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DRAFT INITIAL STUDY

AT&T Site CSL02583
Kendall Property
13225 Buffalo Road
Hesperia, California 92344
San Bernardino County
FA CODE: 13023925
USID: 308607
PACE: MRLOS079027

Prepared For:

AT&T Mobility, LLC
1452 Edinger Avenue
Third Floor
Tustin, CA 92780

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October 13,, 2023

DRAFT INITIAL STUDY - AT&T HESPERIA - [KENDALL PROPERTY]

1. **Project Title**: AT&T Site CSL02583 (Kendall Property)
2. **Lead Agency Name and Address**:

   San Bernardino County, Land Use Services Department

   385 N. Arrowhead Ave., 1st Floor

   San Bernardino, CA 92415-0835

3. **Contact Person and Phone Number:** Mindy Edwards, Planner (909) 387-4373
4. **Project Location**: 13225 Buffalo Road, Hesperia, CA 92344

   APN 0357-411-12-0000 (34.377134°, -117.374362°)
5. **Project Sponsor's Name and Address**:

   AT&T Mobility, LLC

   1452 Edinger Avenue, 3rd Floor

   Tustin, CA 92780
6. **General Plan Designation**: RL - Rural Living (1 dwelling unit per 2.5/acres)
7. **Zoning**: OH/RL – Oak Hills Community Plan/Rural Living
8. **Property Location and Project Description:**

   The subject property has an assigned address of 13225 Buffalo Road in the City of Hesperia, although the property is actually located in an unincorporated portion of the Northwest Desert Region of San Bernardino County, California. The property is within the sphere of influence of the City of Hesperia, within the Oak Hill Community Plan area. The Oak Hills Community Plan was originally developed to provide the City of Hesperia and San Bernardino County with comprehensive, long-range policy guidelines for the future development in Oak Hills, whether the development occurs under the County or City administration.

   The property consists of an approximate 2.27-acre square parcel of land that is privately owned (see site maps in Appendix B). The property is generally located north of State Highway 138, south of State Highway 18, and east of Interstate 15. The proposed AT&T project area is located on the west side of an existing rural residential property that sits along the south side of Buffalo Road, west of the intersection with Escondido Avenue. The proposed project location is currently an undeveloped portion of land consisting of Joshua Tree woodland and creosote bush scrub habitat.

   According to the Zoning Drawings dated September 6, 2022, the proposed project involves the construction of a new AT&T wireless facility (see project plans in Appendix B). Specific components of the proposed project include the following:

   - Construct a new 117-foot faux water tank antenna structure on a new 60’ x 45’4” lease area.
   - Install twelve (12) panel antennas inside the faux water tank,
   - Install 36 Remote radio units (RRUs) and six (6) DC9 surge suppressors inside faux water tank.
   - Install one (1) new CWIC equipment shelter within a 52’ x 26’ CMU walled enclosure measuring 10’ high.

- Install one (1) 20kw AC Generac generator with 140-gallon diesel fuel tank within the walled compound.
- Install one (1) GPS antenna and power and telco panels.
- Install approximately 300 linear feet of power, telco, and fiber cabling in underground conduit.

In terms of ground disturbance, the proposed project would involve the clearing of approximately 2,725 square feet of surface area for the AT&T equipment area and landscaping. Additionally, as shown on the project plans, approximately 5,420 square feet of area would be disturbed for a 12-foot wide and approximately 320-feet long access road and driveway leading from the proposed compound to Buffalo Road. Lastly, approximately 300 linear feet of conduit trench is proposed between the proposed AT&T lease area and the power and telco sources along Buffalo Road.

9. Surrounding Land Uses and Setting:

Surrounding lands immediately north of the proposed project area consists of undeveloped property with undulating terrain covered in what has been identified as creosote bush scrub. Buffalo Road generally defines the northern property line, with sparse residential uses located further to the north and northeast, across Buffalo Road.

Surrounding lands to the east of the proposed project area consist of more undulating terrain covered with creosote bush scrub, with another residence located to the east-northeast, and another to the east-southeast. Beyond the residence is Escondido Avenue, with more rural residential uses east of the roadway.

Surrounding lands to the south of the proposed project area consist of more undulating terrain covered with creosote bush scrub leading to Farmington Street. More rural residential uses are located south of Farmington Street.

Surrounding lands to the west of the proposed project area consist of more undulating terrain covered with creosote bush scrub leading to Jargon Road, an unpaved right-of-way. Another rural residential use is located further to the southwest, across Jargon Road.

