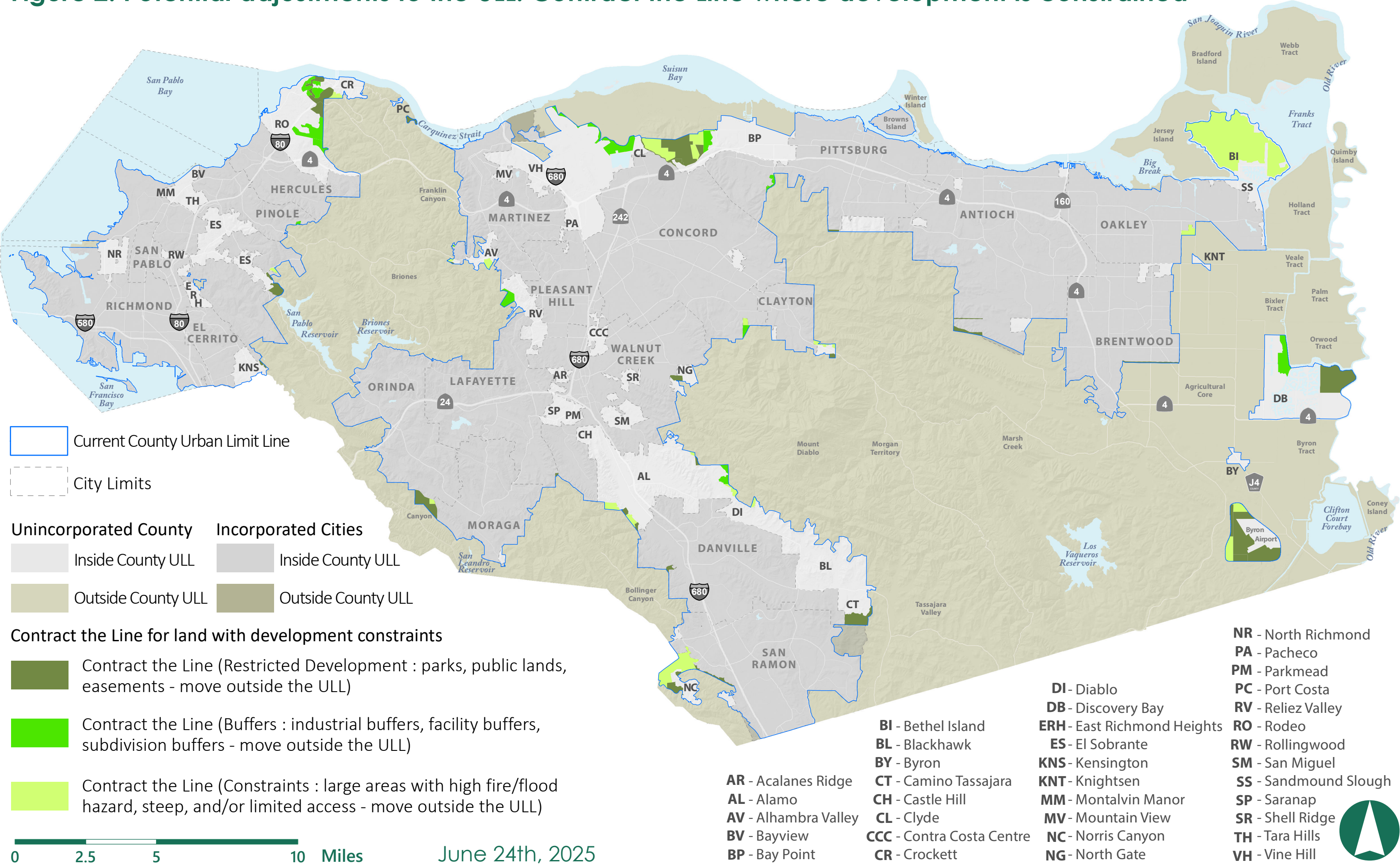


Figure 3: Potential adjustments to the ULL: Simplify the Line along the shoreline



Figure 4: Potential adjustments to the ULL: Align the Line with city limits

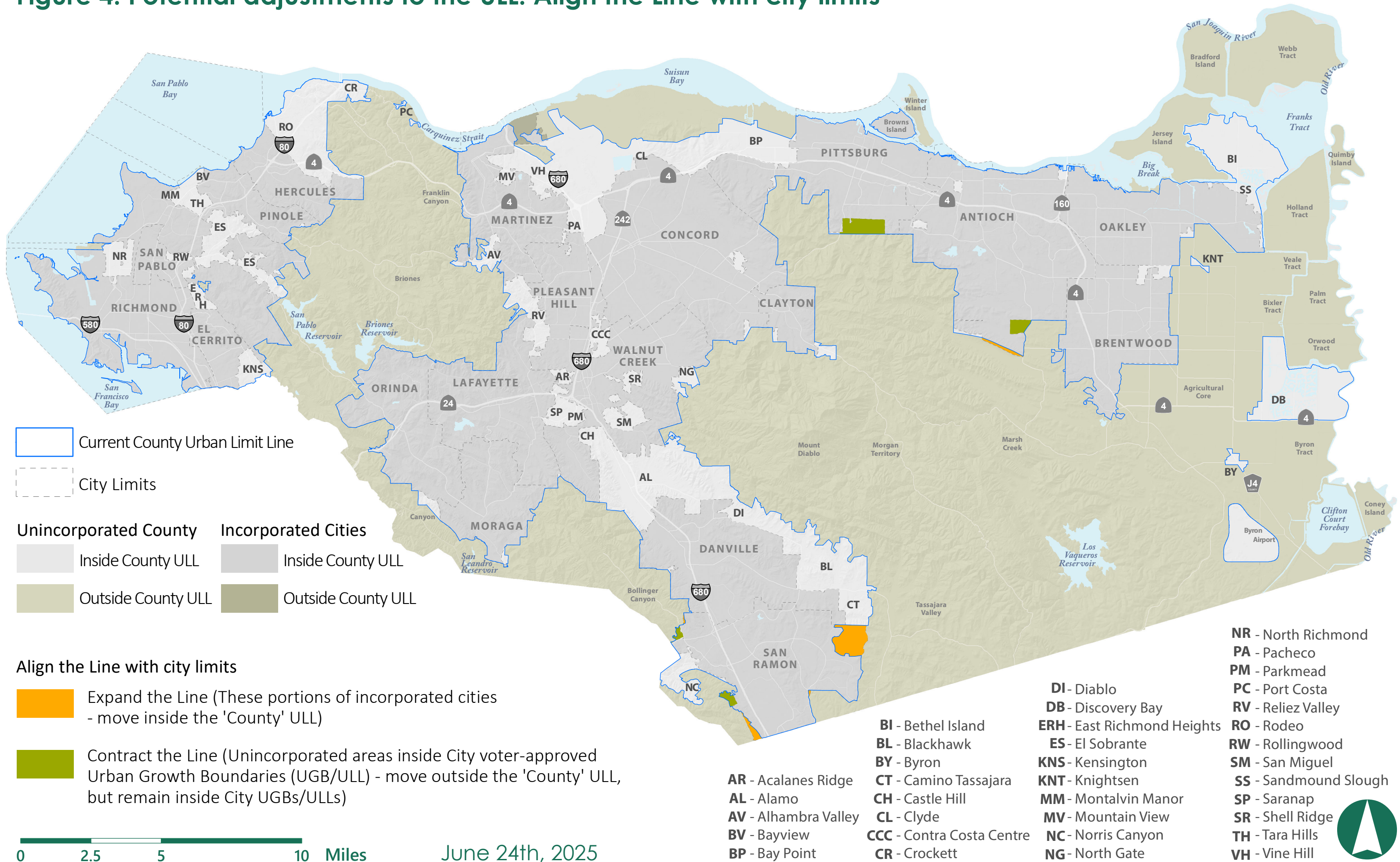
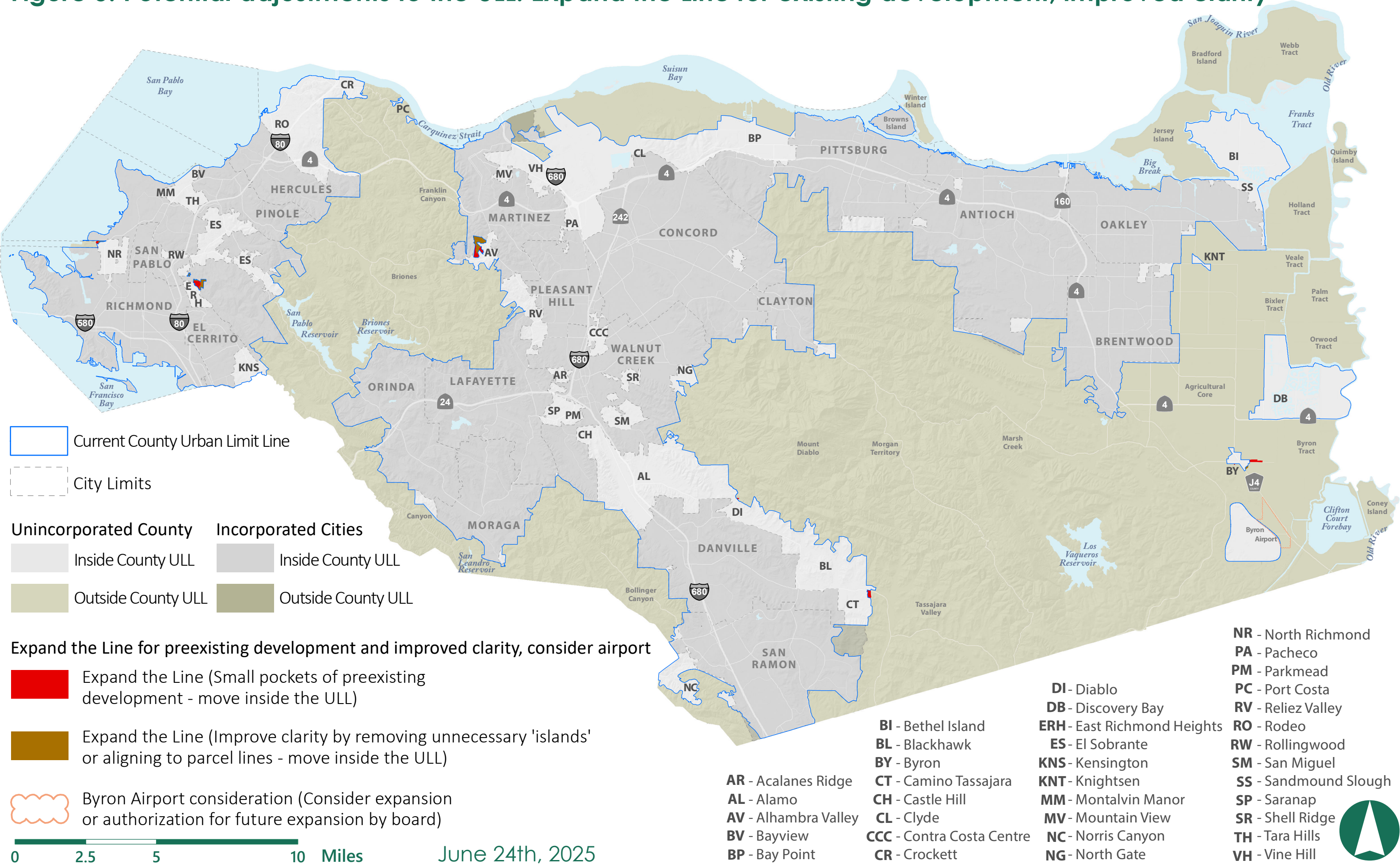


Figure 5: Potential adjustments to the ULL: Expand the Line for existing development, improved clarity



Current County Urban Limit Line

City Limits

Unincorporated County

- Inside County ULL
- Outside County ULL

Incorporated Cities

- Inside County ULL
- Outside County ULL

Rationale for potential adjustments to the ULL

- Contract the Line for land with development constraints
- Simplify the Line along the shoreline
- Align the Line with city limits
- Expand the Line for existing development and improved clarity, consider airport

Legend:

- NR - North Richmond
- PA - Pacheco
- PM - Parkmead
- PC - Port Costa
- RV - Reliez Valley
- RO - Rodeo
- RW - Rollingwood
- SM - San Miguel
- SS - Sandmound Slough
- SP - Saranap
- SR - Shell Ridge
- TH - Tara Hills
- VH - Vine Hill
- DI - Diablo
- DB - Discovery Bay
- ERH - East Richmond Heights
- ES - El Sobrante
- KNS - Kensington
- KNT - Knightsen
- MM - Montalvin Manor
- NC - Norris Canyon
- NG - North Gate
- BI - Bethel Island
- BL - Blackhawk
- BY - Byron
- CT - Camino Tassajara
- CL - Clyde
- CCC - Contra Costa Centre
- CR - Crockett
- AR - Acalanes Ridge
- AL - Alamo
- AV - Alhambra Valley
- BV - Bayview
- BP - Bay Point

Scale: 0 2.5 5 10 Miles

Date: June 24th, 2025

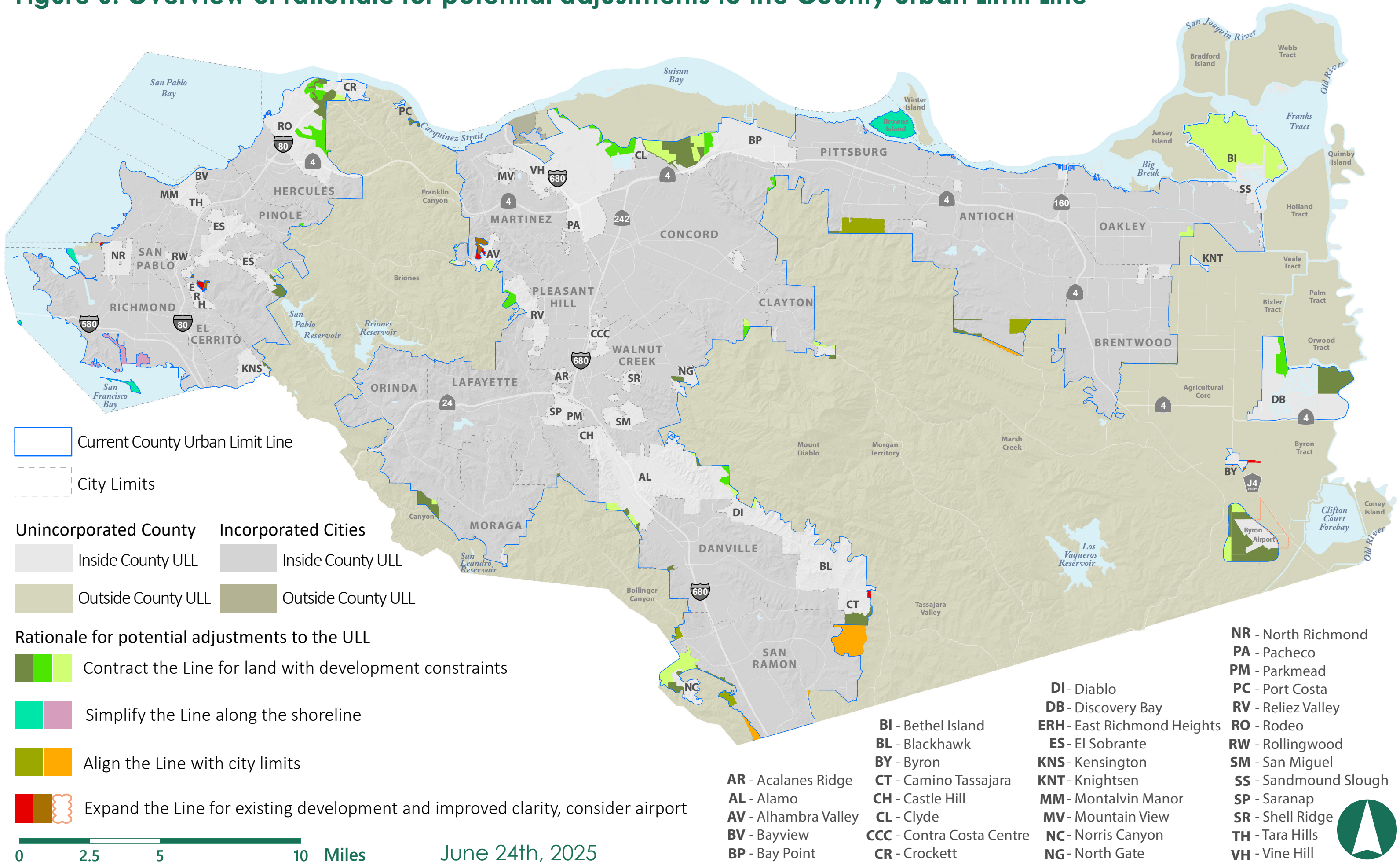


Figure 7: Summary of potential adjustments to the County ULL: 6-24-25 Draft County Urban Limit Line

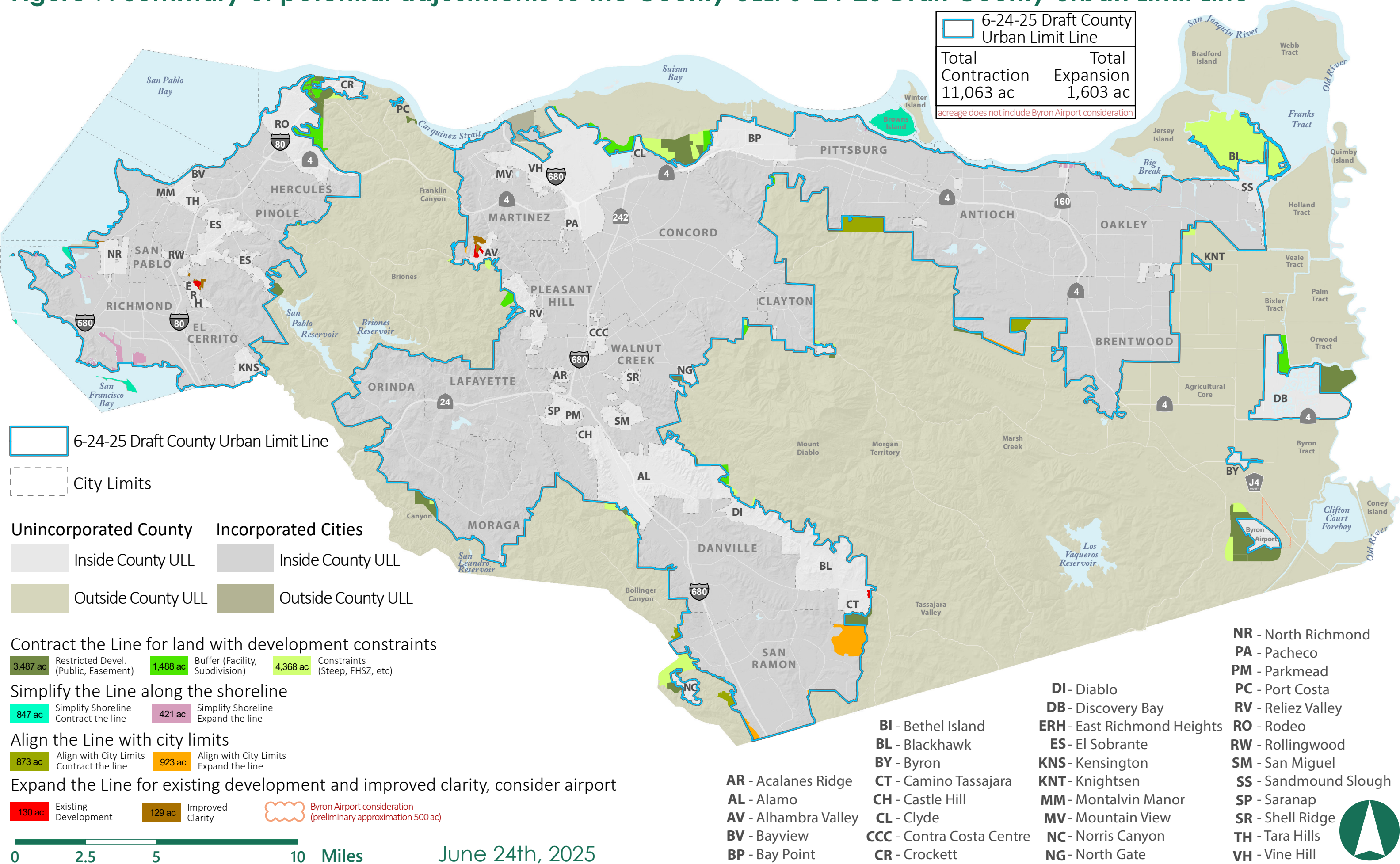
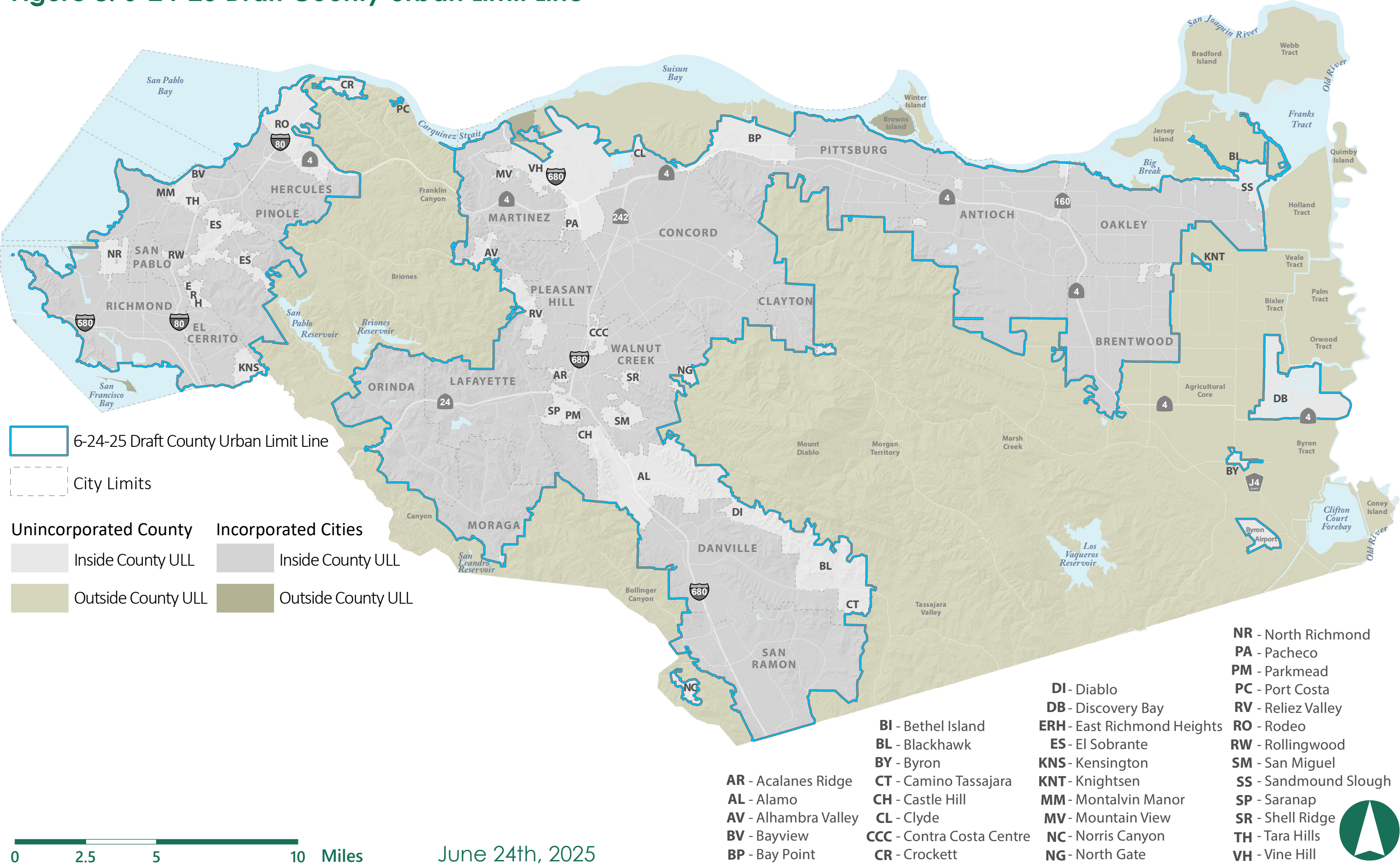
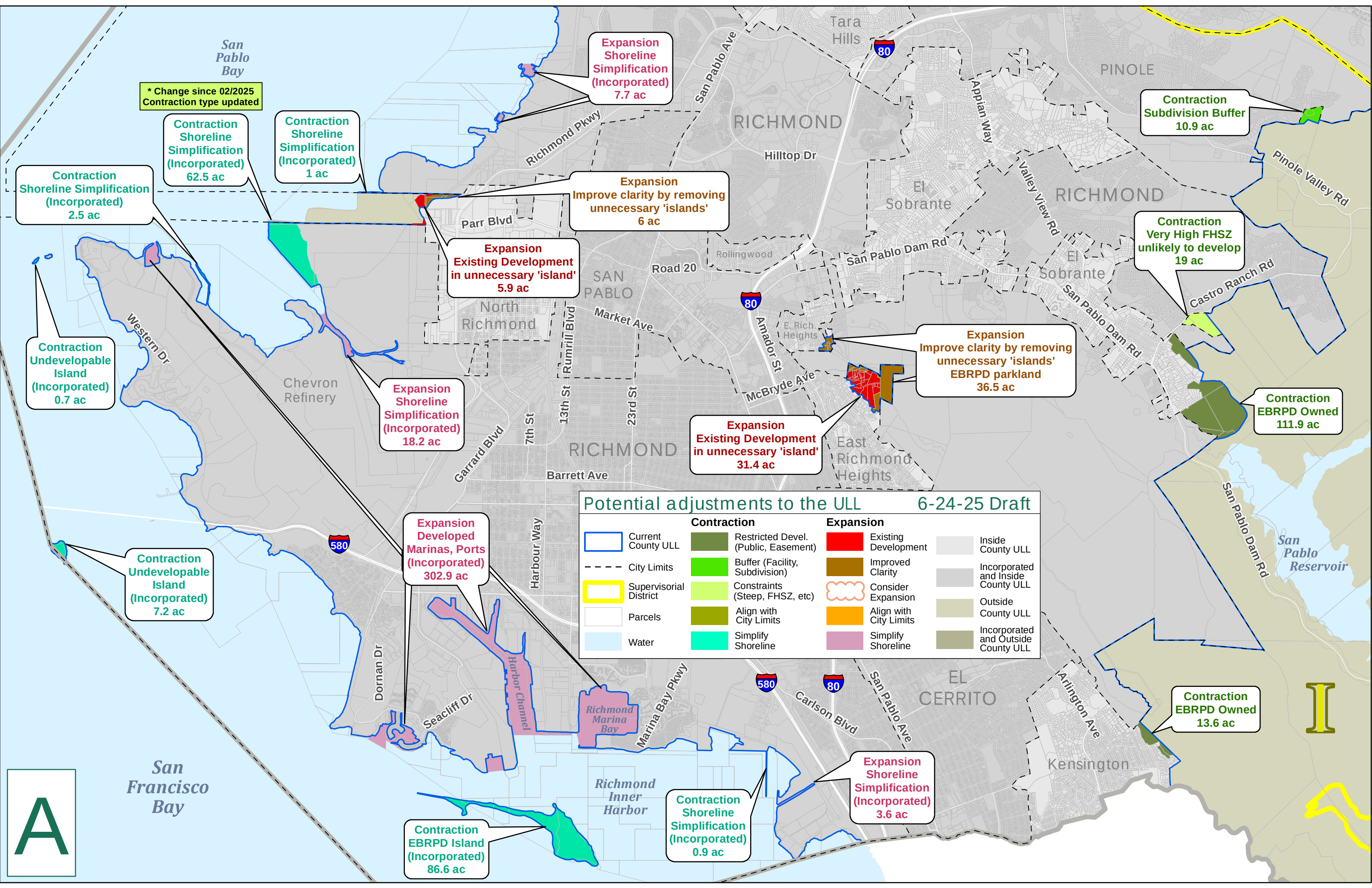