10. Other public agencies whose approval is required (e.g., permits, financing approval, or participation agreement):

- County of San Bernardino: Land Use Services Department-Building and Safety; Geologist, Public Health-Environmental Health Services, Special Districts, and Land Development Public Works: Surveyor, Traffic, Solid Waste Management, HazMat.
- As required by the San Bernardino County Fire Protection District, Office of the Fire Marshal, Hazardous Materials Division, the project proponent will require a Hazardous Material Permit and an Aboveground Storage Tank Permit.

ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:

The environmental factors checked below would be potentially affected by the proposed project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

☐ Aesthetics	☐ Agriculture/Forestry Resources	☐ Air Quality
☒ Biological Resources	☐ Cultural Resources	☐ Energy
☐ Geology / Soils	☐ Greenhouse Gas Emissions	☐ Hazards & Hazardous Materials
☐ Hydrology/Water Quality	☐ Land Use / Planning	☐ Mineral Resources
☐ Noise	☐ Population / Housing	☐ Public Services
☐ Recreation	☐ Transportation/Traffic Systems	☐ Tribal Cultural Resources
☐ Utilities/Service	☐ Wildfire	☐ Mandatory Finding of Significance

DETERMINATION

On the basis of this initial evaluation:

☐ I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.

☒ I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.

☐ I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.

☐ I find that the proposed project MAY have a "potentially significant" or "potentially significant unless mitigated" impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.

☐ I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required

Heidi Duron, Planning Director — Date: 11/2/2023

Mindy Edwards - Planner — Date: OCTOBER 30, 2023

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I. AESTHETICS

Would the project:

a. Have a substantial adverse effect on a scenic vista?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[X] Less Than Significant Impact	[ ] No Impact

Discussion:

The character of the Oak Hills Community Plan area is characterized by the rural residential nature of the consisting of single-family homes on large lots scattered throughout the area. San Bernardino County (SBCo) has designated portions of the I-15 freeway as a scenic. The portion of the I-15 freeway through Oak Hills qualifies as having scenic value due to unobstructed views of the San Bernardino and San Gabriel mountains, the High Desert, as well as local Joshua and juniper woodlands. The I-15 freeway is located roughly 2.5-miles west of the proposed project area. There are no other designated scenic vistas within close proximity of the project location.

Overall, the proposed project area is located sufficient distance from the I-15 freeway so as to not substantially affect scenic views. Due to the small size of the project and the proposed faux water tower design, the site would be inconspicuous as viewed from the freeway and would appear compatible with the rural nature of the surrounding areas.

b. Substantially damage scenic resources, including, but not limited to trees, rock outcroppings, and historic buildings with a scenic highway?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[ ] Less Than Significant Impact	[X] No Impact

Discussion:

There are no designated scenic roads or highways in the immediate area of the subject property. As mentioned, SBCo has designated portions of the I-15 freeway as a scenic highway because of its unobstructed views of the mountain and desert scenery. Additionally, State Highways 173 and 138 are designated as Eligible State Scenic Highways but have not been officially designated as such. All of these Highways are located between approximately 2.5-miles to the west, and 4-miles or further to the south and southeast, and are beyond a range of hills that would obscure views of the proposed project.

A cultural and historical assessment of the of the subject property identified that there are no listed historic structures or cultural resources within ½-mile of the subject property. Furthermore, the design of the proposed faux water tank would be compatible with the rural character of the surrounding areas.

c. Substantially degrade the existing visual character or quality of the site and its surroundings?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[X] Less Than Significant Impact	[ ] No Impact

Discussion:

The environmental setting of the proposed project area includes sparse rural residential uses and undeveloped scrub vegetation, much of which has been substantially disturbed by off-road vehicle use and walking paths. Due to the design of the proposed faux water tank, the proposed project would have a negligible effect on the existing visual character or quality of the site and surrounding area.

d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed wireless facility would not introduce any new source of light, and all building materials and architectural coatings would be required to be non-reflective and in compliance with the County Development Code (§ 84.27.050(d) and (h)). These requirements have been added as mitigation measures.

Mitigation Measure:

VIS-1 – Use of Non-reflective Coatings

The facility and any coaxial cable shall contain non-reflective paint or coating. The tower shall be located within the lease area and shall be a color that blends with the predominant desert environment and on-site and nearby water tanks. County Planning shall approve all structure and equipment color. The applicant shall submit a suitable color "paint chip" to County Planning staff for reference and approval.

VIS-2 – Facility Lighting

Tower structure lighting shall be prohibited unless required by the FAA, FCC, or the California Building Code

II. AGRICULTURE AND FOREST RESOURCES

In determining whether impacts to agricultural resources are significant environmental effects, lead agencies may refer to the California Agricultural Land Evaluation and Site Assessment Model (1997) prepared by the California Dept. of Conservation as an optional model to use in assessing impacts on agriculture and farmland. In determining whether impacts to forest resources, including timberland, are significant environmental effects, lead agencies may refer to information complied by the California Department of Forestry and Fire Protection regarding the state's inventory of forest land, including the Forest and Range Assessment Project and the Forest Legacy Assessment project; and the forest carbon measurement methodology provided in Forest protocols adopted by the California Air Resource Board.

Would the project:

a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

A review of the SBCo General Plan EIR identified that there is no Prime Farmland, Farmland of Statewide Importance, or Unique Farmland present in the Oak Hills Community Area. Additionally, a review of maps that were prepared pursuant to the Farmland Mapping and Monitoring Program of the California Department of Conservation did not identify any Prime Farmland, Unique Farmland, or Farmland of Statewide Importance in the vicinity of the proposed project location (Hesperia General Plan).

b) Conflict with existing zoning for agricultural use, or a Williamson Act contract?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

A review of the SBCo General Plan EIR identified that there are no Williamson Act lands in the Oak Hills Community Plan Area.

c) Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g))?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project is not located in an area having a zoning designation for forest land, timberland, or timberland production. The subject property is zoned for low-density residential development.

d) Result in the loss of forest land or conversion of forest land to non-forest use?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would not result in the loss of forest land or the conversion of forest land to non-forest use.

e) Involve other changes in the existing environment which, due to their location or nature, could result in conversion of farmland to non-agricultural use or conversion of forest land to non-forest use?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The project site is not located in an area designated as farmland or agricultural use and would not result in the conversion of farmland to non-agricultural use or conversion of forest land to non-forest use.

III. AIR QUALITY

Air quality impacts can be divided into short-term (i.e., construction-related) and long-term (i.e., operational) impacts. Specific ambient air quality standards (AAQS) have been established by the Federal government, as well as by the California Air Resources Board (CARB). The Mojave Desert Air Quality Management District (MDAQMD) has jurisdiction over the project area and is responsible for ensuring that the more stringent California Clean Air Standards are met.

In order to evaluate the air quality emissions generated by the proposed AT&T Project, EAS contracted with MD Acoustics, LLC (MD) to complete a focused Air Quality, Greenhouse Gas, and Energy Impact

Evaluation. and to compare the project emissions to thresholds of significance set forth by MDAQMD and the County of San Bernardino's as it relates to residential and commercial uses. The report is hereby incorporated by reference, and is included as Appendix C.

Would the project:

a. Conflict with or obstruct implementation of the applicable air quality plan?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The project site is located within unincorporated SBCo. The proposed project would consist of a cell tower and a diesel generator for back-up power. Per the County's Land Use Zoning map, the current land use zoning is Rural Living, which allows for compatible uses in addition to residential uses.

The results of the air analysis indicated that the project's emissions would not exceed any MDAQMD thresholds during either short-term construction or long-term operation of the project. Therefore, since the anticipated impacts from the proposed project would be considered less than significant, the proposed project is not anticipated to exceed or conflict with implementation of MDAQMD Attainment Plans.

a. Violate any air quality standard or contribute substantially to an existing or projected air quality violation?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

Short-term Construction Impacts - The short-term impacts of the proposed project would be temporary in nature and would be associated with emissions generated by construction-related equipment which would typically include vehicles commonly used during construction such as a bulldozer, backhoe, dump truck, concrete truck, drill rig, man lift, and pick-up trucks. The following table provides the estimated daily construction emissions (pounds/per day) based on construction occurring in 2023 and lasting four to six weeks. The estimate emissions are compared to the MDAQMD air quality thresholds during construction.

Table III-1: Regional Significance – Construction Emissions (lbs./day)

Activity	Daily Pollutant Emissions (pounds per day)					
	VOC	**NOx**	**CO**	**SO2**	**PM10**	**PM2.5**
Site Preparation	0.54	5.02	5.57	0.01	0.27	0.25
Grading	1.28	12.60	11.40	0.02	2.68	1.55
Building Construction	0.58	5.93	7.00	0.01	0.28	0.26
Architectural Coatings	0.40	0.93	1.15	0.00	0.04	0.03
MDAQMD Thresholds	137	137	548	137	82	65
Exceeds Thresholds	No	No	No	No	No	No
Source: CalEEMod Version 2022.1						

As shown in Table III-1, daily construction emissions would be below any MDAQMD significance thresholds for all criteria pollutants. Therefore, construction of the proposed project would not contribute to any long-term air quality impacts.