Figure 8: 6-24-25 Draft County Urban Limit Line





* Change since 02/2025
Contraction type updated

Contraction
Shoreline Simplification
(Incorporated)
2.5 ac

Contraction
Shoreline Simplification
(Incorporated)
62.5 ac

Contraction
Shoreline Simplification
(Incorporated)
1 ac

Expansion
Improve clarity by removing
unnecessary 'islands'
6 ac

Expansion
Existing Development
in unnecessary 'island'
5.9 ac

Expansion
Shoreline Simplification
(Incorporated)
18.2 ac

Expansion
Existing Development
in unnecessary 'island'
31.4 ac

Expansion
Improve clarity by removing
unnecessary 'islands'
EBRPD parkland
36.5 ac

Contraction
Subdivision Buffer
10.9 ac

Contraction
Very High FHSZ
unlikely to develop
19 ac

Contraction
EBRPD Owned
111.9 ac

Contraction
Undevelopable
Island
(Incorporated)
0.7 ac

Contraction
Undevelopable
Island
(Incorporated)
7.2 ac

Expansion
Developed
Marinas, Ports
(Incorporated)
302.9 ac

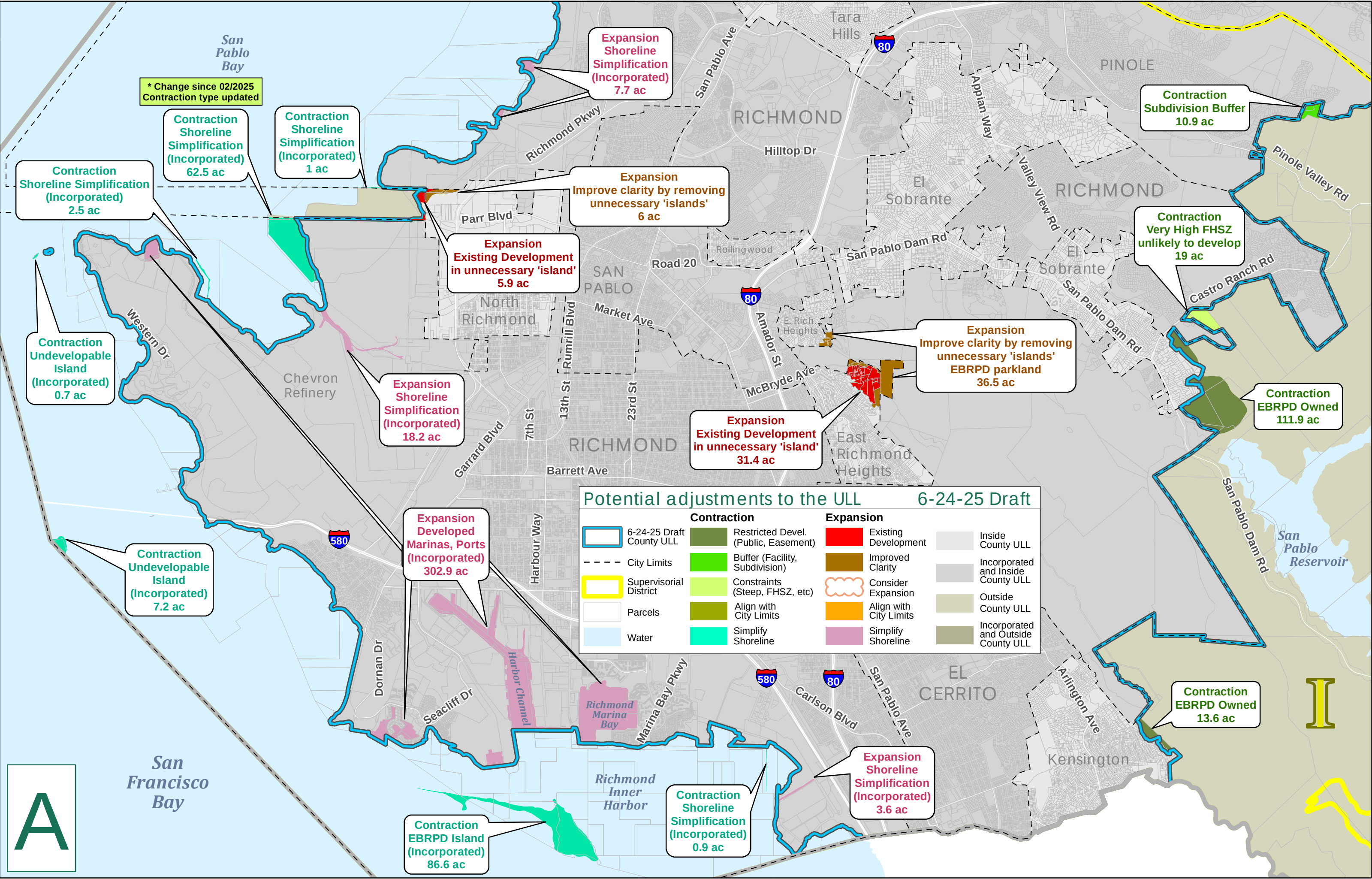
Potential adjustments to the ULL

6-24-25 Draft

Contraction		Expansion	
	Current County ULL		Existing Development
	City Limits		Improved Clarity
	Supervisory District		Consider Expansion
	Parcels		Align with City Limits
	Water		Simplify Shoreline
	Restricted Devel. (Public, Easement)		Inside County ULL
	Buffer (Facility, Subdivision)		Incorporated and Inside County ULL
	Constraints (Steep, FHSZ, etc)		Outside County ULL
	Align with City Limits		Incorporated and Outside County ULL
	Simplify Shoreline		

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Potential adjustments to the ULL 6-24-25 Draft

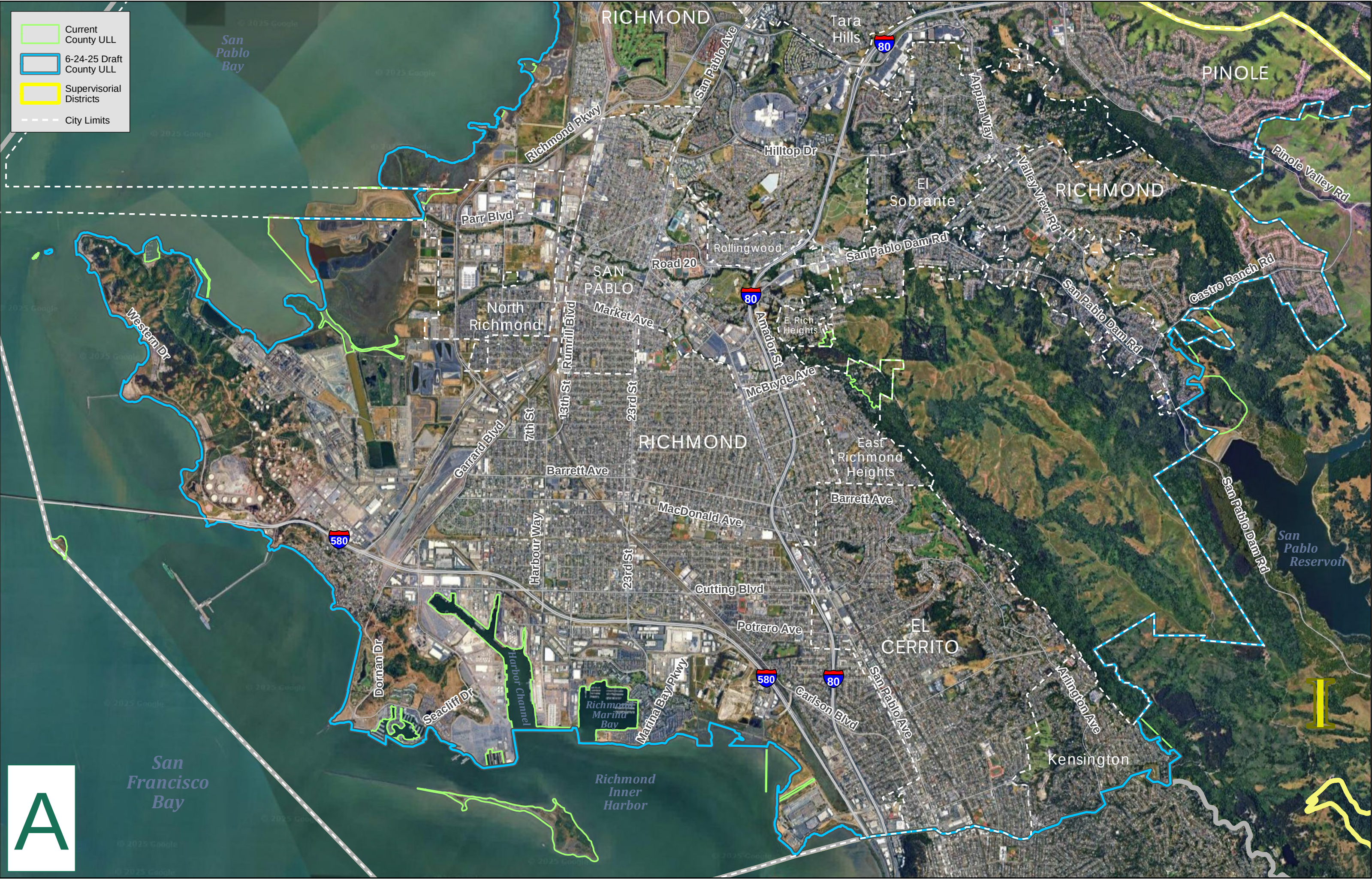
Contraction		Expansion	
	6-24-25 Draft County ULL		Existing Development
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	Constraints (Steep, FHSZ, etc)		Outside County ULL
	Align with City Limits		Incorporated and Outside County ULL
	Simplify Shoreline		

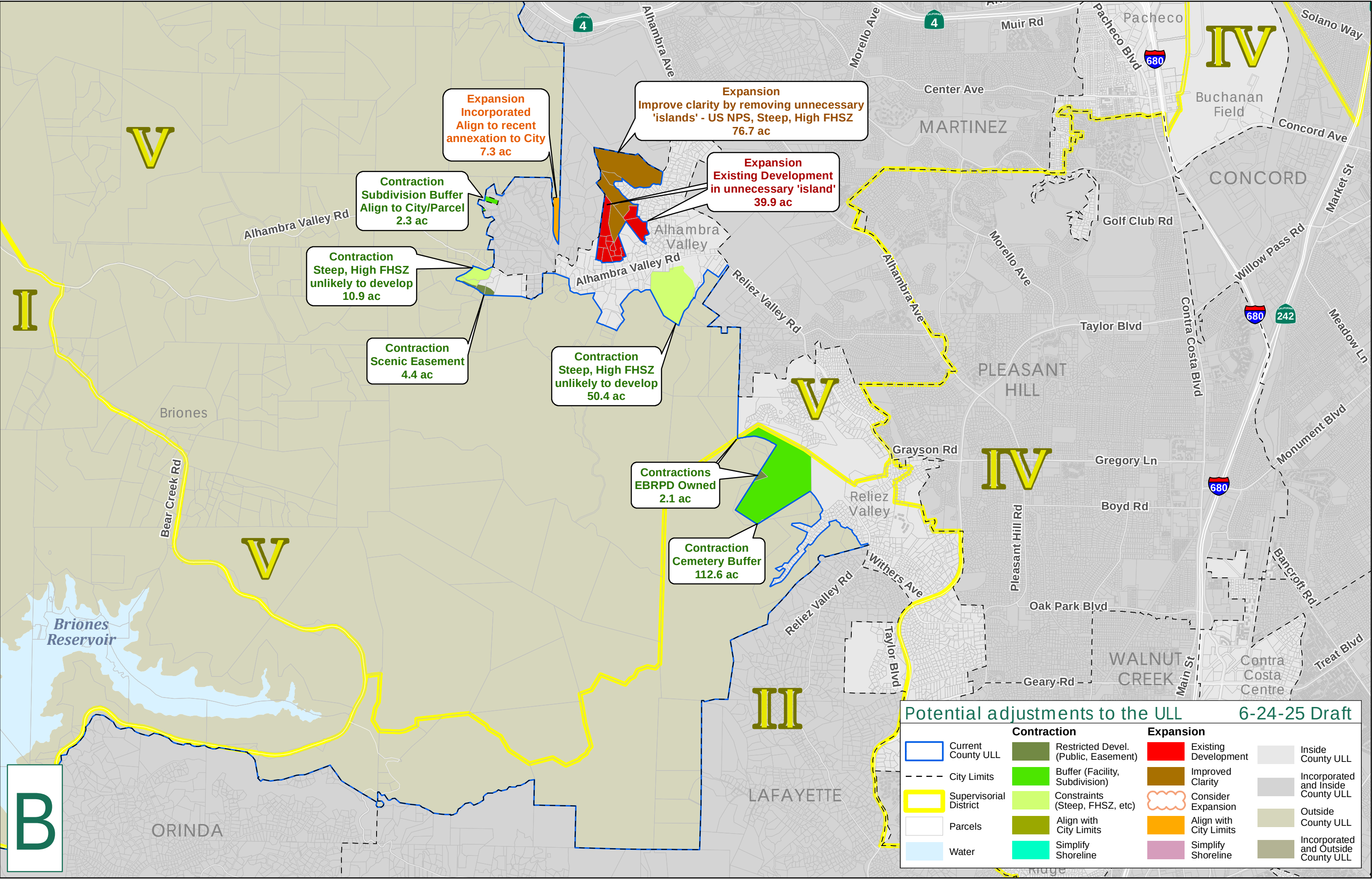
Current
County ULL

6-24-25 Draft
County ULL

Supervisory
Districts

City Limits





Expansion Incorporated
Align to recent annexation to City
7.3 ac

Expansion
Improve clarity by removing unnecessary 'islands' - US NPS, Steep, High FHSZ
76.7 ac

Expansion
Existing Development in unnecessary 'island'
39.9 ac

Contraction
Subdivision Buffer Align to City/Parcel
2.3 ac

Contraction
Steep, High FHSZ unlikely to develop
10.9 ac

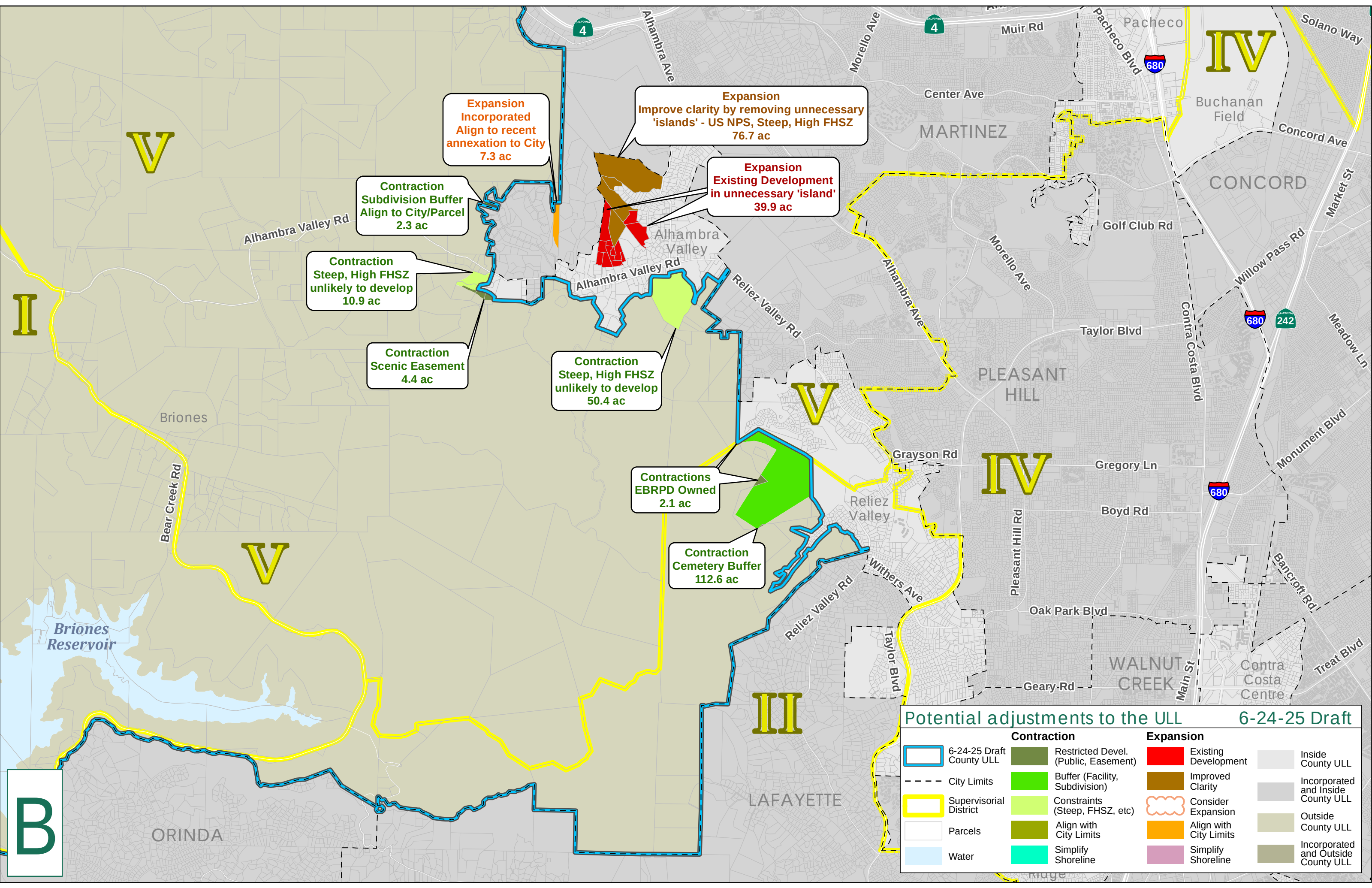
Contraction
Scenic Easement
4.4 ac

Contraction
Steep, High FHSZ unlikely to develop
50.4 ac

Contractions
EBRPD Owned
2.1 ac

Contraction
Cemetery Buffer
112.6 ac

Potential adjustments to the ULL 6-24-25 Draft									
Contraction					Expansion				
	Current County ULL		Restricted Devel. (Public, Easement)		Existing Development		Inside County ULL		Incorporated and Inside County ULL
	City Limits		Buffer (Facility, Subdivision)		Improved Clarity		Consider Expansion		Outside County ULL
	Supervisory District		Constraints (Steep, FHSZ, etc)		Align with City Limits		Simplify Shoreline		Incorporated and Outside County ULL
	Parcels		Align with City Limits						
	Water		Simplify Shoreline						



Expansion
Incorporated
Align to recent
annexation to City
7.3 ac

Expansion
Improve clarity by removing unnecessary
'islands' - US NPS, Steep, High FHSZ
76.7 ac

Expansion
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Align to City/Parcel
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Contraction
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unlikely to develop
10.9 ac