Long-term Operational Impacts - Over the long term, the operation of the wireless facility would result in a slight increase in emissions associated with the wireless equipment and air conditioning units inside the

equipment shelter, as well as the testing and maintenance of the proposed emergency generator on an average of one (1) maintenance trip to the site per month.

The operating emissions were based on the year 2023, which is the anticipated opening year for the project. The summer and winter emissions generated by the proposed project's long-term operations, with the highest emissions from either summer or winter, are shown in Table III-2.

Table III-2: Regional Significance – Operational Emissions (tons/year)						
Activity	Daily Pollutant Emissions (pounds per day)					
	VOC	**NOx**	**CO**	**SO2**	**PM10**	**PM2.5**
Energy	0.00	0.00	0.00	0.00	0.00	0.00
Mobile	0.03	0.05	0.42	0.00	0.03	0.01
Emergency Generator	0.01	0.07	0.05	0.00	0.01	0.01
MDAQMD Thresholds	137	137	548	137	82	65
Exceeds Thresholds	No	No	No	No	No	No
Annual Emissions (tons/year)						
Energy	0.00	0.00	0.00	0.00	0.00	0.00
Mobile	0.01	0.01	0.06	0.00	0.01	0.00
Emergency Generator	0.00	0.02	0.01	0.00	0.00	0.00
MDAQMD Thresholds	25	25	100	25	15	12
Exceeds Thresholds	No	No	No	No	No	No
Source: CalEEMod Version 2022.1						

The majority of energy usage from the site would be electricity. The energy emissions shown in Table 2 are listed as zero, but the emissions calculated by CalEEMod were actually reported as "<0.005". The majority of emissions from electricity usage mainly appeared in the form of green house gas (GHG) which are addressed in Section VIII of this report. Overall, the daily and/or annual operational emissions for the project would not exceed the MDAQMD's regional significance thresholds.

b. Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard (including releasing emissions which exceed quantitative thresholds for ozone precursors)?

☐ Potentially Significant Impact ☐ Less than Significant with Mitigation Incorporated

☒ Less Than Significant Impact ☐ No Impact

Discussion:

Construction and operation of the proposed project would generate emissions of NOx, ROG, CO, PM10, and PM2.5. Emissions from the construction and operation of the proposed project would be minimal, and would not exceed the MDAQMD regional thresholds, and would not be expected to result in ground level concentrations that exceed the National Ambient Air Quality Standards or California Ambient Air Quality Standards.

According to the MDAQMD methodology, projects that do not exceed the MDAQMD criteria (such as the proposed AT&T Wireless project) are considered as not significant. Therefore, construction and operation of the proposed project would not result in a cumulatively considerable net increase for non-attainment of criteria pollutants or ozone precursors. As a result, the project would result in a less than significant cumulative impact.

c. Expose sensitive receptors to substantial pollutant concentrations?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The only sensitive receptors in the vicinity of the proposed project area are residences, all of which are approximately 390-feet or further from the project site. Diesel exhaust and VOCs would be emitted during construction of the project, which may be objectionable to some people. However, emissions would generally disperse rapidly from the project site and therefore should not reach an objectionable level at the nearest sensitive receptors (390' or greater).

Another potential short-term construction impact would be associated with grading and trenching that would temporarily expose soil, making it susceptible to wind erosion and the potential creation of fugitive dust. During all ground disturbing activities, the construction contractor would be required to comply with MDAQMD Rule 403 (Fugitive Dust Emissions Control), which includes the implementation of BMP's such as watering controls to prevent equipment from tracking dirt off-site, and the cessation of grading during high wind conditions. Compliance with fugitive dust controls has been added below as a mitigation measure. Overall, due to the short-term nature and limited amounts of pollutants produced, no significant impact related to pollutant concentrations would occur during construction of the proposed project.

Emission sources that would occur during the on-going operations of the proposed project would include fugitive dust from the unpaved access road during periods of high winds. Dust control measures required by SBCo such as covering the access road with gravel would minimize dust. Additionally, diesel exhaust emissions would be generated from the regular testing and occasional extended operation of the generator during power outages. Again, due to the distance to sensitive receptors, emissions would be expected to disperse rapidly and therefore should not reach an objectionable level at the nearest sensitive receptors.