Contraction
Scenic Easement
4.4 ac

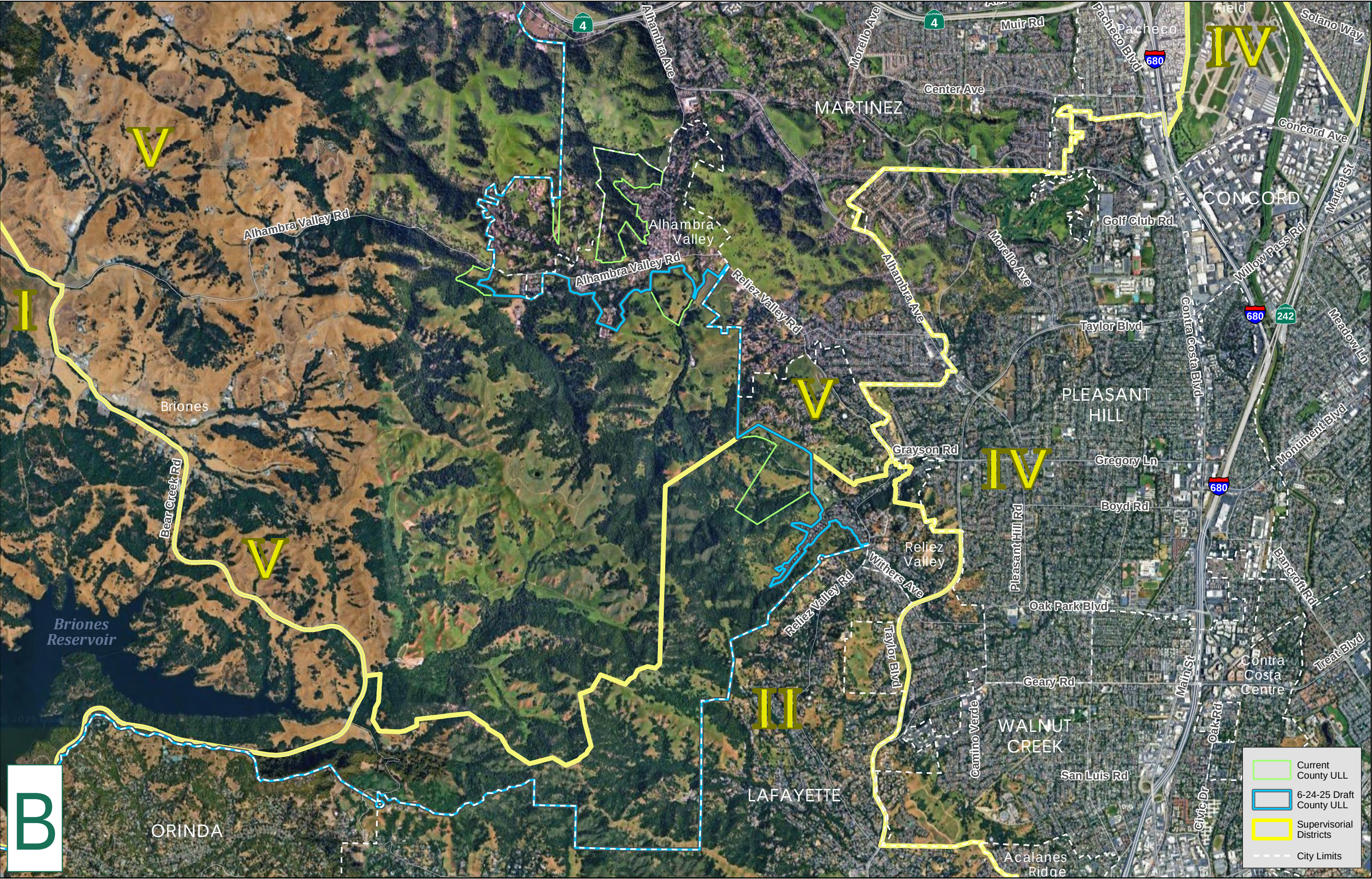
Contraction
Steep, High FHSZ
unlikely to develop
50.4 ac

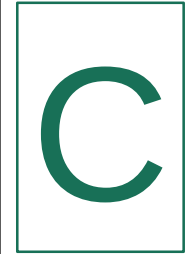
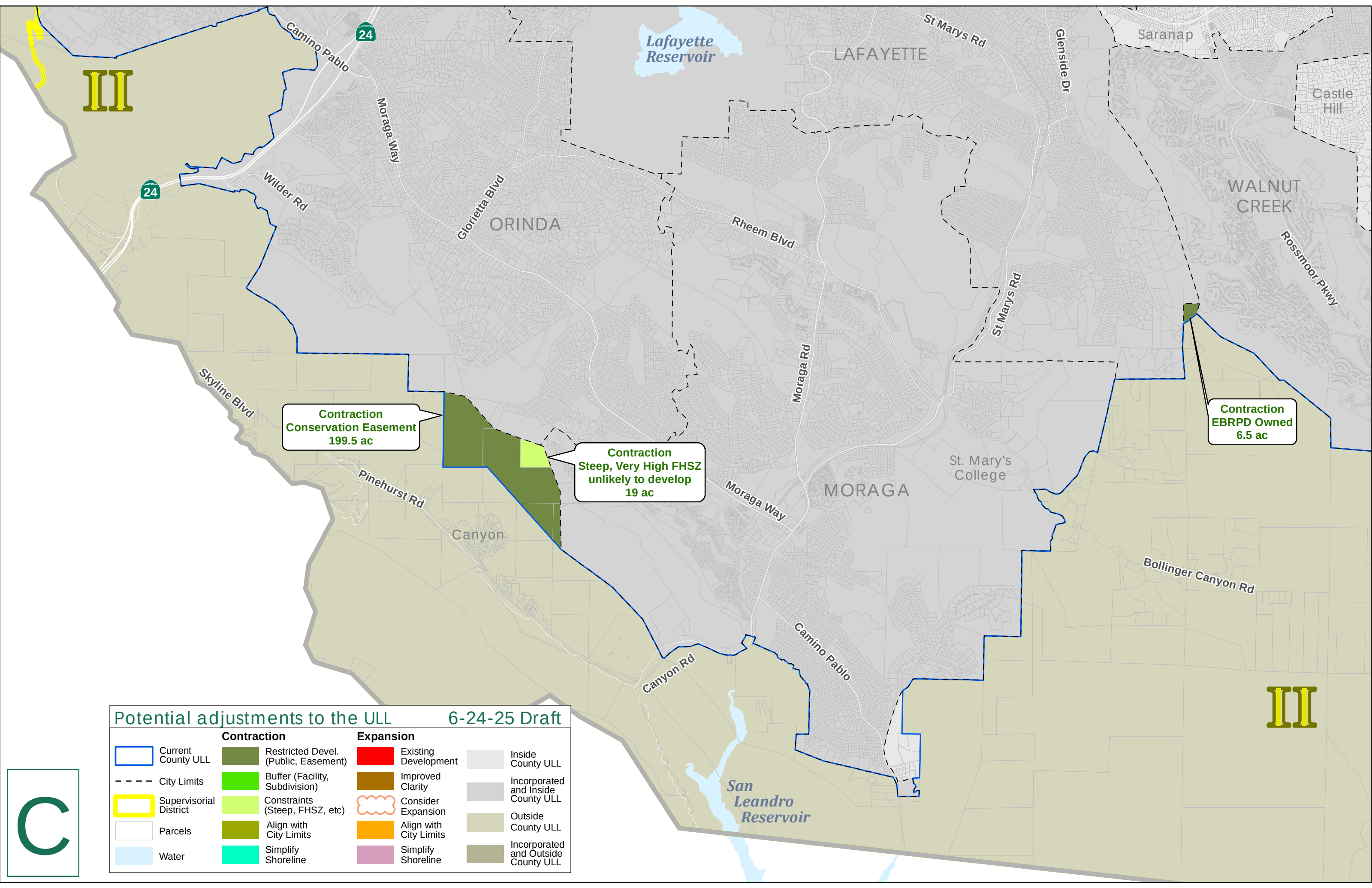
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Potential adjustments to the ULL6-24-25 Draft

Contraction		Expansion		
6-24-25 Draft County ULL	Restricted Devel. (Public, Easement)	Existing Development	Inside County ULL	
City Limits	Buffer (Facility, Subdivision)	Improved Clarity	Incorporated and Inside County ULL	
Supervisorial District	Constraints (Steep, FHSZ, etc)	Consider Expansion	Outside County ULL	
Parcels	Align with City Limits	Align with City Limits	Incorporated and Outside County ULL	
Water	Simplify Shoreline	Simplify Shoreline		

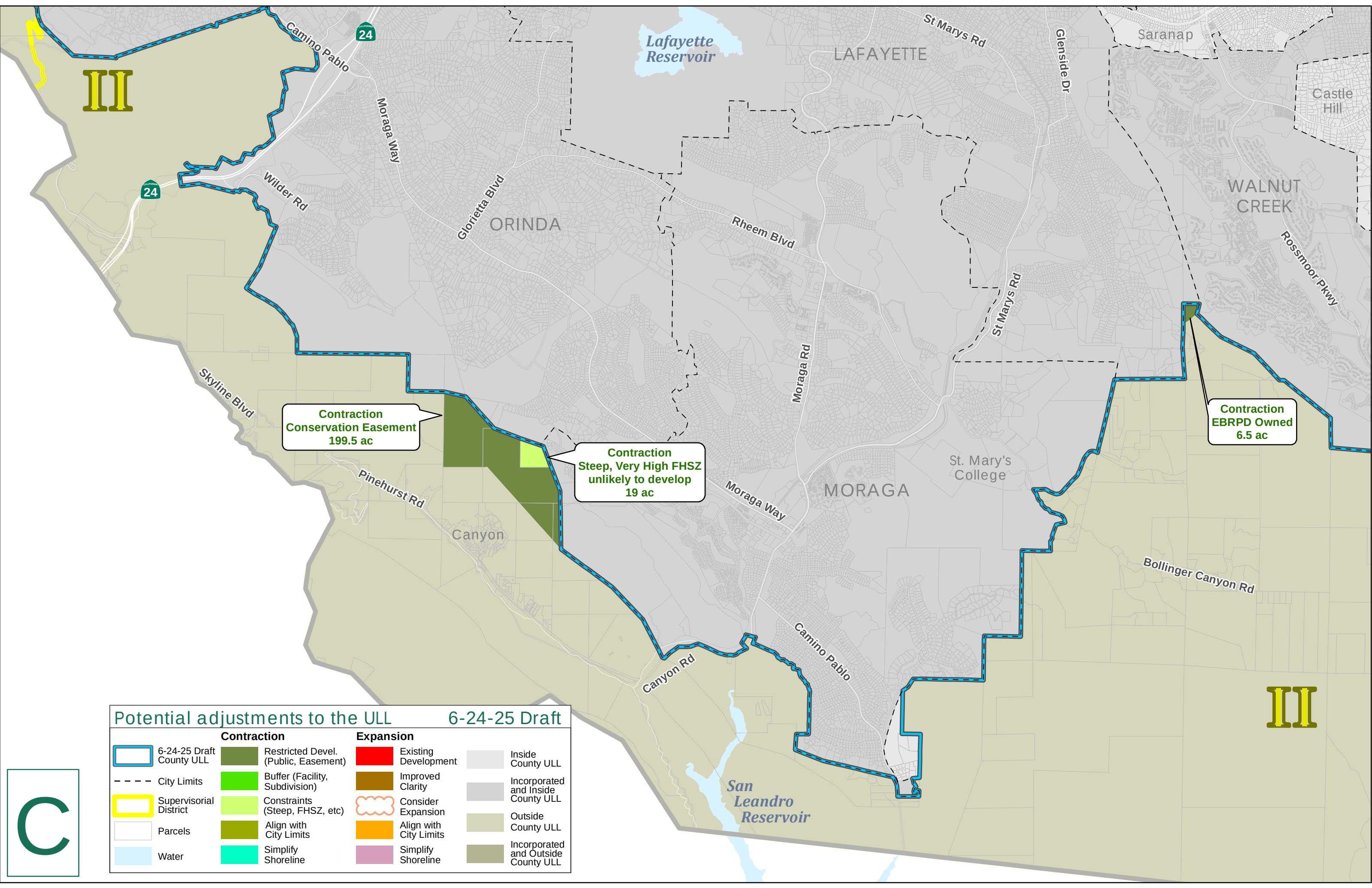




Potential adjustments to the ULL

6-24-25 Draft

Current County ULL City Limits Supervisorial District Parcels Water
Contraction Restricted Devel. (Public, Easement) Buffer (Facility, Subdivision) Constraints (Steep, FHSZ, etc) Align with City Limits Simplify Shoreline
Expansion Existing Development Improved Clarity Consider Expansion Align with City Limits Simplify Shoreline
Inside County ULL Incorporated and Inside County ULL Outside County ULL Incorporated and Outside County ULL

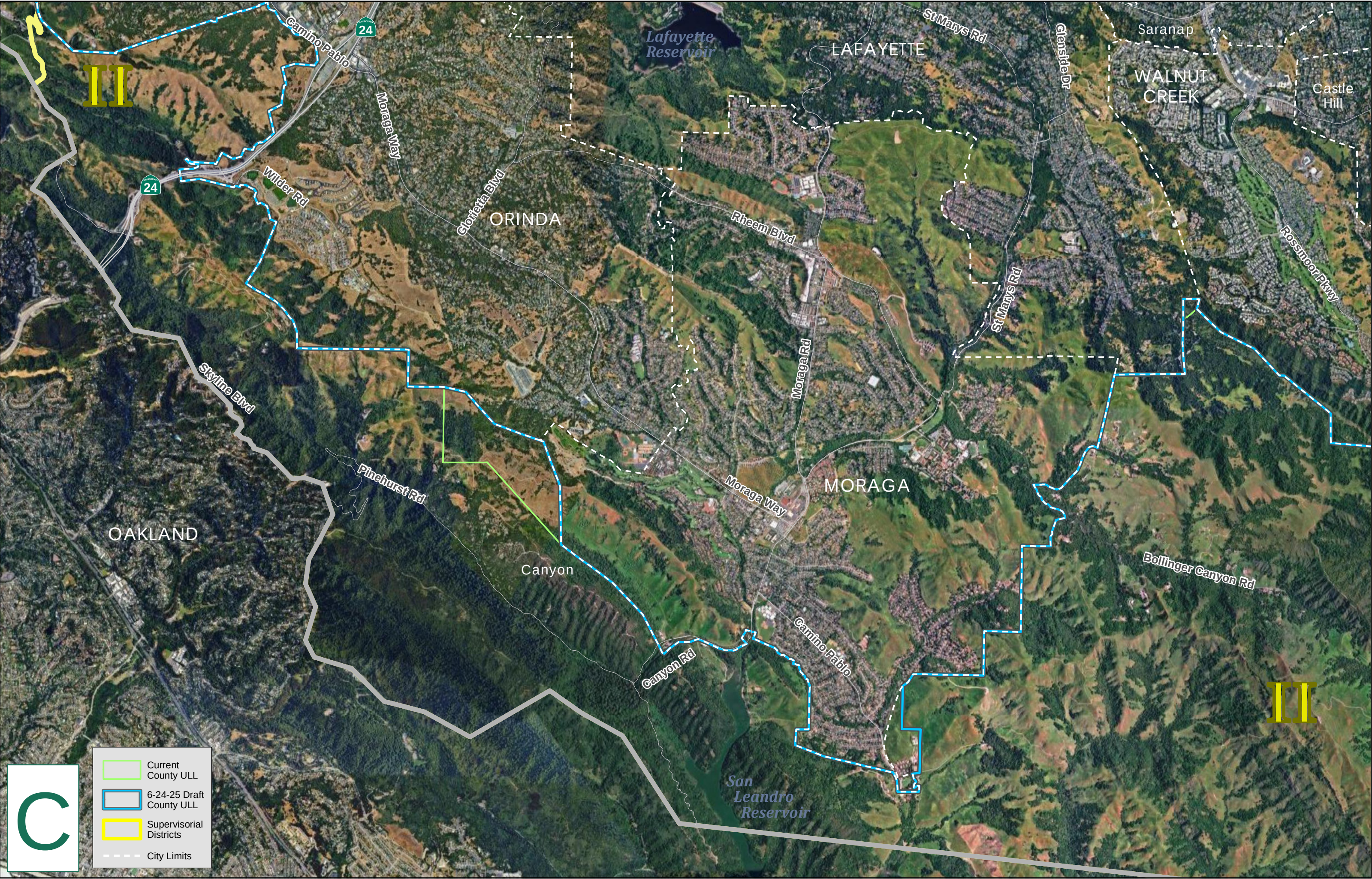


Potential adjustments to the ULL

6-24-25 Draft County ULL	Restricted Devel. (Public, Easement)	Existing Development	Inside County ULL
City Limits	Buffer (Facility, Subdivision)	Improved Clarity	Incorporated and Inside County ULL
Supervisorial District	Constraints (Steep, FHSZ, etc)	Consider Expansion	Outside County ULL
Parcels	Align with City Limits	Align with City Limits	Incorporated and Outside County ULL
Water	Simplify Shoreline	Simplify Shoreline	

6-24-25 Draft

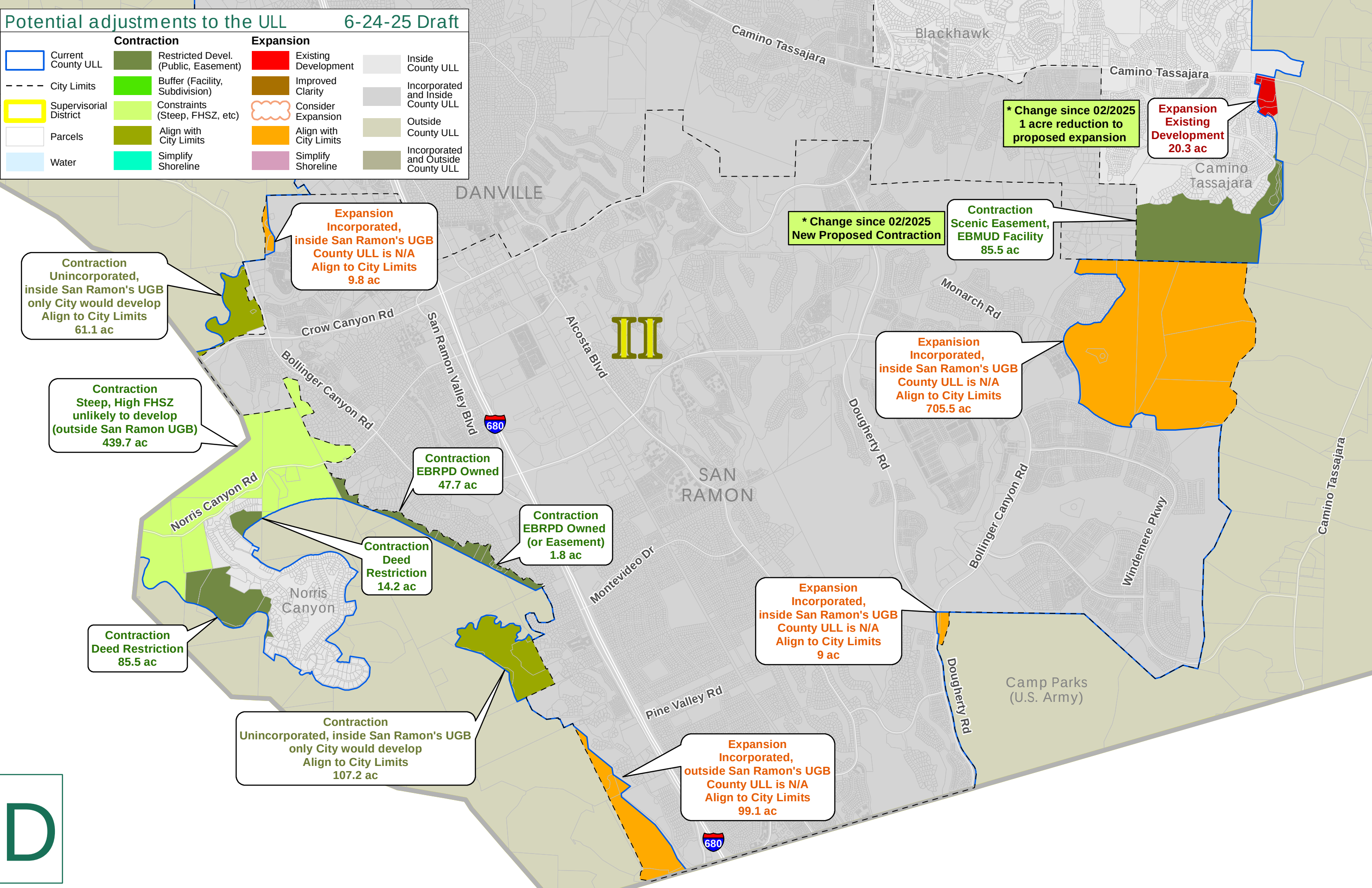




-  Current County ULL
-  6-24-25 Draft County ULL
-  Supervisorial Districts
-  City Limits

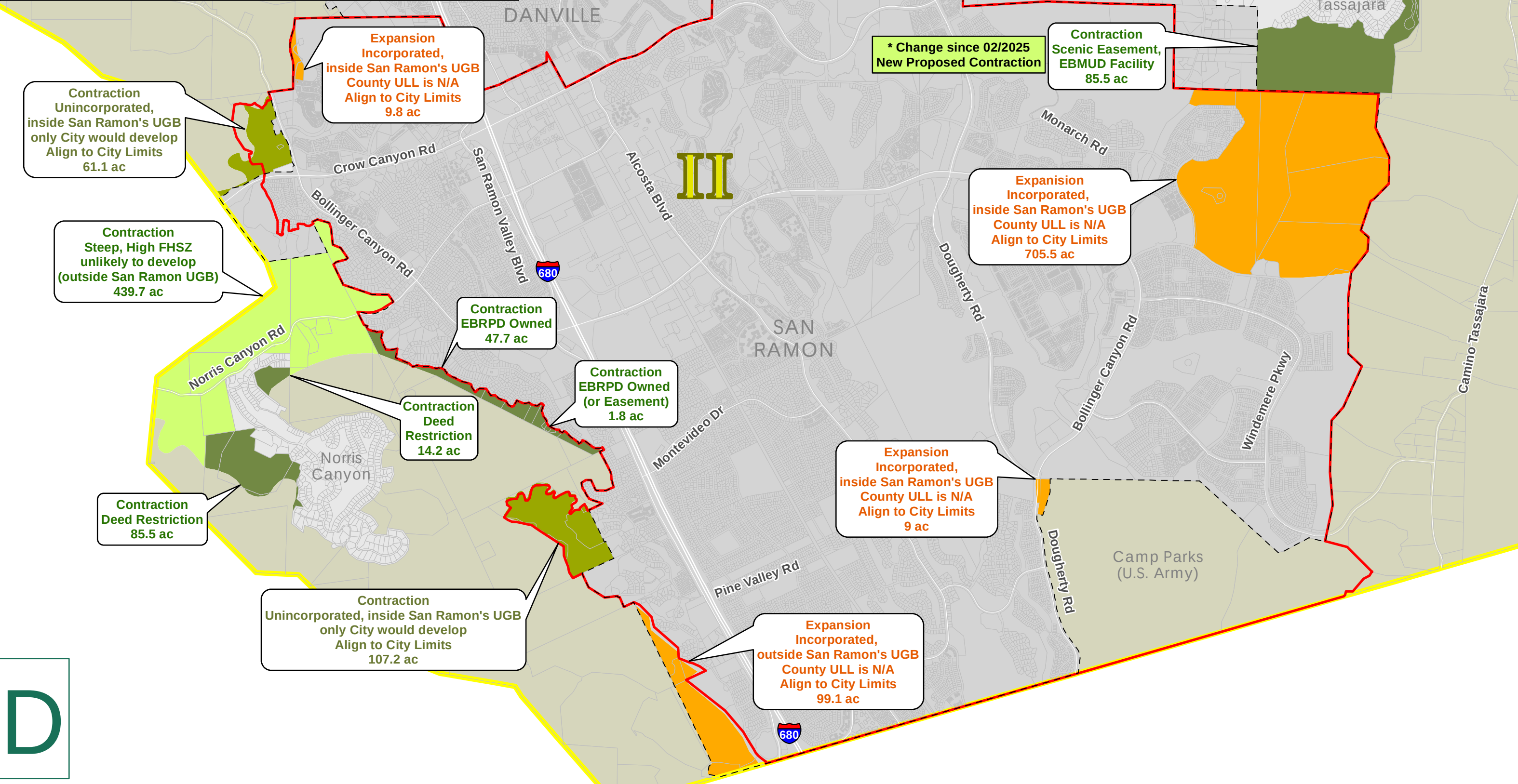
Potential adjustments to the ULL 6-24-25 Draft

Contraction		Expansion	
 Current County ULL	 Restricted Devel. (Public, Easement)	 Existing Development	 Inside County ULL
 City Limits	 Buffer (Facility, Subdivision)	 Improved Clarity	 Incorporated and Inside County ULL
 Supervisorial District	 Constraints (Steep, FHSZ, etc)	 Consider Expansion	 Outside County ULL
 Parcels	 Align with City Limits	 Align with City Limits	 Incorporated and Outside County ULL
 Water	 Simplify Shoreline	 Simplify Shoreline	