Mitigation Measures

AIR-1 – Control of Fugitive Dust Emissions

In order to minimize fugitive dust generated during construction activities, the construction contractor must comply with Mojave Desert Air Quaintly Management District (MDAQMD) Rule 403 (Fugitive Dust Emissions Control). The construction contractor shall implement dust control measures which may include, but not be limited to, the following measures:

a. Dust suppression at construction sites using vegetation, surfactants, and other chemical stabilizers.
b. Wheel washers for construction equipment.
c. Watering down of all construction areas.
d. Limit speeds at construction sites to 15 miles per hour.
e. Covering of aggregate or similar material during transportation of material; and
f. Install landscaping in areas of exposed soil as soon as possible following construction.

d. Create objectionable odors affecting a substantial number of people?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

Diesel exhaust and VOCs would be emitted during construction of the project, the odors of which may be objectionable to some; however, emissions generated from construction and/or operation of the proposed project would disperse rapidly. Due to the distance to the nearest sensitive receptors, odorous emissions

from the proposed AT&T Wireless site would not likely reach an objectionable level. Due to the short-term nature and limited amounts of odor producing materials being utilized, no significant impact related to odors would occur during construction of the proposed project.

Potential sources of odors associated with the on-going operation of the proposed project would primarily consist of diesel exhaust emissions from the generator. As the project is that of a commercial use, with the only sensitive receptors being residences that are all approximately 390-feet or further from the project site, no significant impact related to odors would occur during the on-going operations of the proposed project.

IV. BIOLOGICAL RESOURCES

Information provided in this section is based on the results of a biological assessment that was conducted for the proposed project (Biological Resources Impact Analysis, Environmental Assessment Specialists (EAS), December 29, 2022, Revised September 2023). The report has been incorporated by reference and added as Appendix D to this document.

Would the proposed project:

a. Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed project would involve the clearing of approximately 2,700 square feet of surface area for the AT&T lease area and landscaping; approximately 3,000 square feet of area for the proposed access road; and approximately 435 linear feet of utility trenching is proposed between the proposed AT&T lease area and the power and telco sources along Buffalo Road. All of this disturbance would occur on undeveloped land covered in a mixed desert scrub community, with the access road and utility trenching mostly running parallel to the areas adjacent to the unpaved right-of-way of Jargon Road.

Sensitive" or "special status" species include plant or wildlife species that are either federally and/or state listed species; proposed for listing; candidate species; and CDFW Species of Special Concern. To determine if there were any "Sensitive" or "special status" biological species in the proposed project area, a records search of several databases was conducted. This included a search of the following:

- Plants - California Department of Fish and Wildlife (CDFW 2022), California Natural Diversity Data Base (CNDDB 2022), and California Native Plant Society (Tibor 2001 and CNPSEI 2022).
- Habitats - CNDDB (2022), Holland (1986)
- Wildlife - USFW (2022), CNDDB (2022).

Additionally, an on-site reconnaissance of the subject property and proposed project areas was conducted by EAS Biologist Kyle Workman on November 11, 2022. Particular attention was focused on sensitive and special interest biological resources identified in the database searches mentioned above. The results of the record search and reconnaissance are as follows:

Sensitive Plant Species – Table IV-1 below lists the seven (7) sensitive plant species identified in the records search.

Table IV-1 - Sensitive Plant Species		
Plants (All Vascular)	*Yucca brevifolia*	Western Joshua Tree
	Johnstonella costata	Ribbed Cryptantha
	Opuntia basilaris var. brachyclada	Short-Joint Beavertail
	Eremothera boothii ssp. boothii	Booth's Evening-Primrose
	Castilleja plagiotoma	Mojave Paintbrush
	Canbya candida	White Pygmy-Poppy
	Chorizanthe spinosa	Mojave Spineflower

Common species observed during the site reconnaissance of the subject property and immediate areas included shortpod mustard (Hirschfeldia incana), rubber rabbitbrush (Ericameria nauseosa), western Joshua tree (Yucca brevifolia), desert tea (Ephedra californica), burrowbush (Ambrosia dumosa), big sagebrush (Artemisia tridentata), phacelia (Phacelia sp.) and California buckwheat (Eriogonum fasciculatum). Of these, the only sensitive plant species identified was the western Joshua tree.