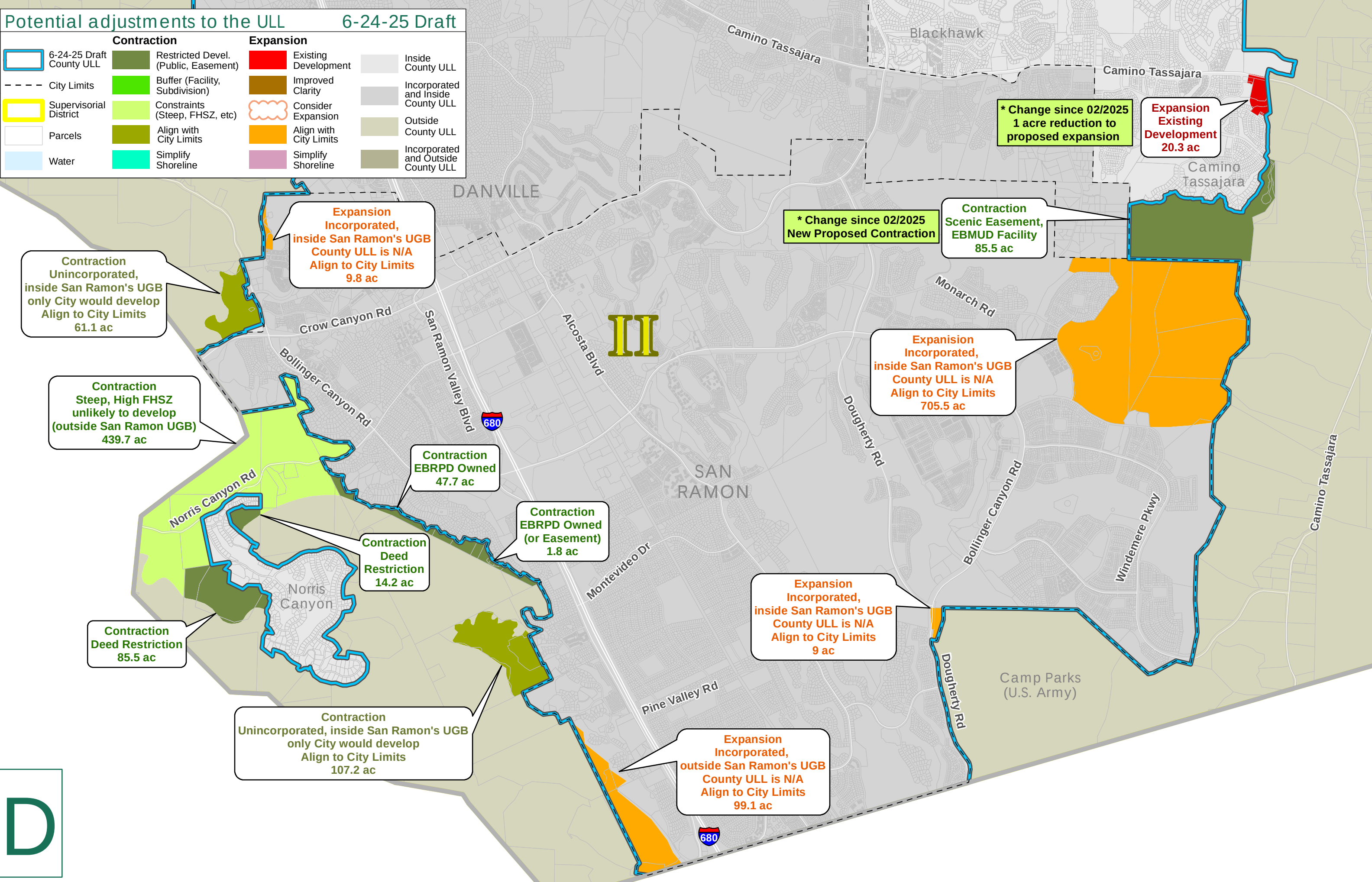
Potential adjustments to the ULL 6-24-25 Draft

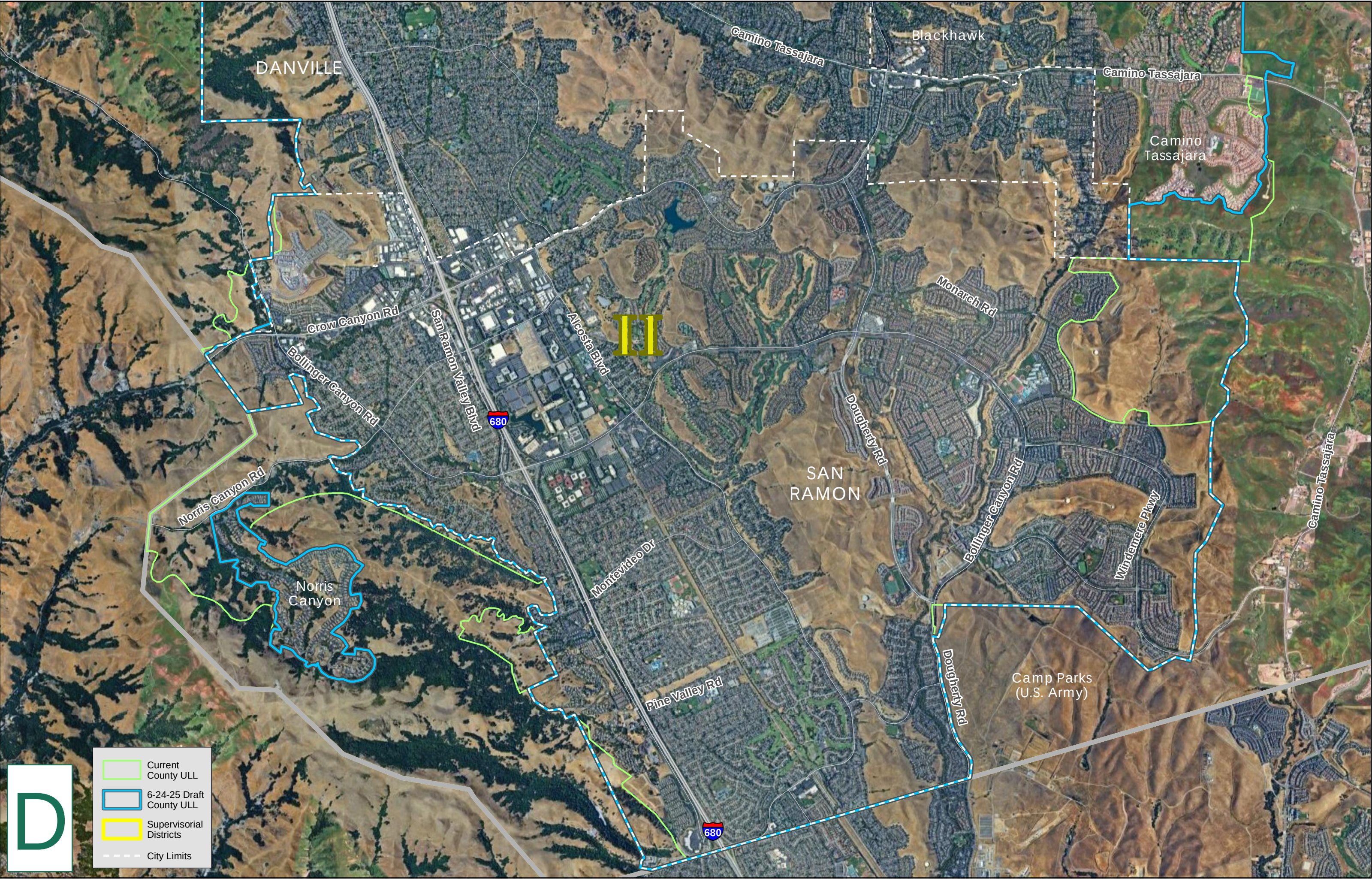
Contraction		Expansion	
 San Ramon UGB	 Restricted Devel. (Public, Easement)	 Existing Development	 Inside County ULL
 City Limits	 Buffer (Facility, Subdivision)	 Improved Clarity	 Incorporated and Inside County ULL
 Supervisorial District	 Constraints (Steep, FHSZ, etc)	 Consider Expansion	 Outside County ULL
 Parcels	 Align with City Limits	 Align with City Limits	 Incorporated and Outside County ULL
 Water	 Simplify Shoreline	 Simplify Shoreline	



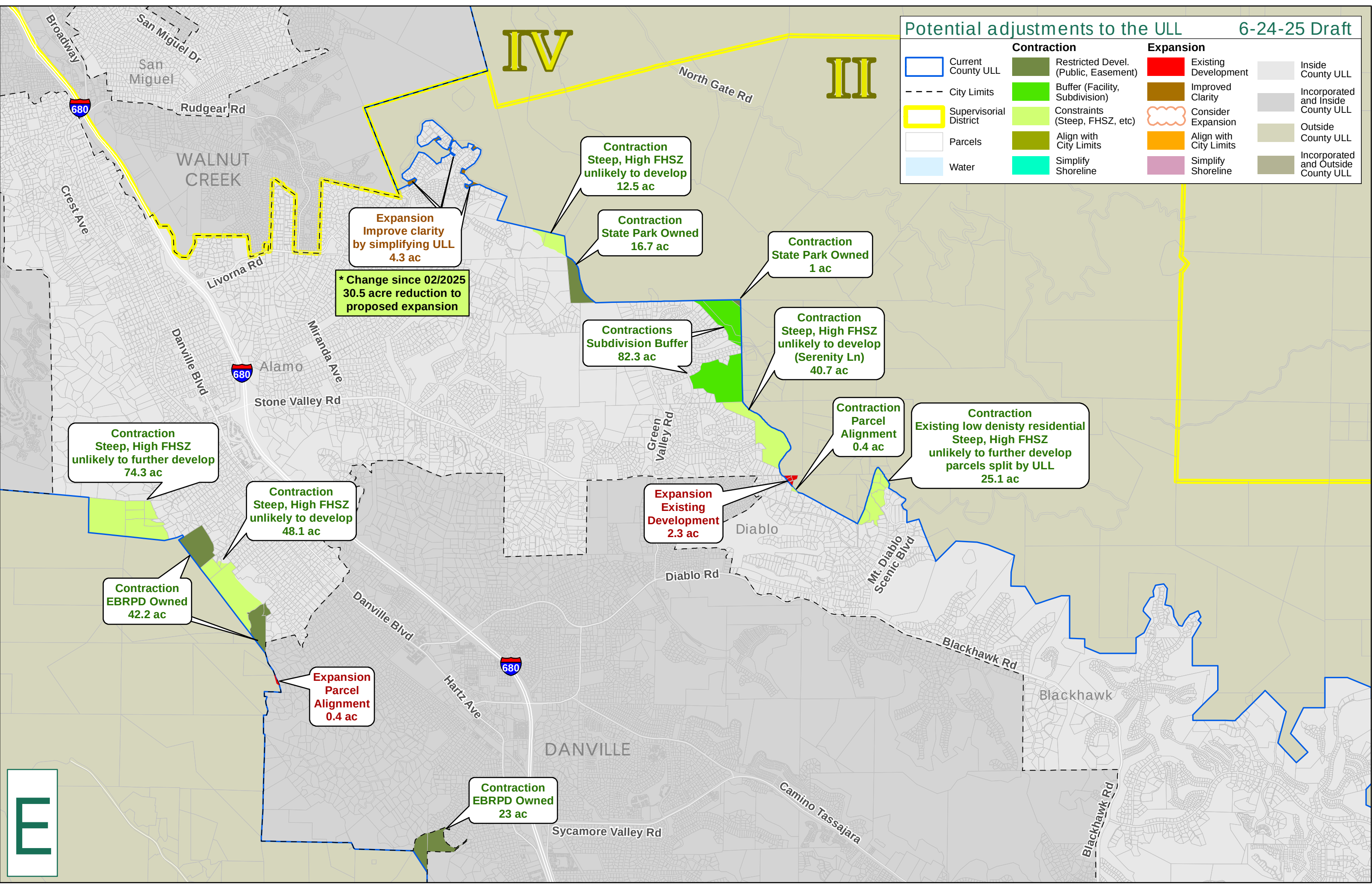
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 Water	 Simplify Shoreline	 Simplify Shoreline	





-  Current County ULL
-  6-24-25 Draft County ULL
-  Supervisorial Districts
-  City Limits



Potential adjustments to the ULL6-24-25 Draft

Current County ULL

City Limits

Supervisory District

Parcels

Water

Restricted Devel. (Public, Easement)

Buffer (Facility, Subdivision)

Constraints (Steep, FHSZ, etc)

Align with City Limits

Simplify Shoreline

Existing Development

Improved Clarity

Consider Expansion

Align with City Limits

Simplify Shoreline

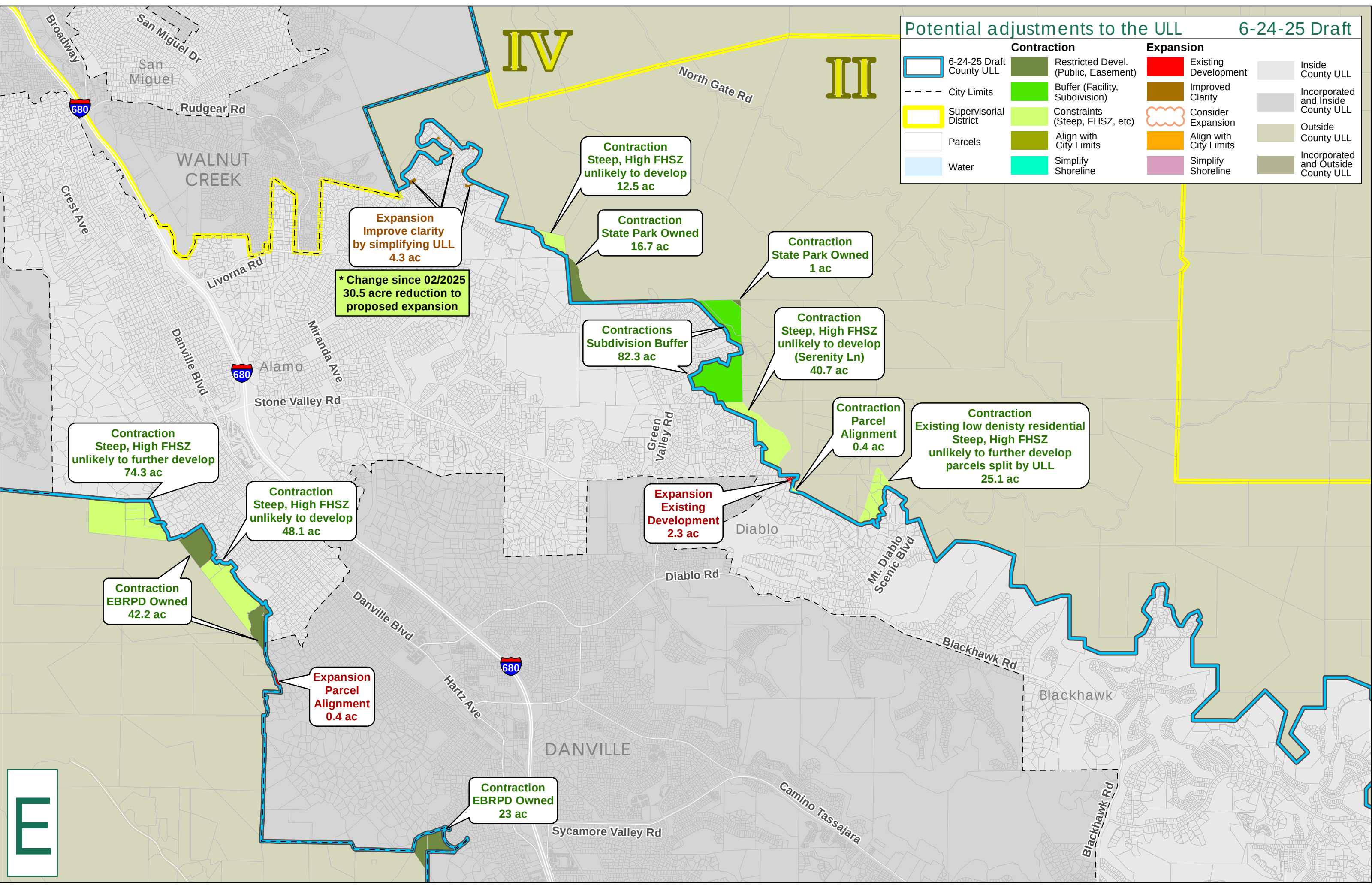
Inside County ULL

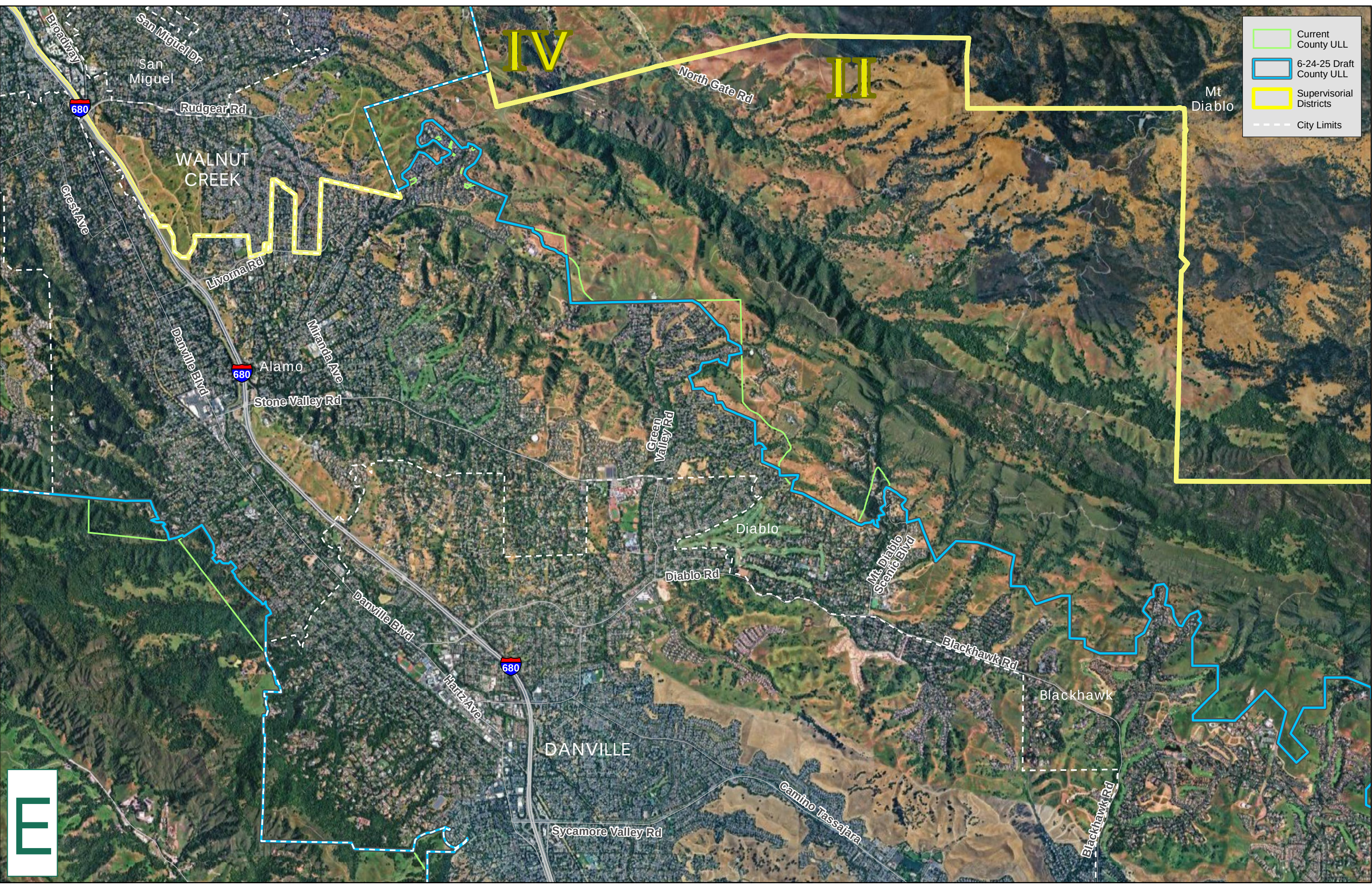
Incorporated and Inside County ULL

Outside County ULL

Incorporated and Outside County ULL

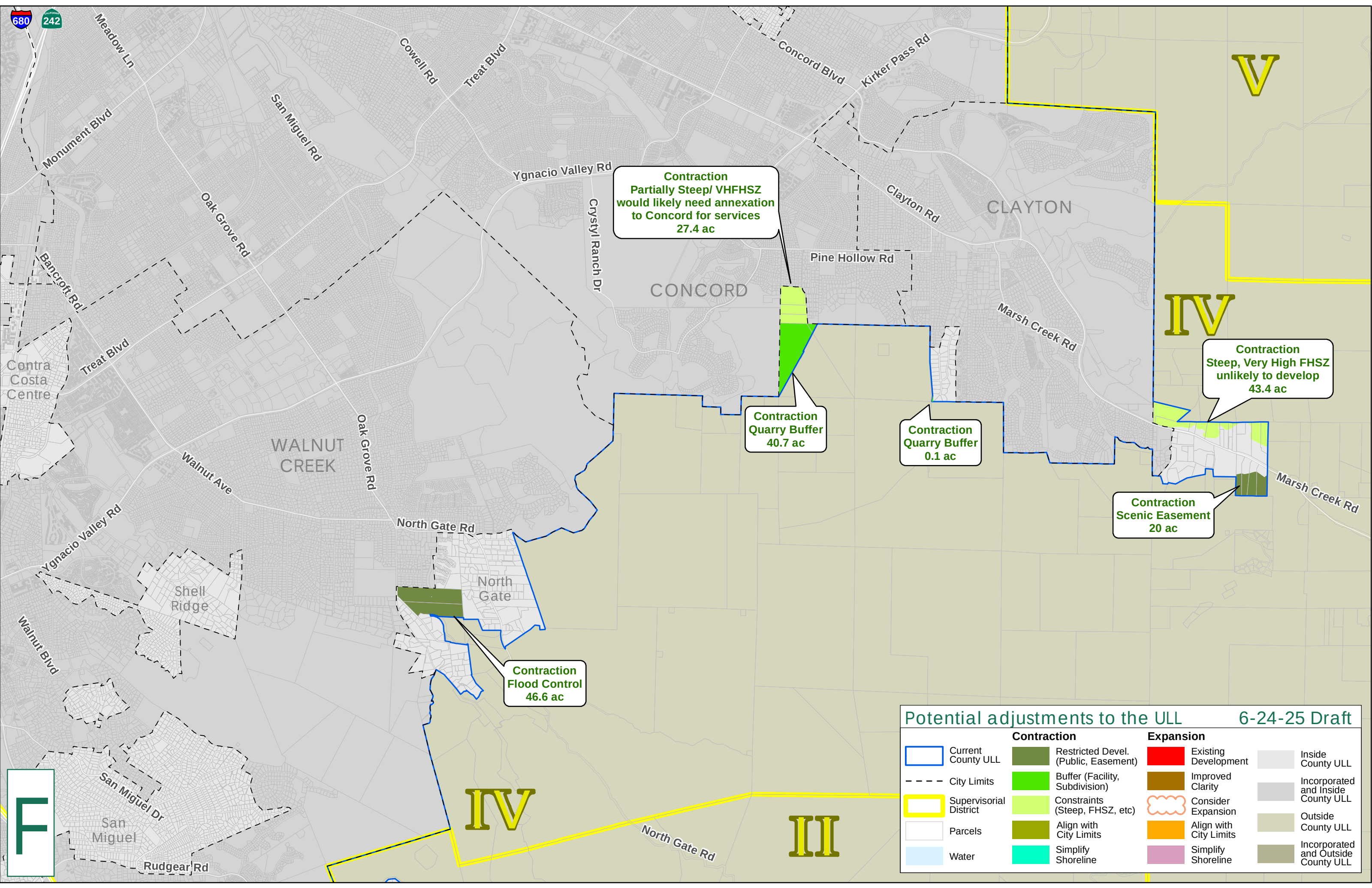






	Current County ULL
	6-24-25 Draft County ULL
	Supervisorial Districts
	City Limits





Contraction
Partially Steep/ VHFHSZ
would likely need annexation
to Concord for services
27.4 ac

Contraction
Quarry Buffer
40.7 ac

Contraction
Quarry Buffer
0.1 ac

Contraction
Scenic Easement
20 ac

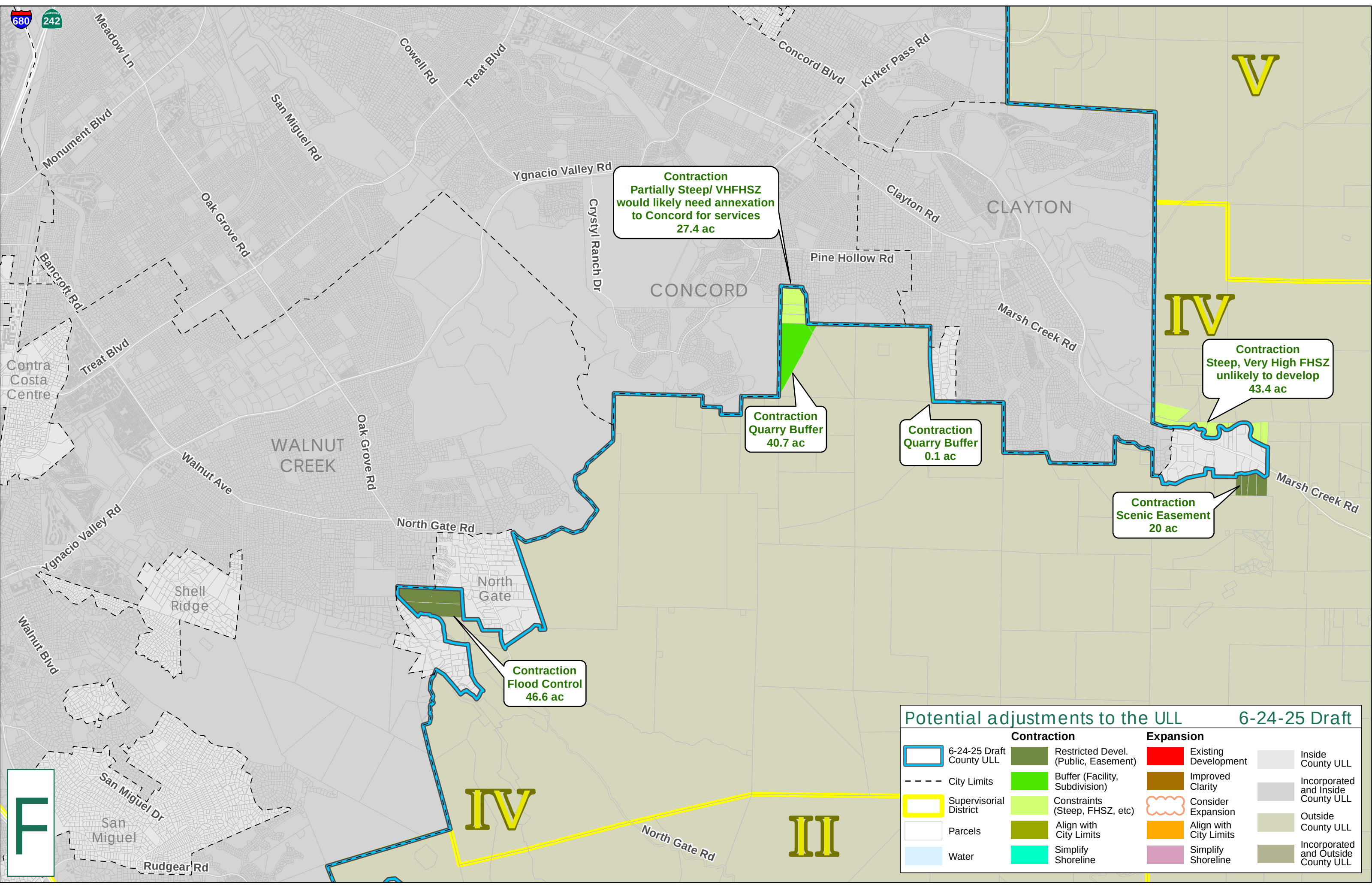
Contraction
Steep, Very High FHSZ
unlikely to develop
43.4 ac

Contraction
Flood Control
46.6 ac

Potential adjustments to the ULL

6-24-25 Draft

Contraction		Expansion	
Current County ULL	Restricted Devel. (Public, Easement)	Existing Development	Inside County ULL
City Limits	Buffer (Facility, Subdivision)	Improved Clarity	Incorporated and Inside County ULL
Supervisorial District	Constraints (Steep, FHSZ, etc)	Consider Expansion	Outside County ULL
Parcels	Align with City Limits	Align with City Limits	Incorporated and Outside County ULL
Water	Simplify Shoreline	Simplify Shoreline	



Contraction
Partially Steep/ VHFHSZ
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27.4 ac

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Quarry Buffer
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43.4 ac

Contraction
Flood Control
46.6 ac

Potential adjustments to the ULL6-24-25 Draft

6-24-25 Draft County ULL

City Limits

Supervisory District

Parcels

Water

Restricted Devel.
(Public, Easement)

Buffer (Facility,
Subdivision)

Constraints
(Steep, FHSZ, etc)

Align with
City Limits

Simplify
Shoreline

Existing
Development

Improved
Clarity

Consider
Expansion

Align with
City Limits

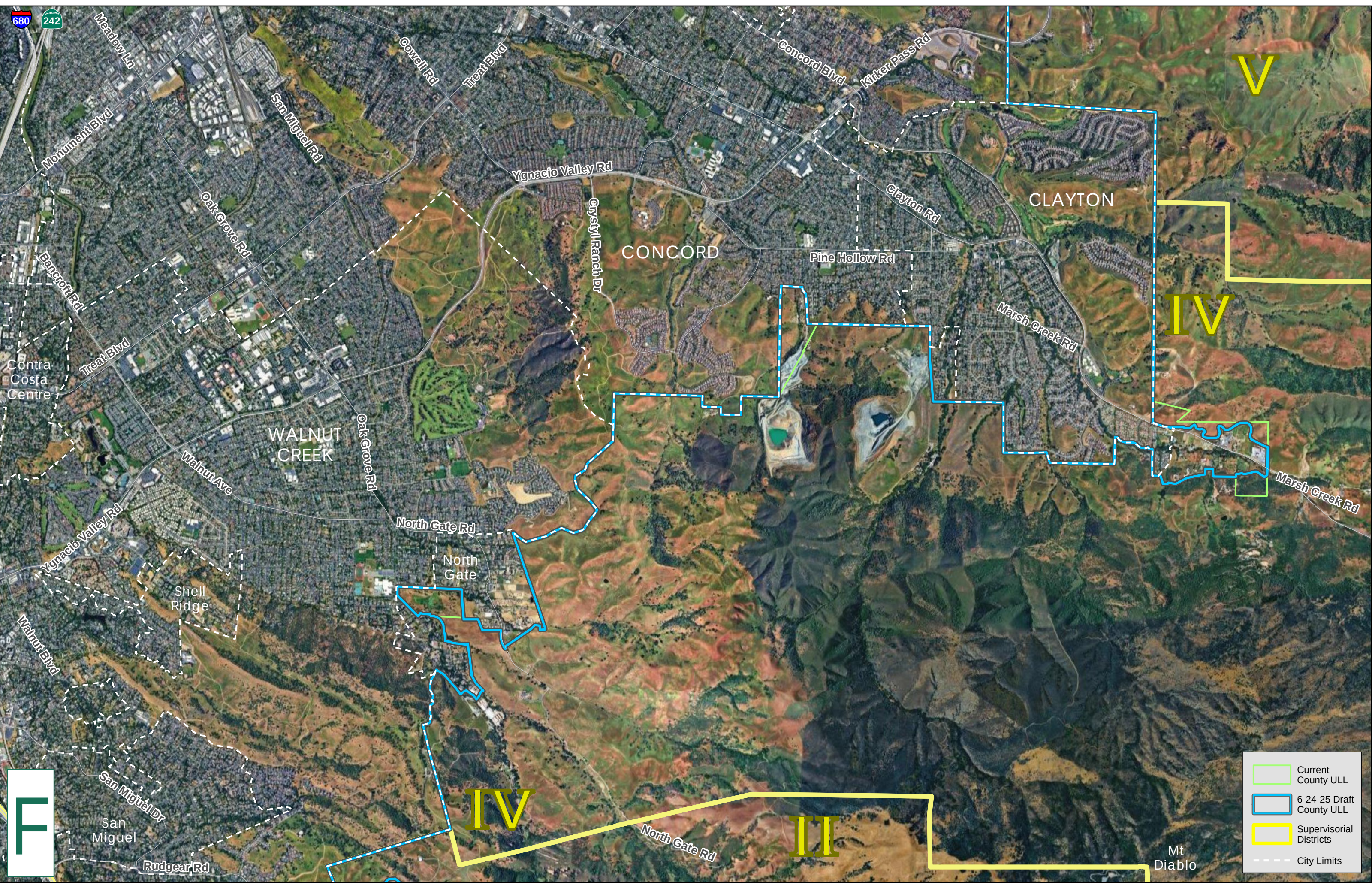
Simplify
Shoreline

Inside
County ULL

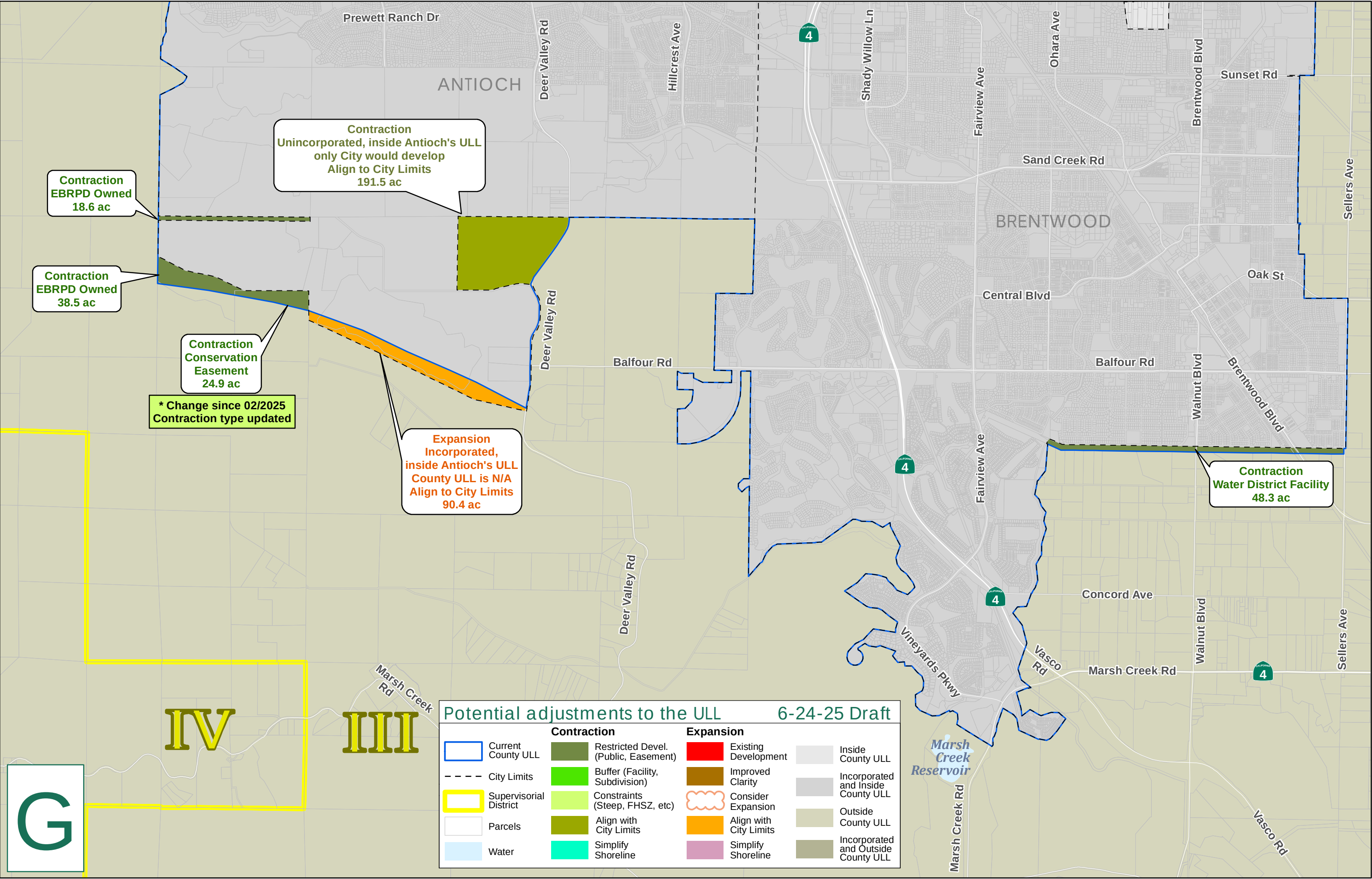
Incorporated
and Inside
County ULL

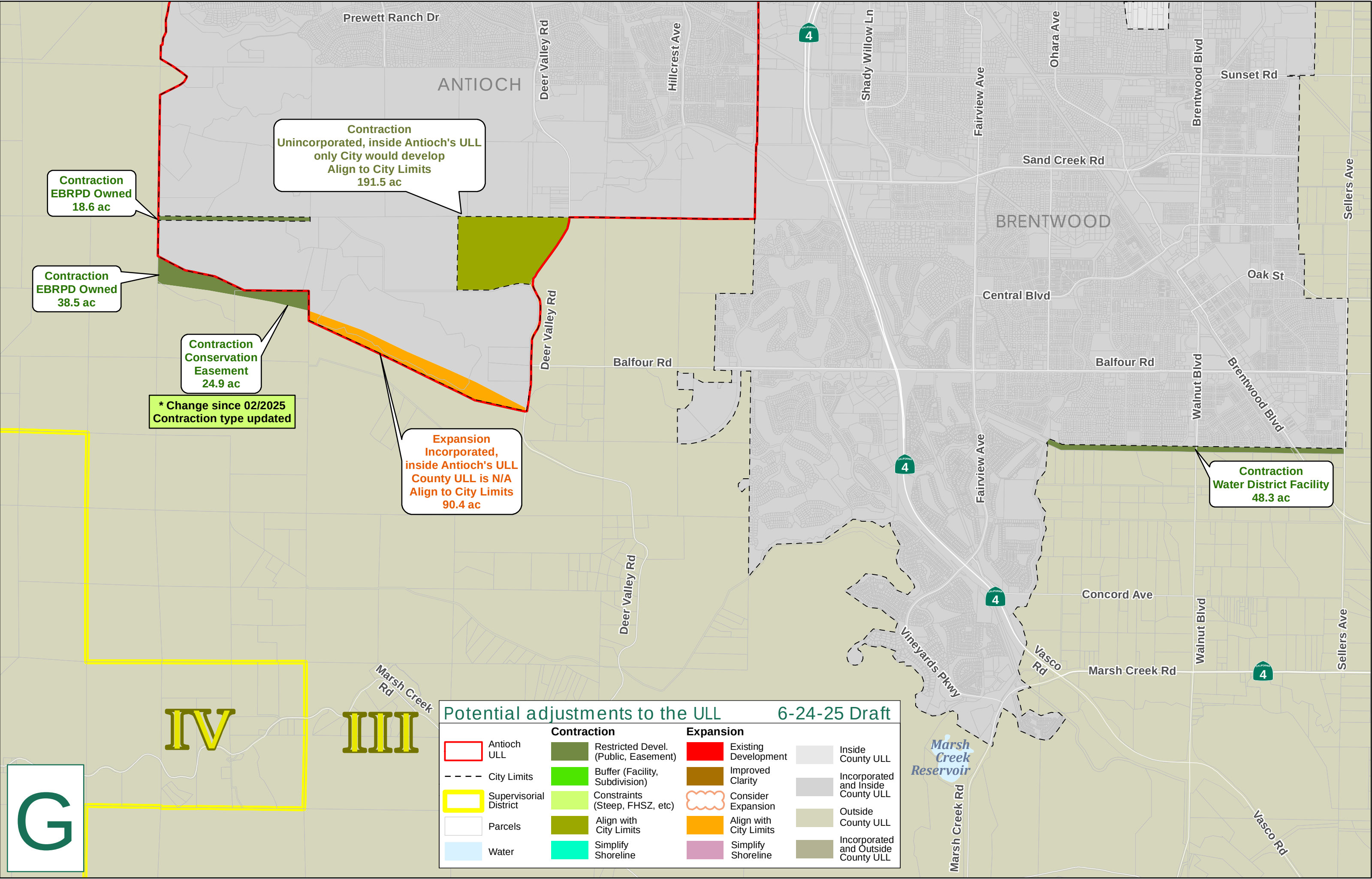
Outside
County ULL

Incorporated
and Outside
County ULL



	Current County ULL
	6-24-25 Draft County ULL
	Supervisory Districts
	City Limits





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III

Potential adjustments to the ULL6-24-25 Draft

Antioch ULL

City Limits

Supervisorial District

Parcels

Water

Contraction

Restricted Devel. (Public, Easement)

Buffer (Facility, Subdivision)

Constraints (Steep, FHSZ, etc)

Align with City Limits

Simplify Shoreline

Expansion

Existing Development

Improved Clarity

Consider Expansion

Align with City Limits

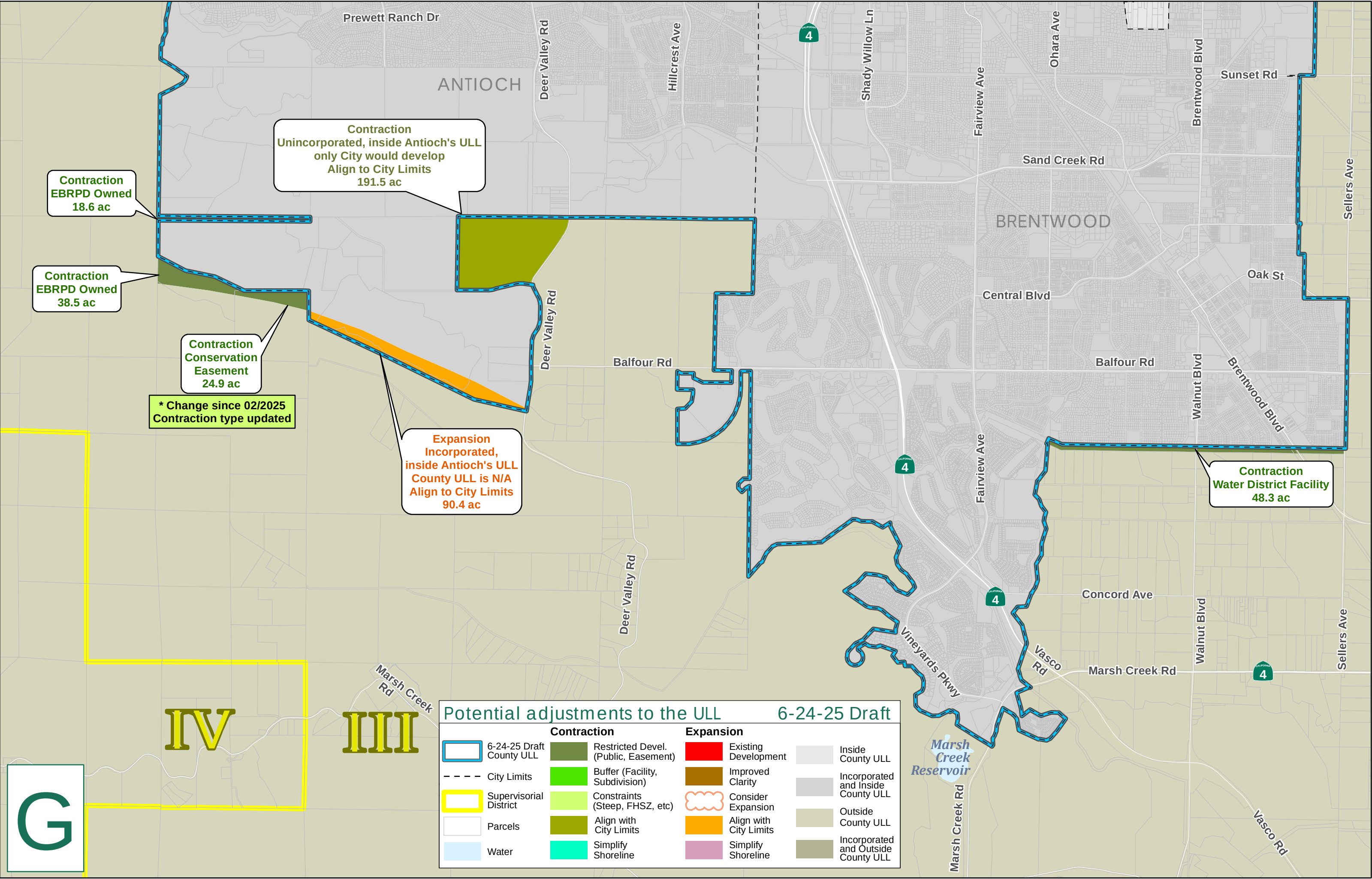
Simplify Shoreline

Inside County ULL

Incorporated and Inside County ULL

Outside County ULL

Incorporated and Outside County ULL



Potential adjustments to the ULL

6-24-25 Draft County ULL

City Limits

Supervisory District

Parcels

Water

Contraction

Restricted Devel. (Public, Easement)

Buffer (Facility, Subdivision)

Constraints (Steep, FHSZ, etc)

Align with City Limits

Simplify Shoreline

Expansion

Existing Development

Improved Clarity

Consider Expansion

Align with City Limits

Simplify Shoreline

Inside County ULL

Incorporated and Inside County ULL

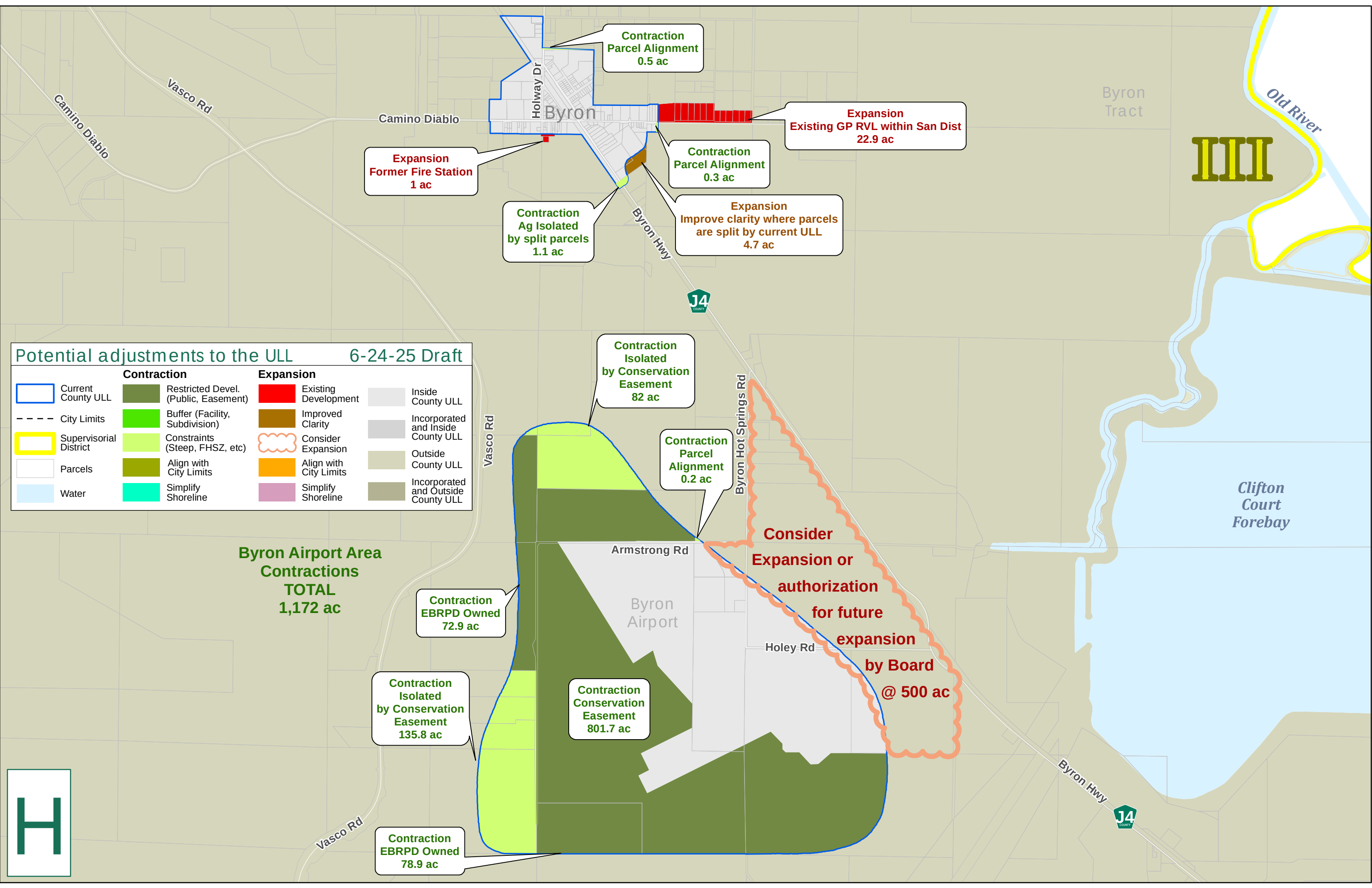
Outside County ULL

Incorporated and Outside County ULL

6-24-25 Draft



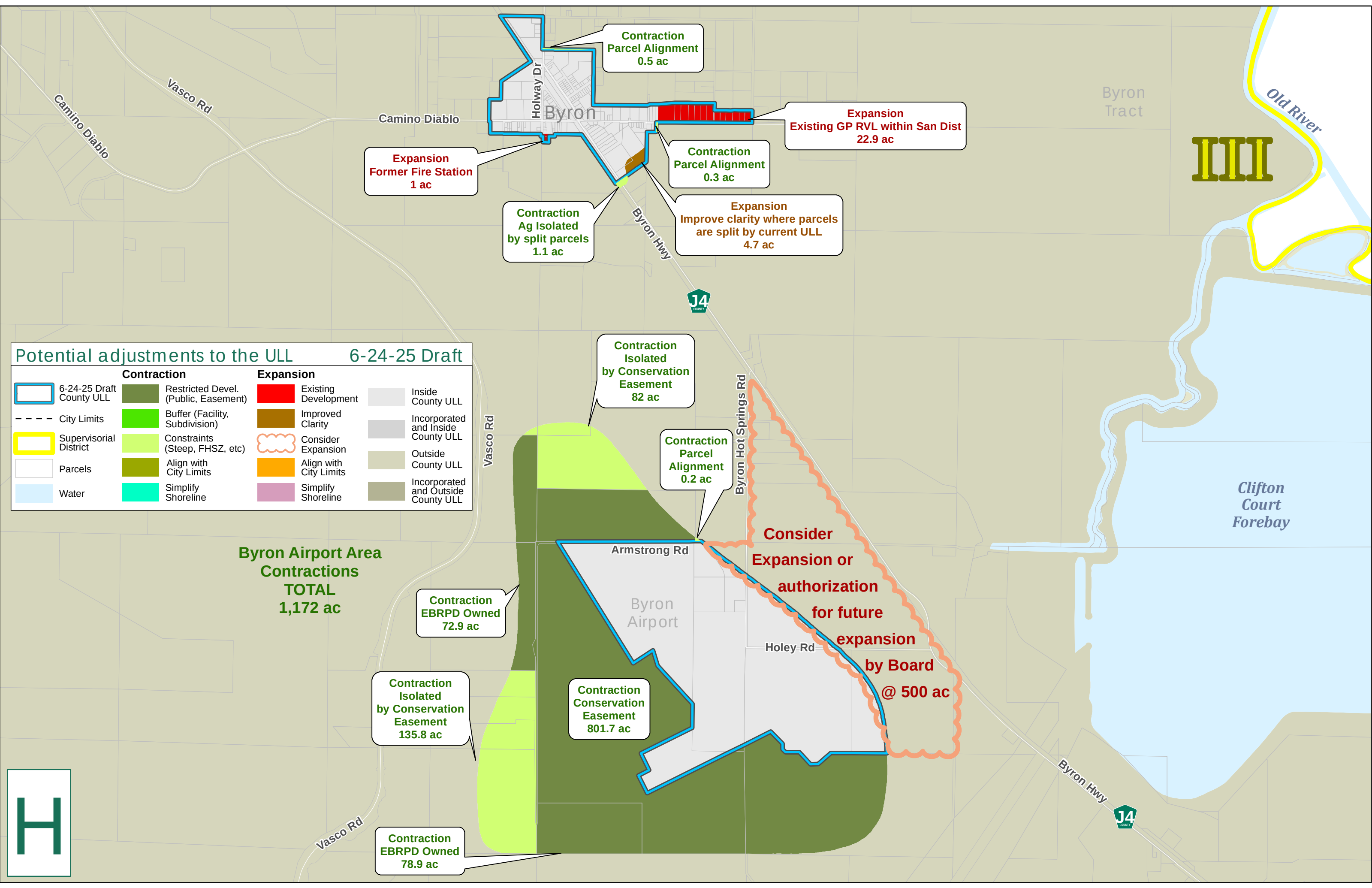
-  Current County ULL
-  6-24-25 Draft County ULL
-  Supervisory Districts
-  City Limits



Potential adjustments to the ULL 6-24-25 Draft

Contraction		Expansion	
	Current County ULL		Existing Development
	City Limits		Improved Clarity
	Supervisorial District		Consider Expansion
	Parcels		Align with City Limits
	Water		Simplify Shoreline
	Restricted Devel. (Public, Easement)		Inside County ULL
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	Constraints (Steep, FHSZ, etc)		Outside County ULL
	Align with City Limits		Incorporated and Outside County ULL





Potential adjustments to the ULL 6-24-25 Draft

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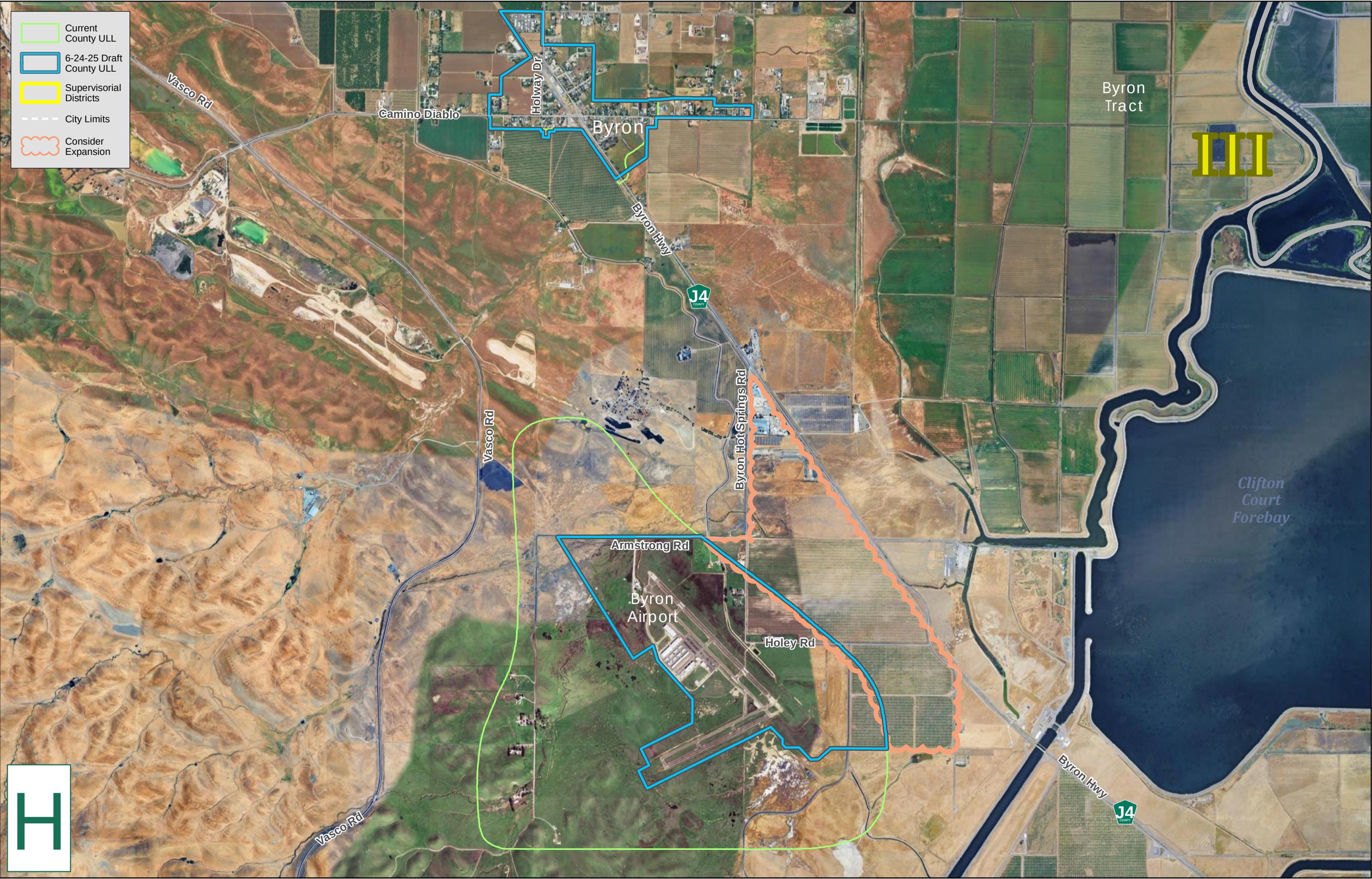
Current
County ULL

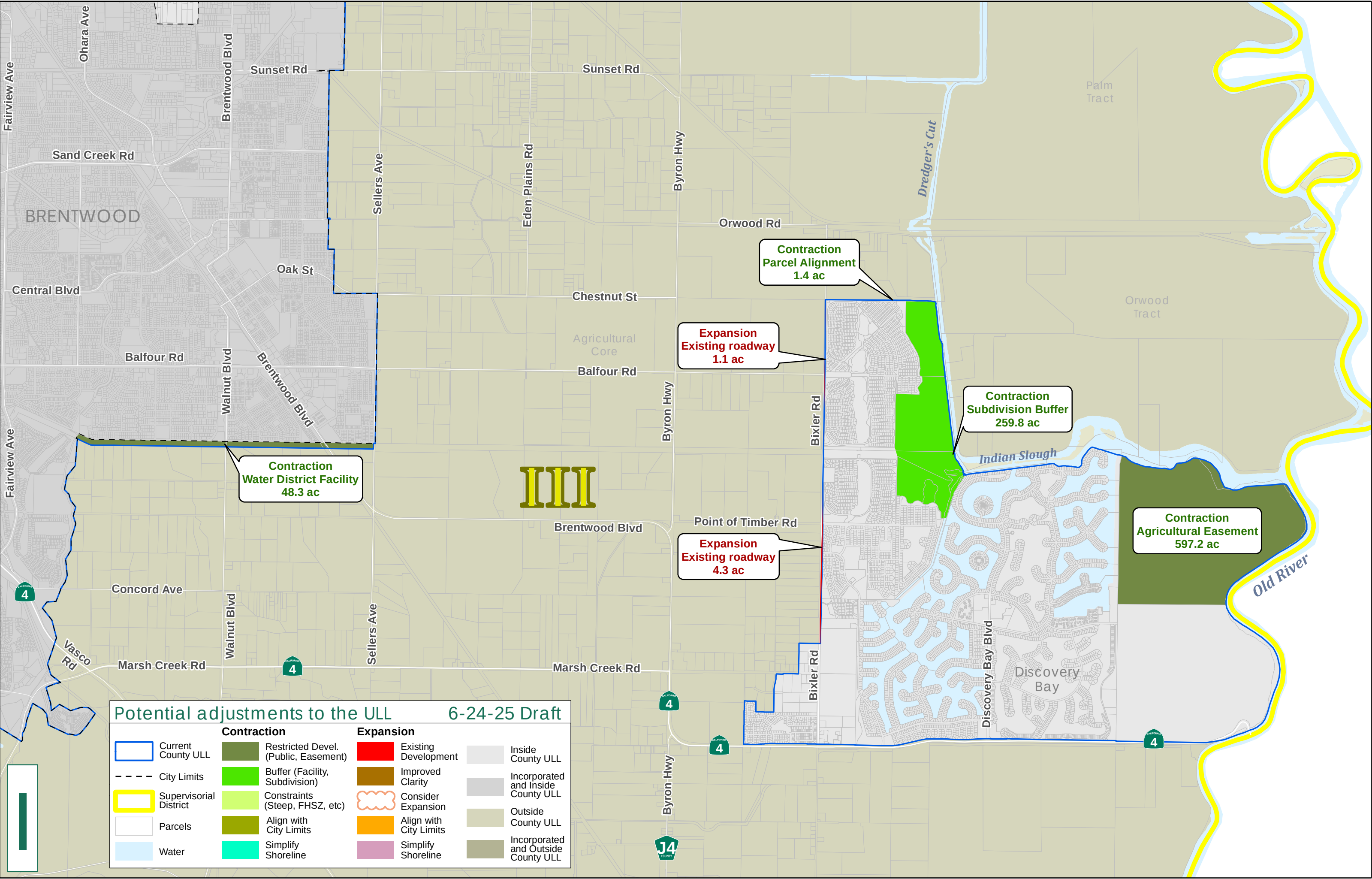
6-24-25 Draft
County ULL

Supervisory
Districts

City Limits

Consider
Expansion

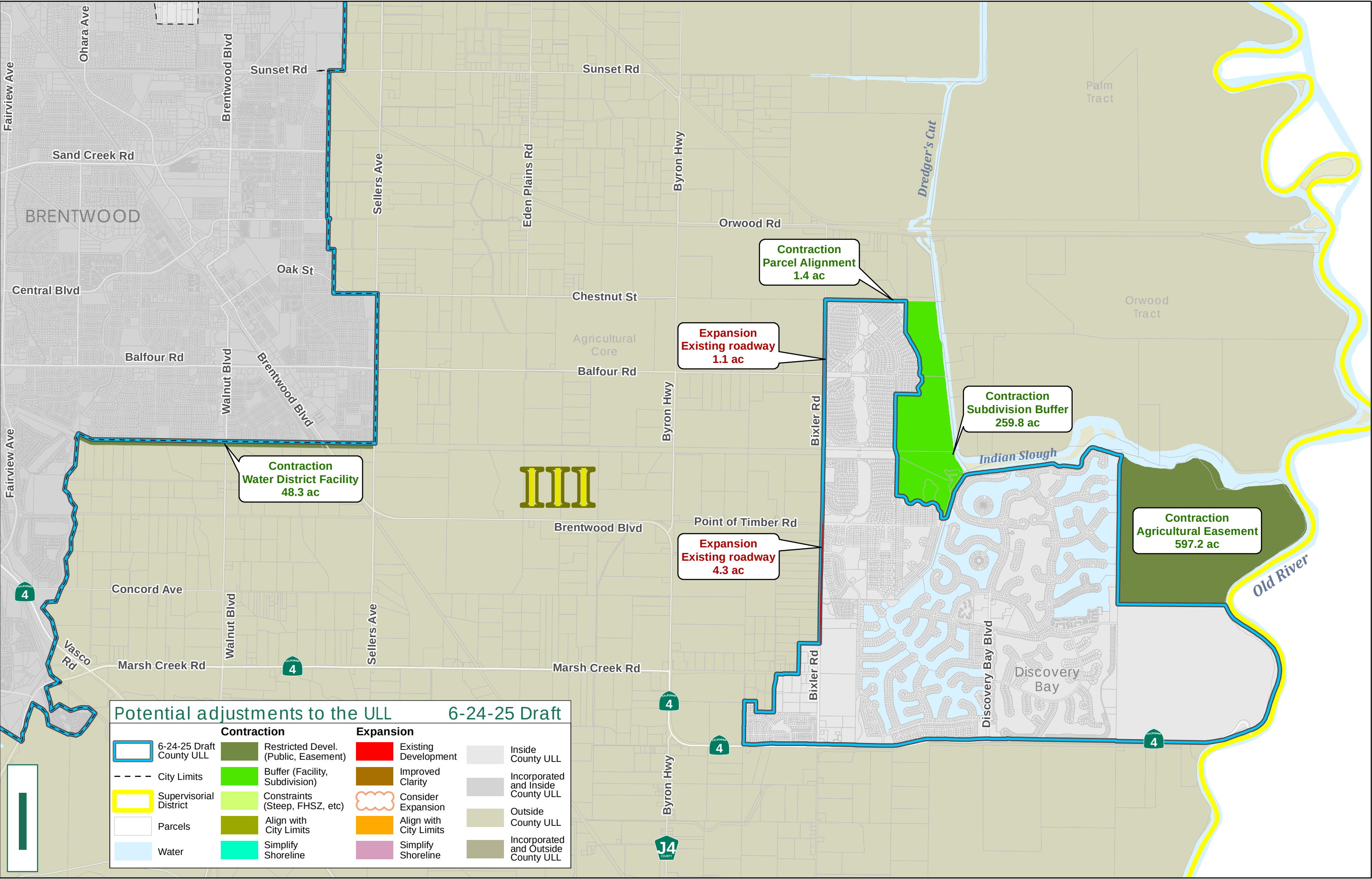




Potential adjustments to the ULL

6-24-25 Draft

Current County ULL	Restricted Devel. (Public, Easement)	Existing Development	Inside County ULL
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Water	Simplify Shoreline	Simplify Shoreline	



Potential adjustments to the ULL

6-24-25 Draft County ULL

City Limits

Supervisory District

Parcels

Water

Contraction

Restricted Devel. (Public, Easement)

Buffer (Facility, Subdivision)

Constraints (Steep, FHSZ, etc)

Align with City Limits

Simplify Shoreline

Expansion

Existing Development

Improved Clarity

Consider Expansion

Align with City Limits

Simplify Shoreline

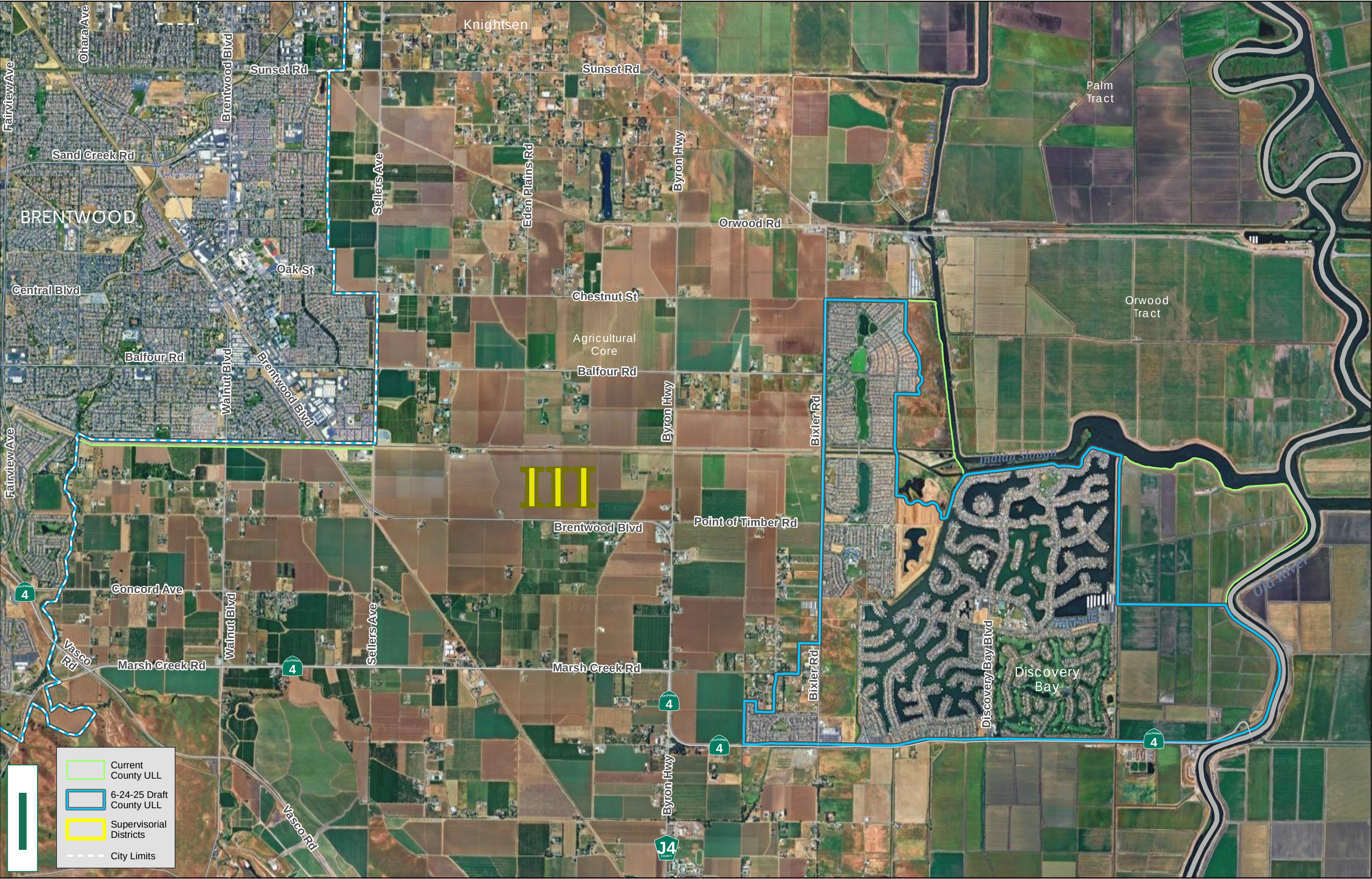
Inside County ULL

Incorporated and Inside County ULL

Outside County ULL

Incorporated and Outside County ULL

6-24-25 Draft



Fairview Ave

Fairview Ave

4

Vasco Rd

4

J4

BRENTWOOD

Central Blvd

Sand Creek Rd

Balfour Rd

Concord Ave

Marsh Creek Rd

Vasco Rd

Brentwood Blvd

Walnut Blvd

Walnut Blvd

Sunset Rd

Oak St

Brentwood Blvd

Sellers Ave

Sellers Ave

Knightsen

Eden Plains Rd

Sunset Rd

Chestnut St

Agricultural Core

Balfour Rd

Brentwood Blvd

Marsh Creek Rd

Byron Hwy

Byron Hwy

4

4

J4

Byron Hwy

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Orwood Rd

Bixler Rd

Bixler Rd

Druid's Cut

Discovery Bay Blvd

Discovery Bay

Palm Tract

Orwood Tract

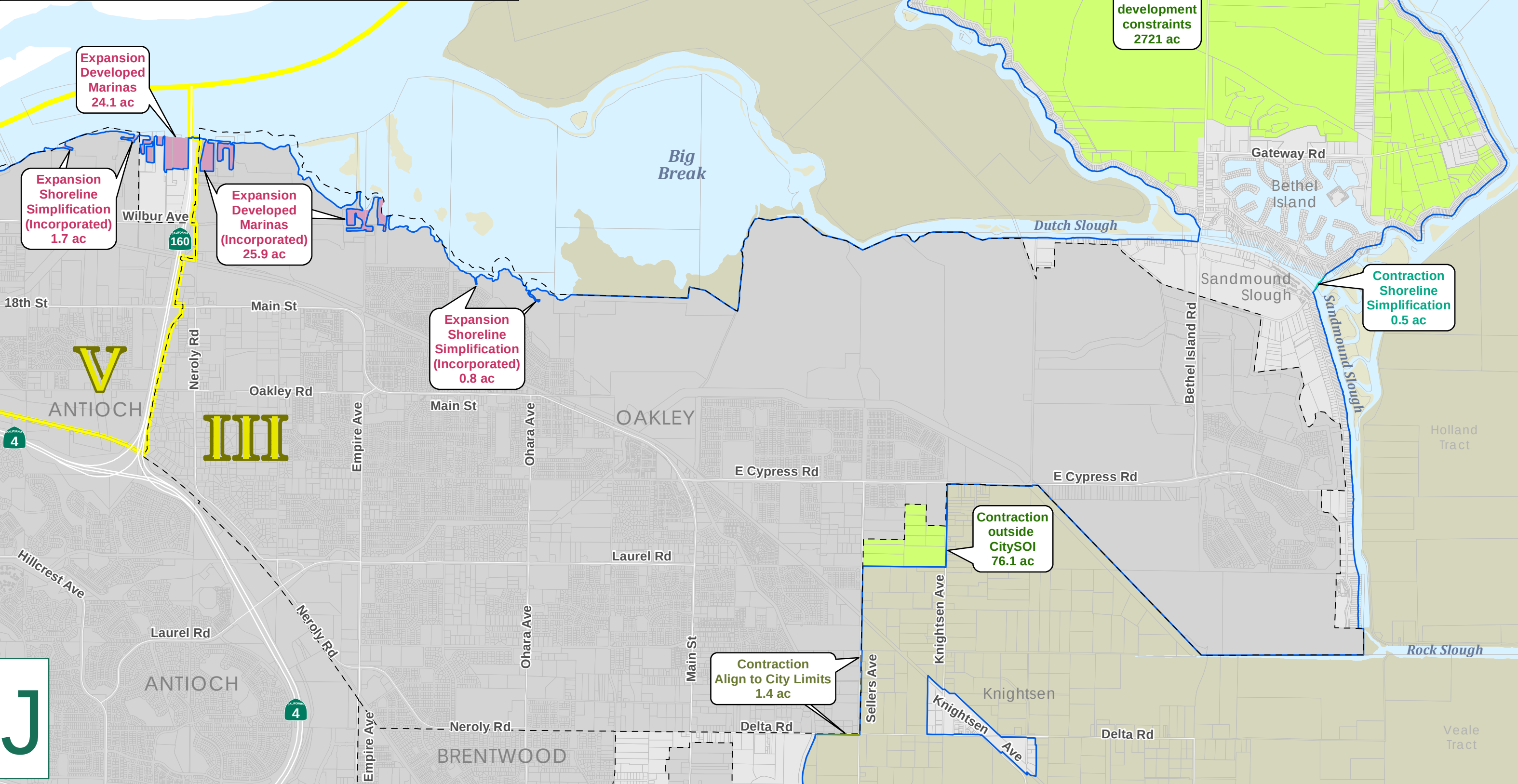
Indian Slough

Old River

- Current County ULL
- 6-24-25 Draft County ULL
- Supervisorial Districts
- City Limits

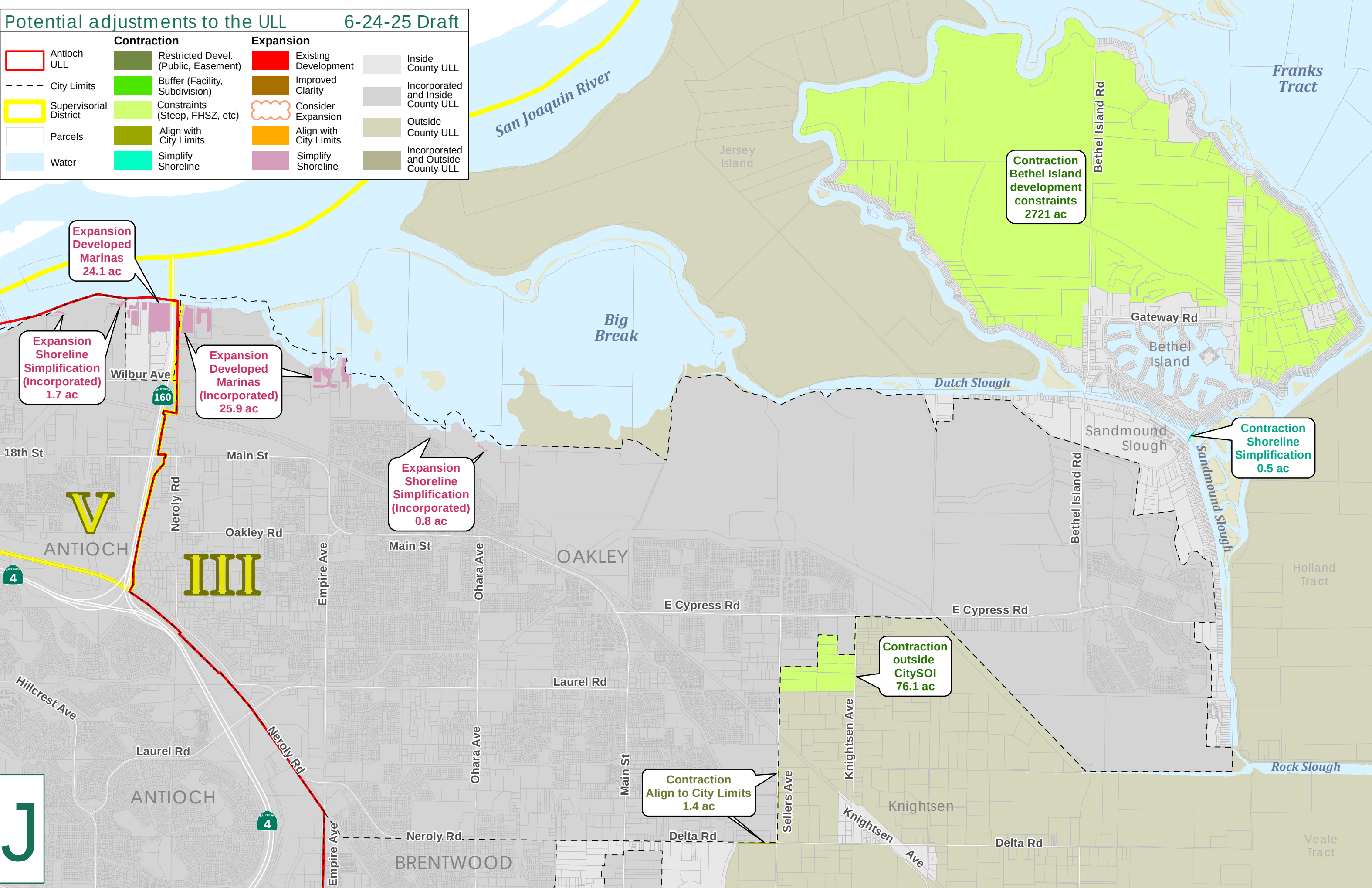
Potential adjustments to the ULL 6-24-25 Draft

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 Current County ULL	 Restricted Devel. (Public, Easement)	 Existing Development	 Inside County ULL
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 Parcels	 Align with City Limits	 Align with City Limits	 Incorporated and Outside County ULL
 Water	 Simplify Shoreline	 Simplify Shoreline	



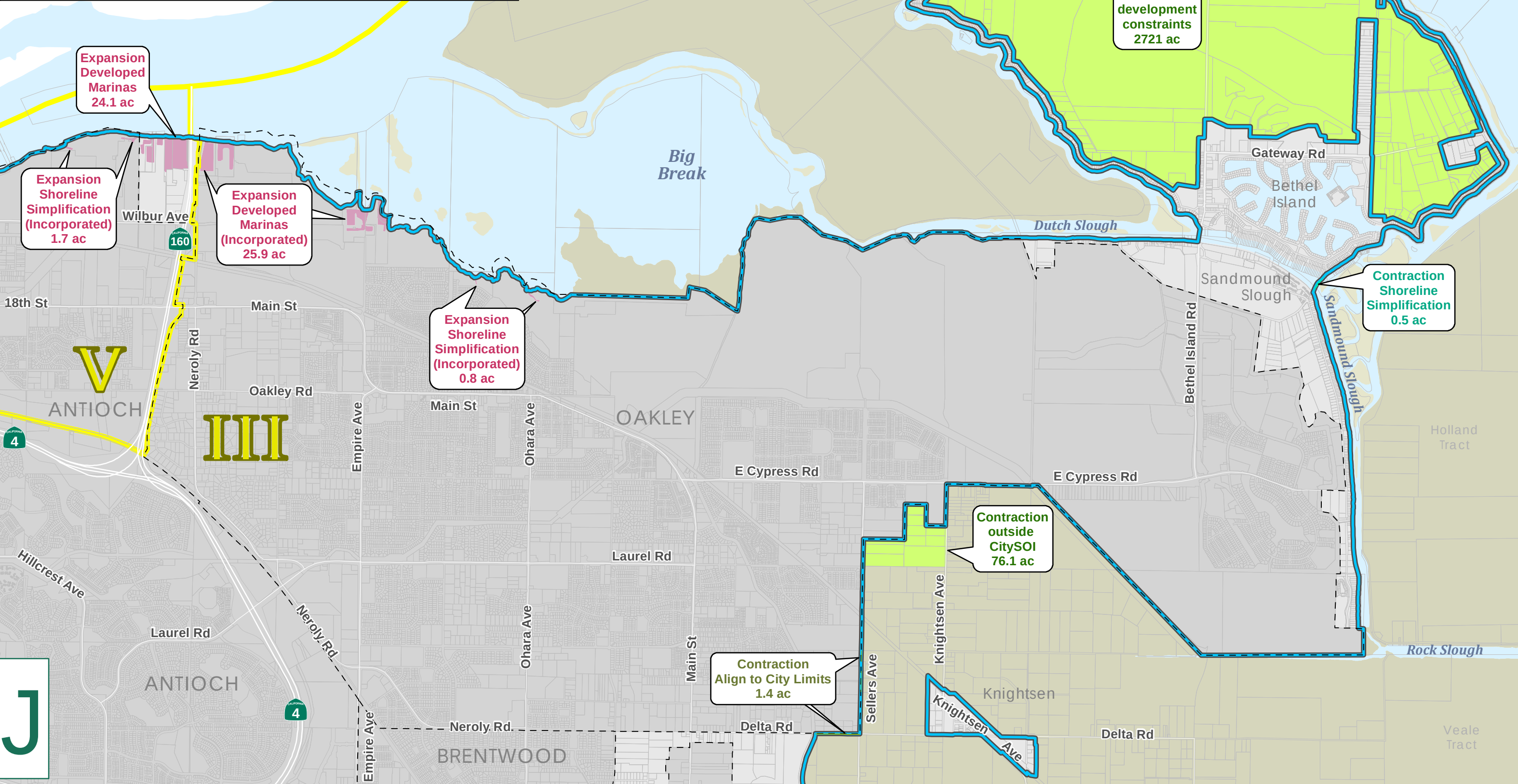
Potential adjustments to the ULL 6-24-25 Draft

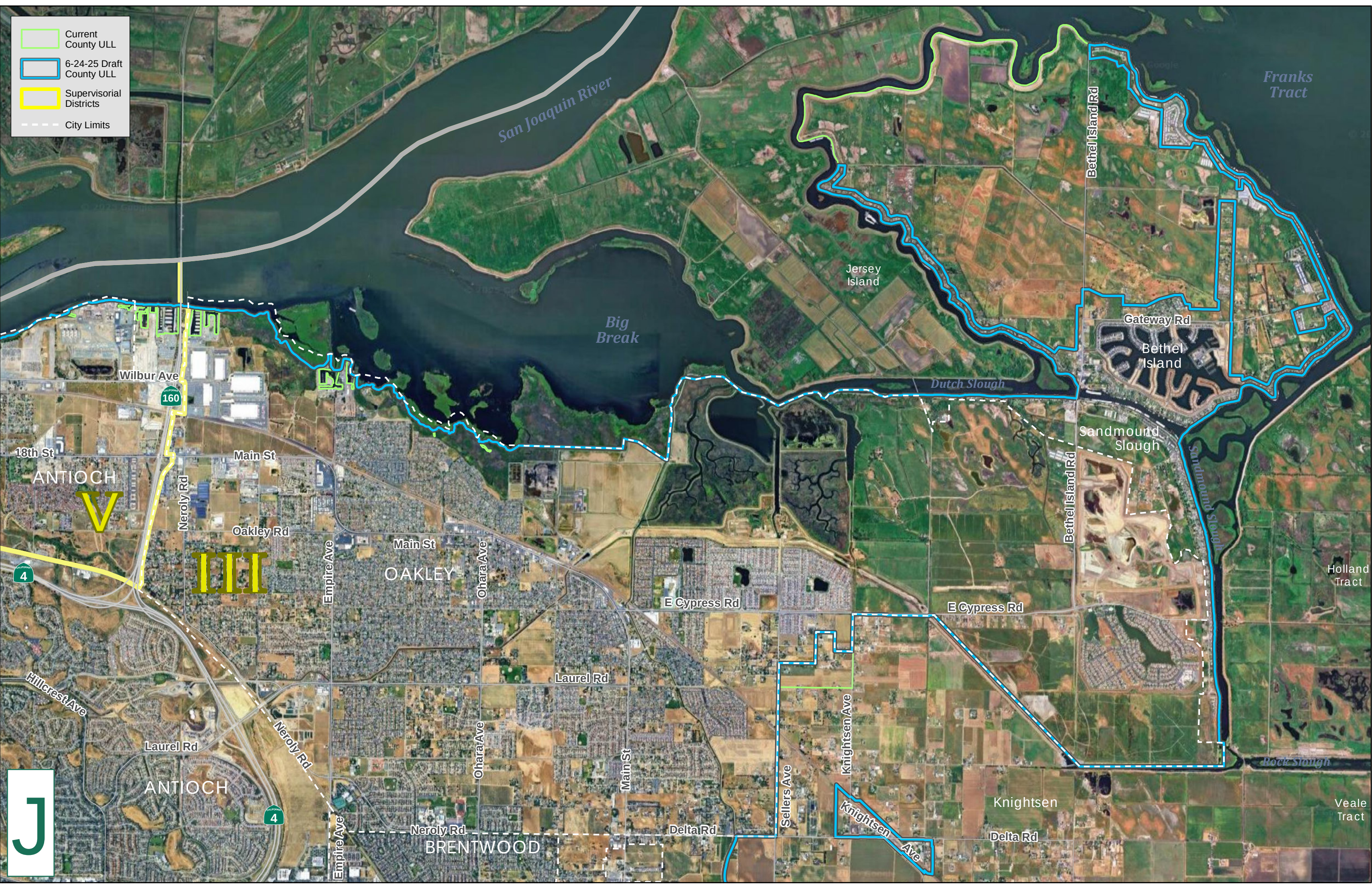
Contraction		Expansion	
 Antioch ULL	 Restricted Devel. (Public, Easement)	 Existing Development	 Inside County ULL
 City Limits	 Buffer (Facility, Subdivision)	 Improved Clarity	 Incorporated and Inside County ULL
 Supervisorial District	 Constraints (Steep, FHSZ, etc)	 Consider Expansion	 Outside County ULL
 Parcels	 Align with City Limits	 Align with City Limits	 Incorporated and Outside County ULL
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Potential adjustments to the ULL 6-24-25 Draft

Contraction		Expansion	
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- Current County ULL
- 6-24-25 Draft County ULL
- Supervisorial Districts
- City Limits

ANTIOCH
V

III

J

Franks Tract

Holland Tract

Veale Tract

San Joaquin River

Big Break

Jersey Island

Dutch Slough

Gateway Rd

Bethel Island

Sandmound Slough

Sandmound Slough

Rock Slough

Wilbur Ave

160

18th St

Main St

Oakley Rd

OAKLEY

Main St

Ohara Ave

E Cypress Rd

E Cypress Rd

Laurel Rd

Laurel Rd

ANTIOCH

Neroly Rd

BRENTWOOD

Delta Rd

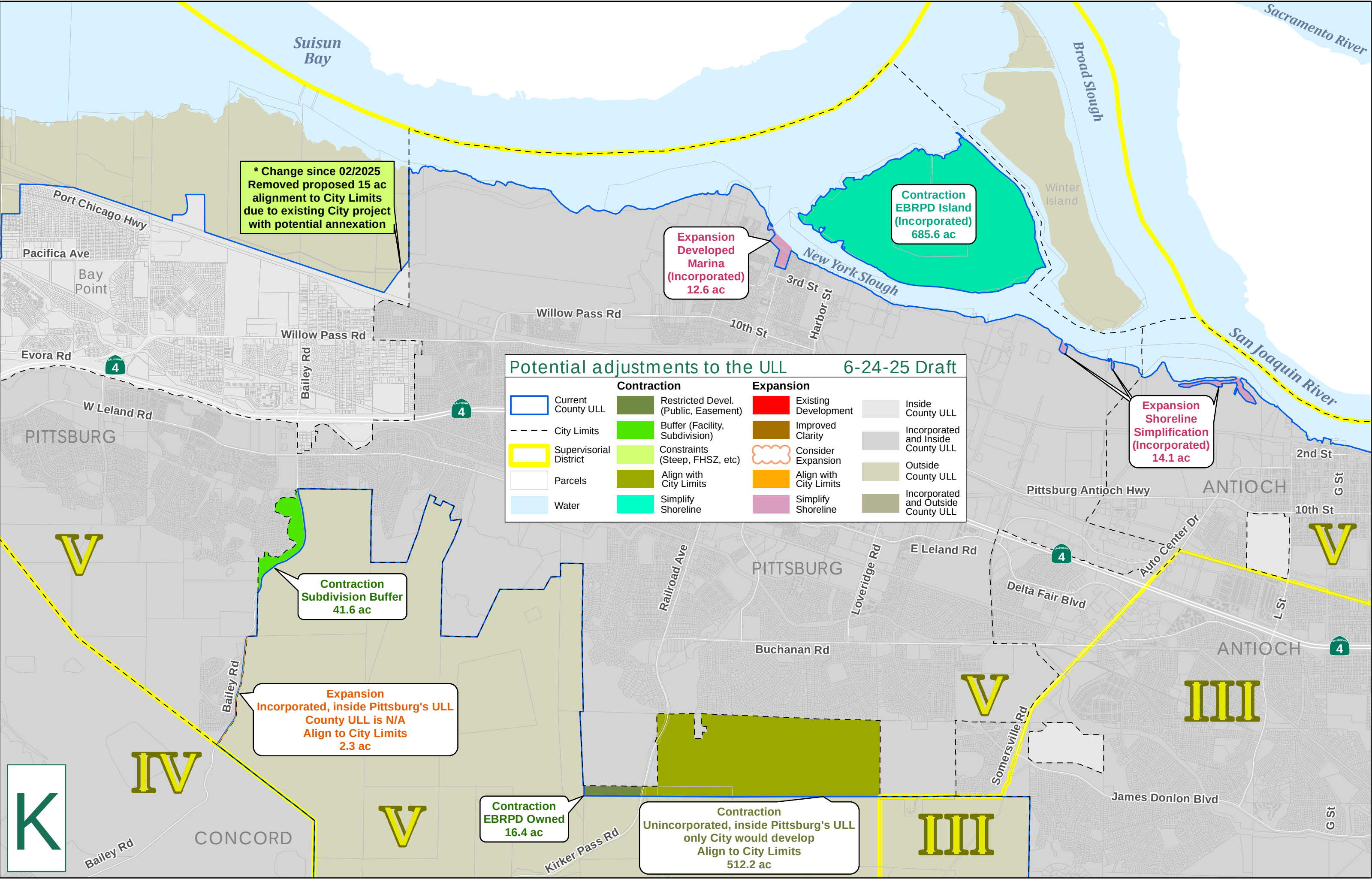
Sellers Ave

Knightsen Ave

Knightsen Ave

Knightsen

Delta Rd



* Change since 02/2025
Removed proposed 15 ac
alignment to City Limits
due to existing City project
with potential annexation

Expansion
Developed
Marina
(Incorporated)
12.6 ac

Contraction
EBRPD Island
(Incorporated)
685.6 ac

Expansion
Shoreline
Simplification
(Incorporated)
14.1 ac

Contraction
Subdivision Buffer
41.6 ac

Expansion
Incorporated, inside Pittsburg's ULL
County ULL is N/A
Align to City Limits
2.3 ac

Contraction
EBRPD Owned
16.4 ac

Contraction
Unincorporated, inside Pittsburg's ULL
only City would develop
Align to City Limits
512.2 ac

Potential adjustments to the ULL 6-24-25 Draft

Contraction		Expansion	
	Current County ULL		Existing Development
	City Limits		Improved Clarity
	Supervisory District		Consider Expansion
	Parcels		Align with City Limits
	Water		Simplify Shoreline
	Restricted Devel. (Public, Easement)		Inside County ULL
	Buffer (Facility, Subdivision)		Incorporated and Inside County ULL
	Constraints (Steep, FHSZ, etc)		Outside County ULL
	Align with City Limits		Incorporated and Outside County ULL
	Simplify Shoreline		

K

IV

V

III

III

V

V

15 St

G St

10th St

2nd St

San Joaquin River

Broad Slough

New York Slough

Harbor St

10th St

Willow Pass Rd

Willow Pass Rd

Bailey Rd

Evora Rd

W Leland Rd

PITTSBURG

PITTSBURG

Buchanan Rd

E Leland Rd

Delta Fair Blvd

Auto Center Dr

ANTIOCH

ANTIOCH

Pittsburg Antioch Hwy

James Donlon Blvd

Somersville Rd

Loveridge Rd

Railroad Ave

Kirker Pass Rd

CONCORD

Bailey Rd

Sacramento River

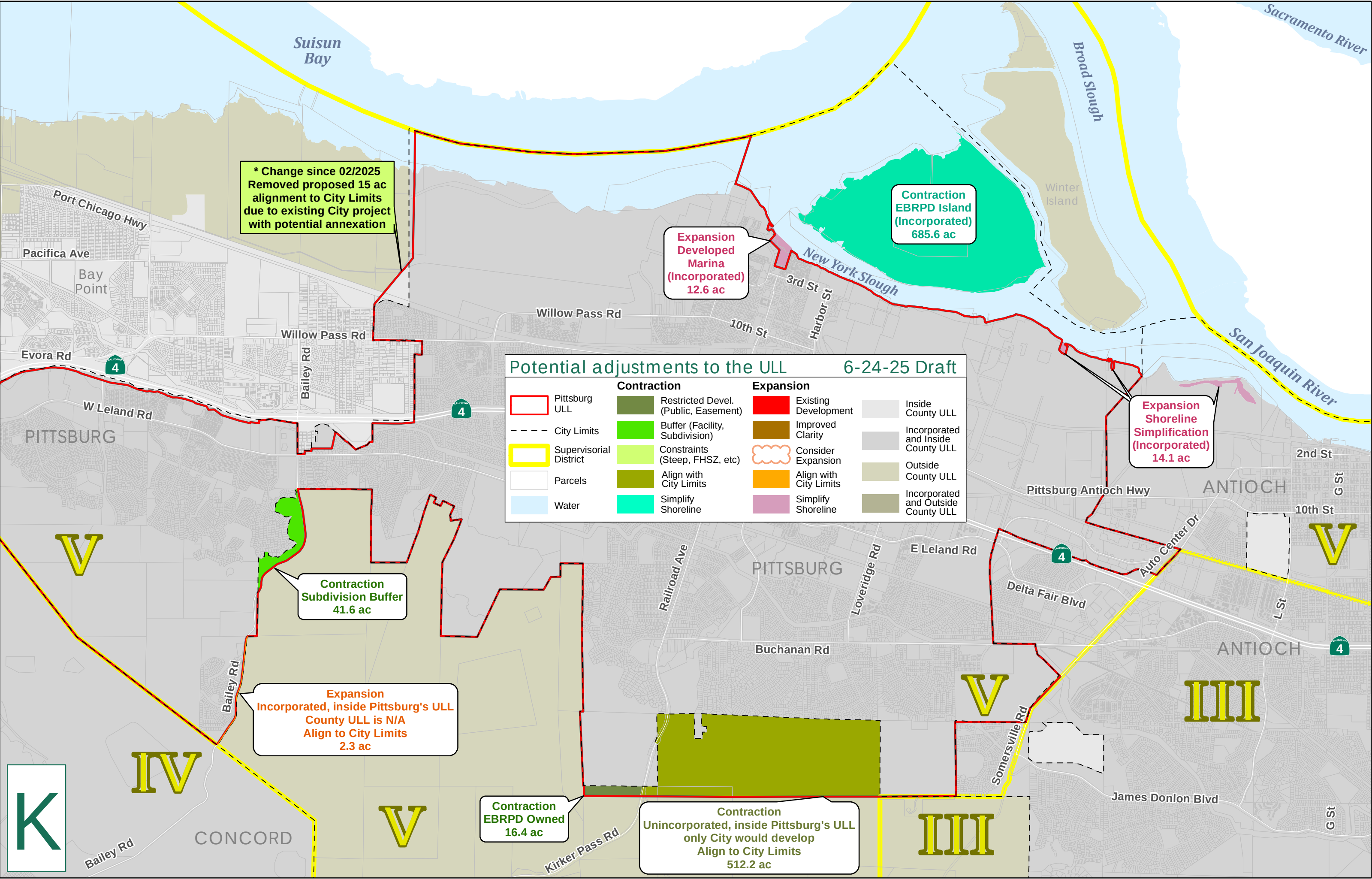
Winter Island

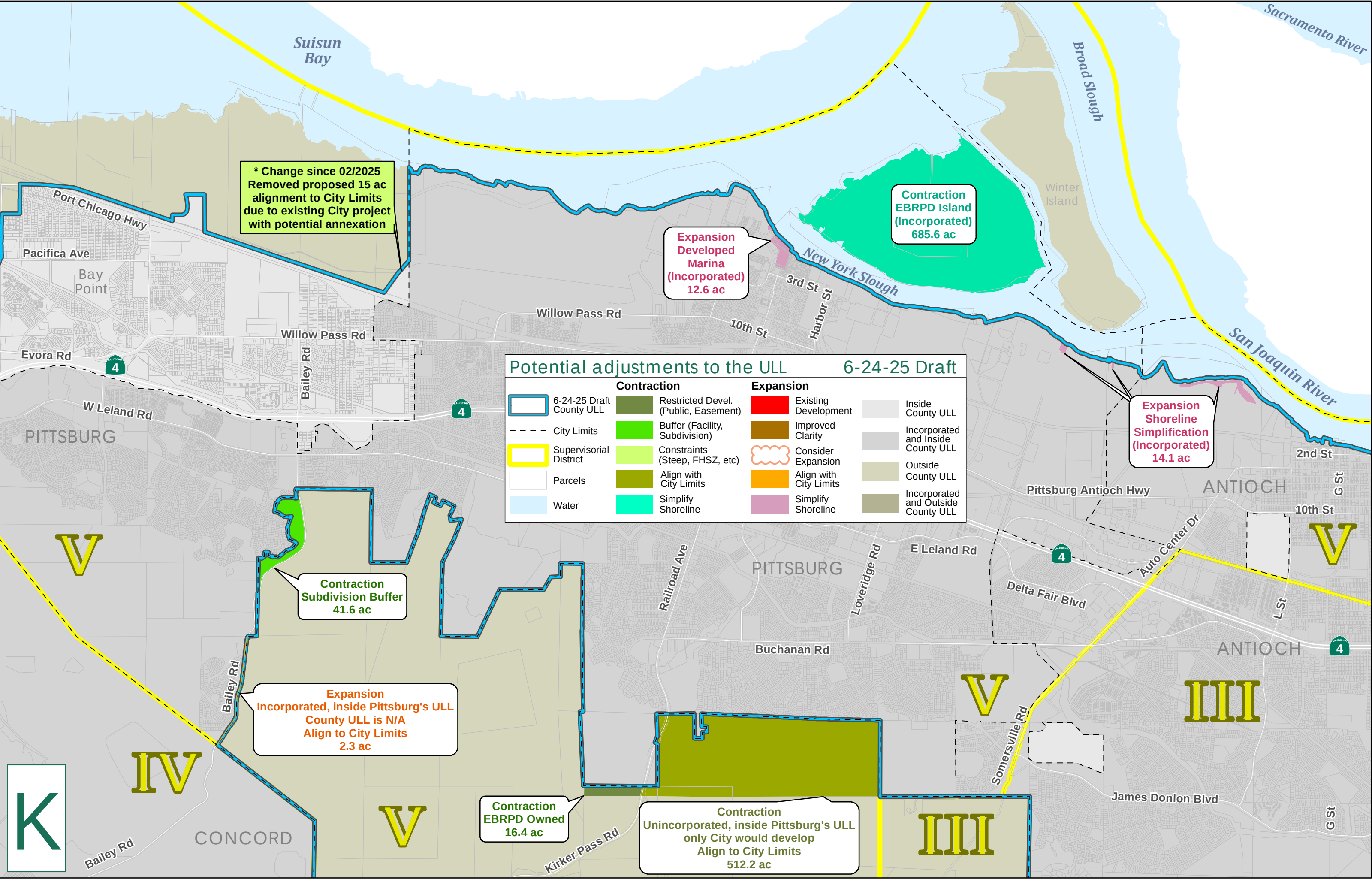
Suisun Bay

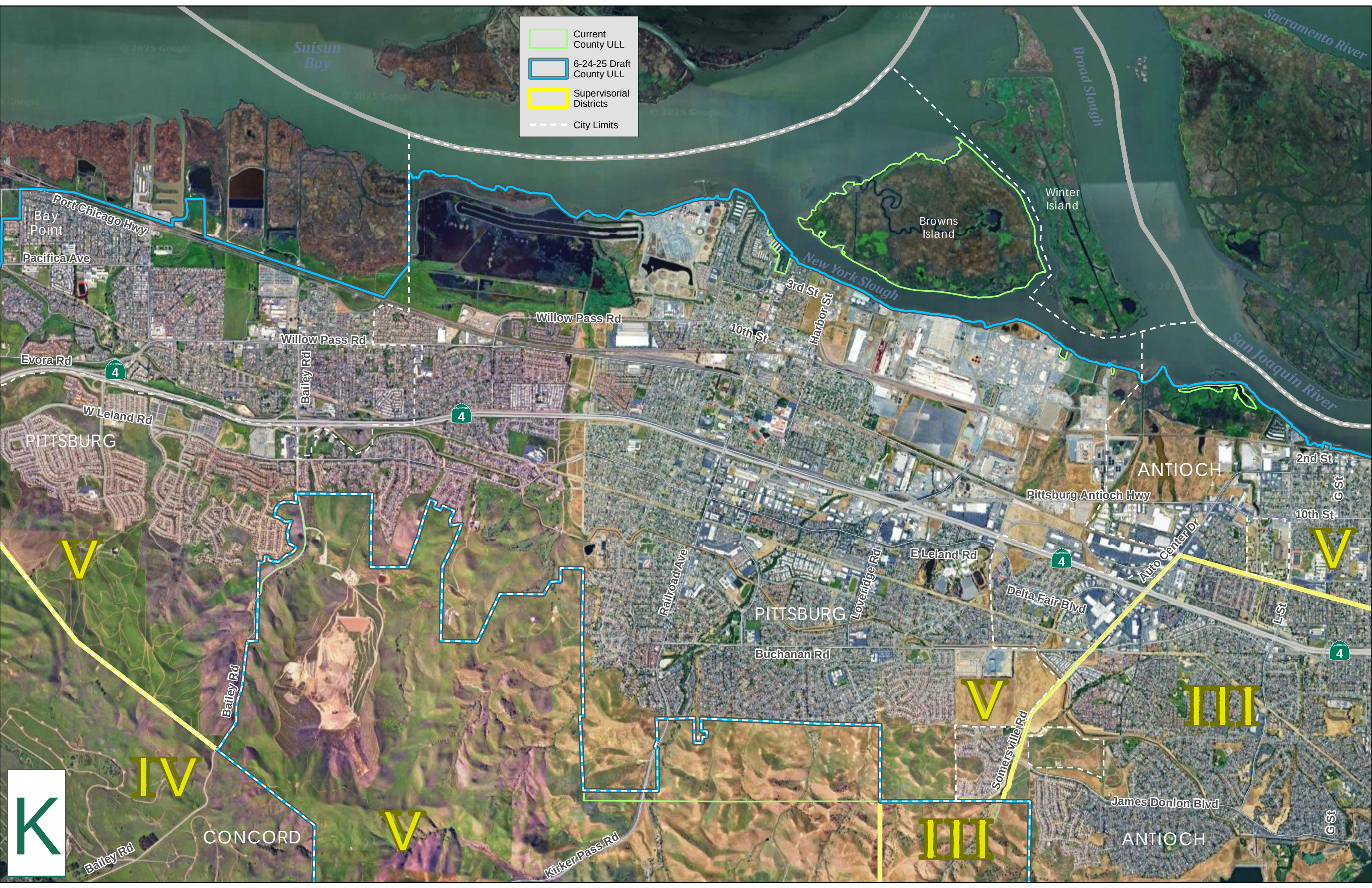
Port Chicago Hwy

Pacifica Ave

Bay Point







- Current County ULL
- 6-24-25 Draft County ULL
- Supervisorial Districts
- City Limits

K

IV

V

V

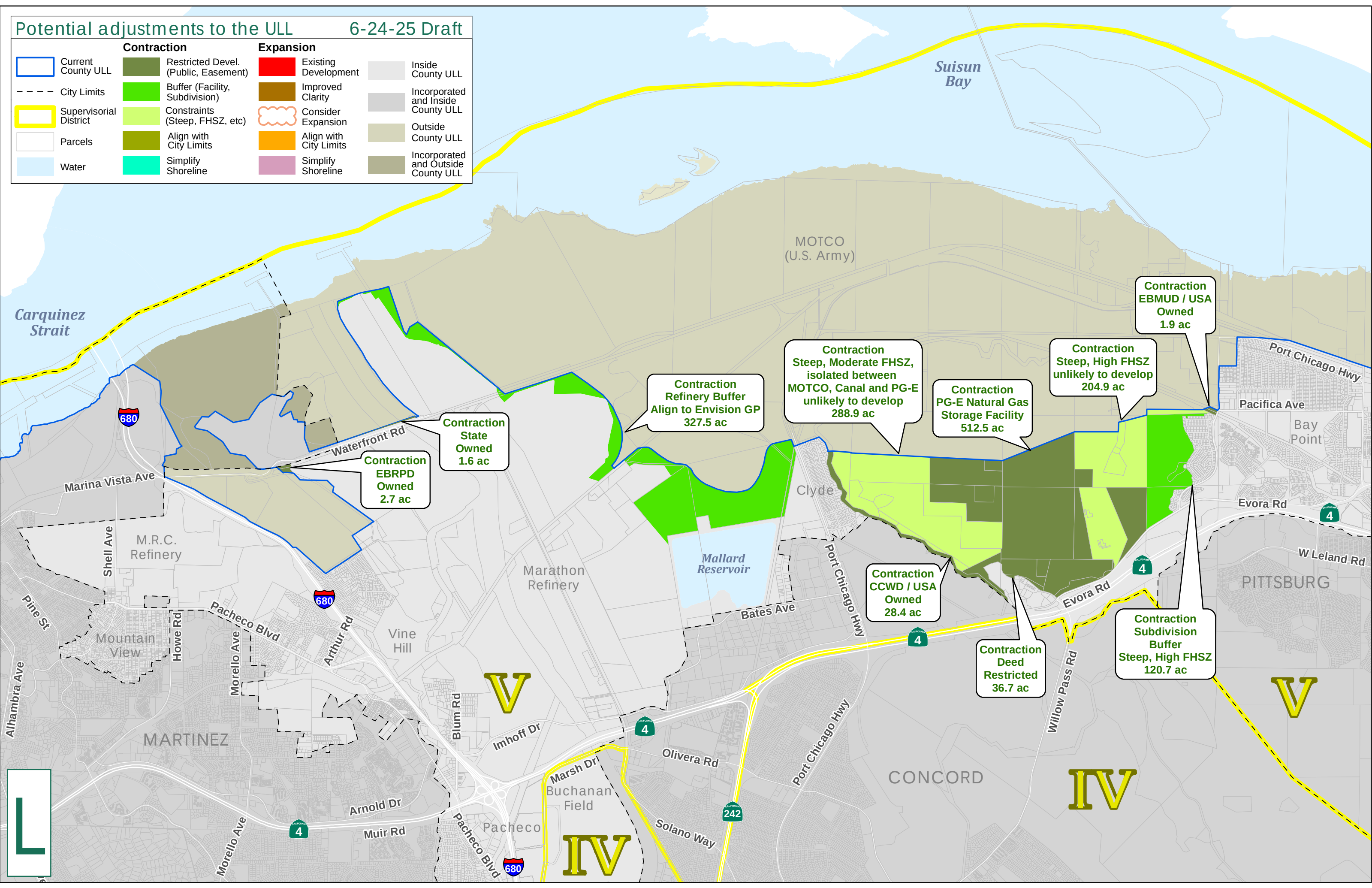
III

III

V

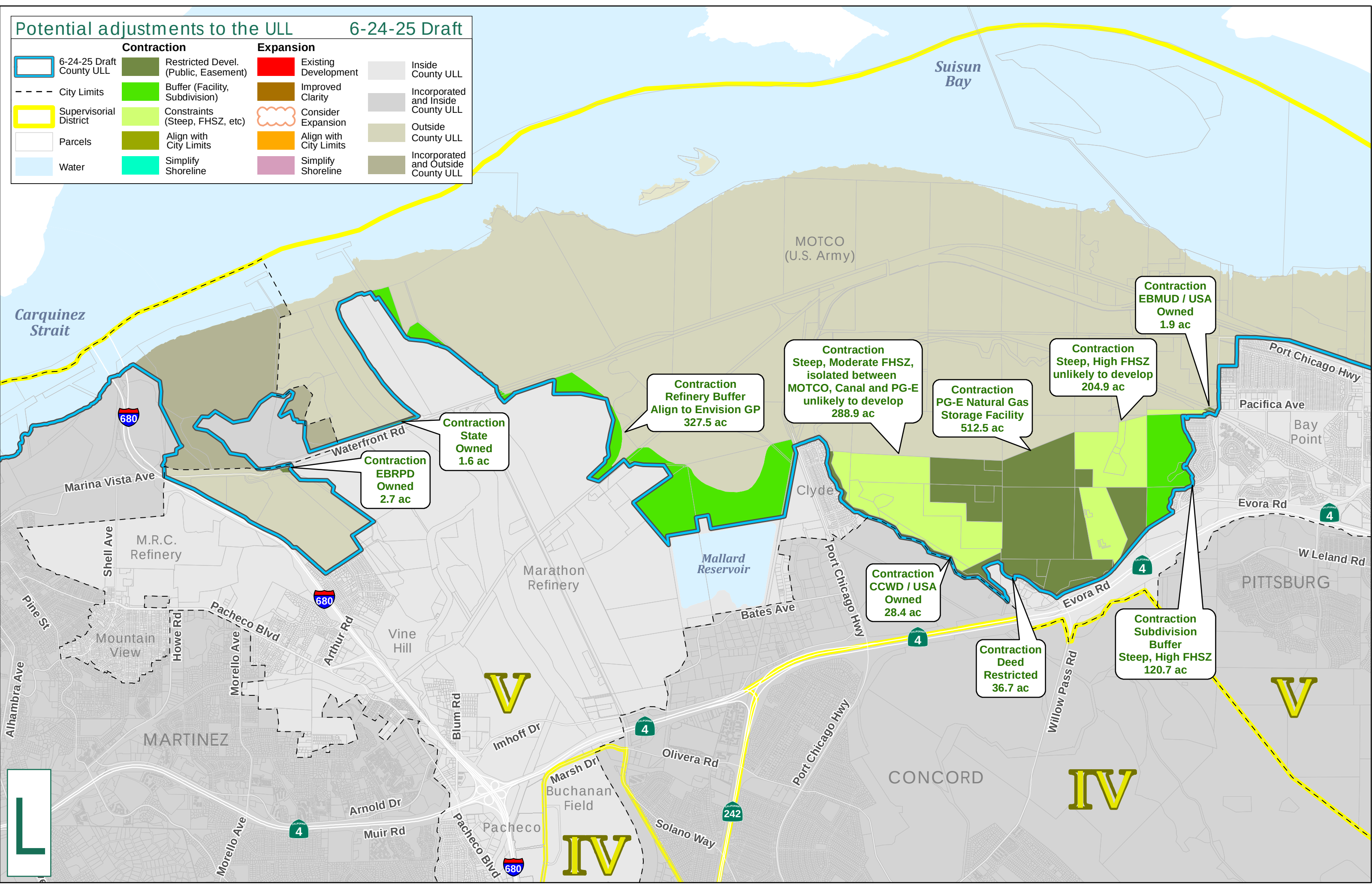
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Potential adjustments to the ULL 6-24-25 Draft

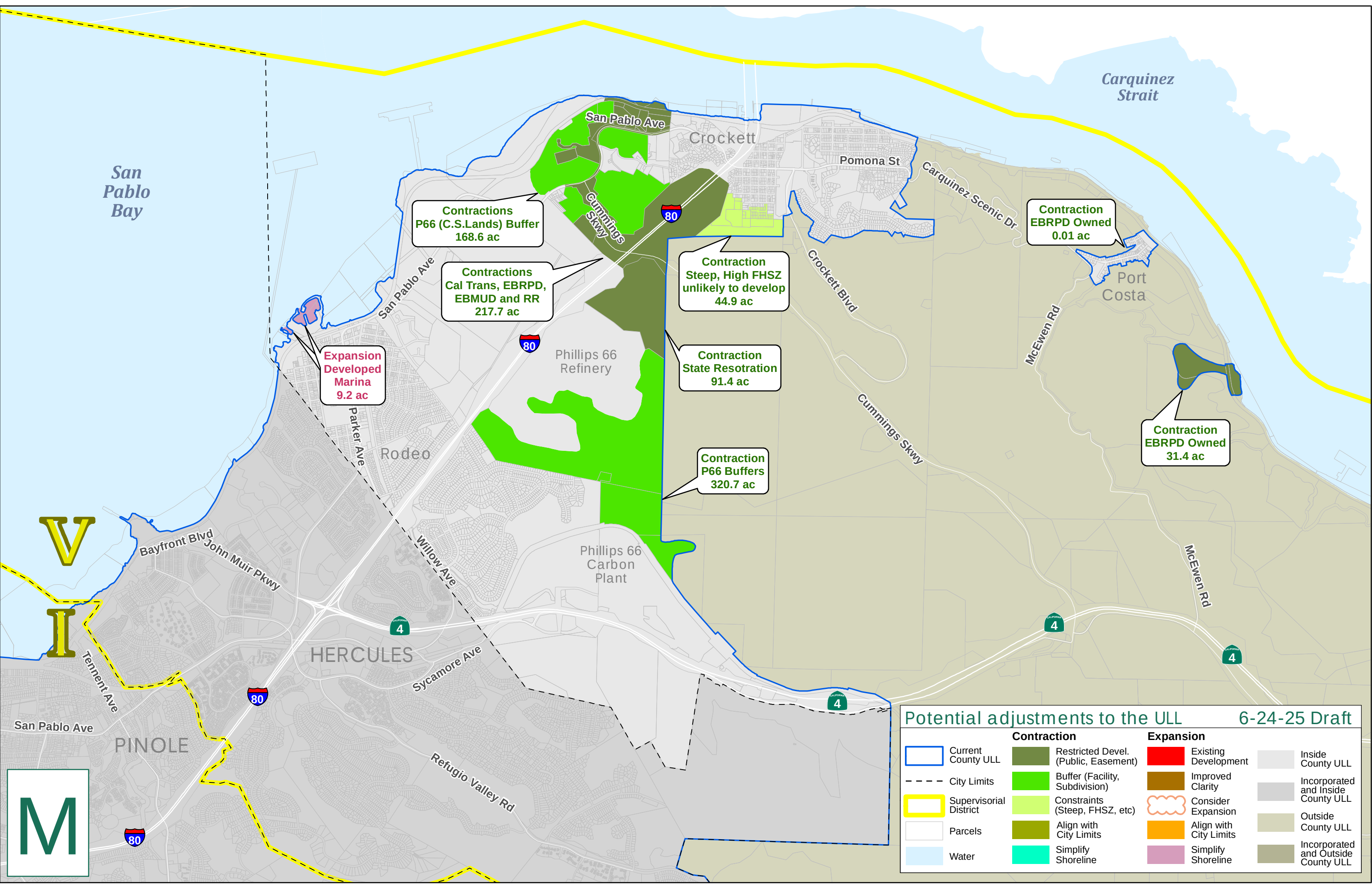
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Contractions
P66 (C.S.Lands) Buffer
168.6 ac

Contractions
Cal Trans, EBRPD,
EBMUD and RR
217.7 ac

Expansion
Developed
Marina
9.2 ac

Contraction
Steep, High FHSZ
unlikely to develop
44.9 ac

Contraction
State Resotration
91.4 ac

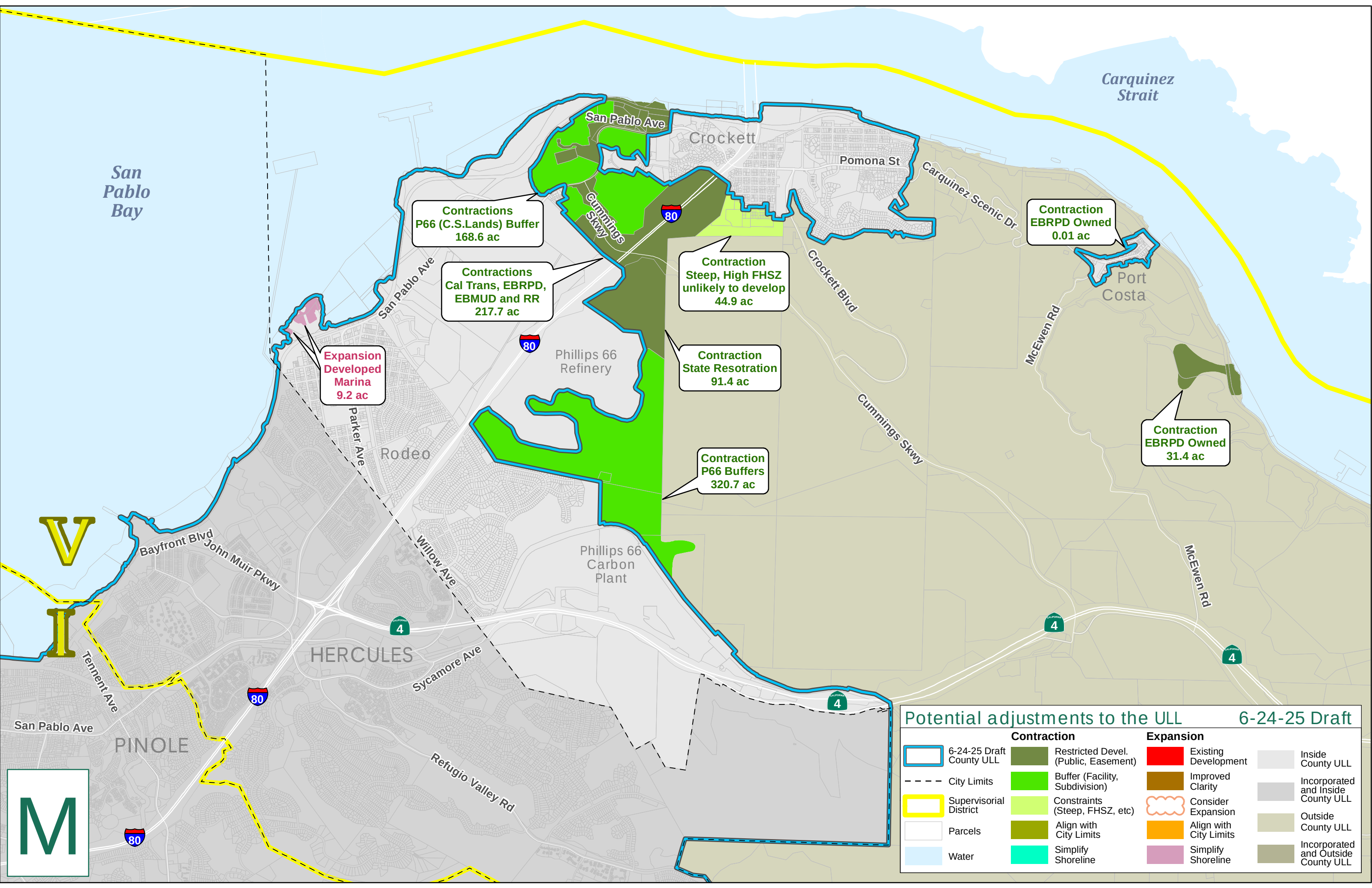
Contraction
P66 Buffers
320.7 ac

Contraction
EBRPD Owned
0.01 ac

Contraction
EBRPD Owned
31.4 ac

Potential adjustments to the ULL 6-24-25 Draft

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Potential adjustments to the ULL

6-24-25 Draft

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BENICIA

Carquinez Strait

Port Costa

Crockett

Pomona St

Carquinez Scenic Dr

Crockett Blvd

Cummings Skwy

McEwen Rd

McEwen Rd

San Pablo Ave

San Pablo Ave

Rodeo

Parker Ave

John Muir Pkwy

Willow Ave

Sycamore Ave

Refugio Valley Rd

80

80

80

4

4

4

HERCULES

PINOLE

San Pablo Ave

Tennent Ave

M