Joshua trees were previously designated by the CDFW as a candidate species under the California Endangered Species Act (CESA), and the trees were subject to the same protections as a state-listed endangered or threatened species. The trees were also protected by SBCo's native plant ordinance. On June 27, 2023, The California legislature passed the Western Joshua Tree Conservation Act (WJTCA) to permanently protect and conserve western Joshua trees and their habitat. The WJTCA creates a streamlined permitting framework for certain development activities and collects mitigation fees for the acquisition and conservation of western Joshua tree habitat and other actions to conserve western Joshua Tree.

Most of the undeveloped land on the subject property and areas immediately surrounding the proposed project site have been substantially disturbed by existing dirt roads, off-road vehicle use and foot paths. Because of the disturbed nature of the site, an on-site biological assessment determined that the areas proposed for the AT&T equipment compound, access road and utility trench contain no suitable habitat for any sensitive plant species. Since there is no moderate or high potential for sensitive plant species to occur on the proposed project site, no focused surveys are recommended.

Of primary importance, however, is the presence of several established Joshua trees in the vicinity of the proposed project. One tree is approximately 190-feet to the east-southeast of the proposed AT&T lease area. The other tree is located approximately 170-feet to the west-northwest of the proposed AT&T lease area and is within relatively close proximity to a portion of the proposed access road and utility trench route.

Following the approval of the WJTCA (which became effective on July 1, 2023), EAS consulted with CDFW biologists to determine what measures, if any, would be required for the proposed AT&T project. Following their review of the subject property and the proposed AT&T project, the CDFW biologist stated that although western Joshua trees occur within the vicinity of the site, the trees would not likely be impacted by the development and operation of the proposed facility, and no additional permits would be required. Nonetheless, since western Joshua trees occur in the vicinity of the access road, utility route and AT&T equipment lease area, several avoidance and precautionary measures have been recommended, and are included below as Mitigation Measure "*BIO-1 – Western Joshua Tree Mitigation"*.

Sensitive Wildlife Species - Table IV-2 below lists the fourteen (14) sensitive wildlife species identified in the records search.

Table IV-2 - Sensitive Wildlife Species	
Taxidea taxus	American badger
Athene cunicularia	Burrowing owl
Phrynosoma blainvillii	Coast horned lizard
Accipiter cooperi	Cooper's hawk
Calypte costae	Costa's hummingbird
Vireo vicinior	Gray vireo
Toxostoma lecontei	Le Conte's thrasher
Lanius ludovicianus	Loggerhead shrike
Asio otus	Long-eared owl
Spermophilus mohavensis	Mohave ground squirrel
Siphateles bicolor mohavensis	Mohave tui chub
Antrozous pallidus	Pallid bat
Empidonax traillii	Willow flycatcher
Dendroica petechia brewsteri	Yellow warbler

The field survey of the proposed project site and immediate vicinity identified that some native vegetation occurs onsite, although substantial disturbance from existing dirt roads, off-road vehicle use, and foot paths has occurred. The proposed access road and lease area contains a mixed desert scrub community with heavily compacted bare ground. No small mammal burrows were identified in proposed project areas, and no portions of the proposed development footprint contain the important habitat suitability elements for any of the above-listed sensitive wildlife species; and none are likely to occur within the proposed development footprint itself.

Several burrows that could potentially be suitable for burrowing owl and Mohave ground squirrel were observed in the vicinity of the project site, although no squirrels, owls or owl signs were observed during the survey. Nonetheless, while the immediate vicinity of the subject property is considered unoccupied by burrowing owls and Mohave ground squirrels, suitable habitat was observed in the vicinity of the project site. Because of this, a preconstruction clearance survey is recommended within two weeks of the onset of construction activity. This has been added as a mitigation measure to the proposed project.

Overall, implementation of the proposed project would not be anticipated to result in any substantial direct impacts to any sensitive wildlife species and/or their habitat.

Sensitive Plant Communities - No sensitive plant communities occur on the project site; therefore, no sensitive plant communities would be substantially impacted by the proposed project.

Jurisdictional Areas - Using the guidelines provided in the US Army Corps of Engineers (USACE) 1987 Manual (Environmental Laboratory, 1987), the subject property was evaluated for the presence of jurisdictional areas regulated by the USACE. These jurisdictional waters, or Waters of the United States include wetlands and non-wetland bodies of water that meet specific criteria.

No Waters of the U.S. were identified on the site, with no water bodies having a perceptible ordinary high-water mark (OHWM) being identified on or adjacent to the site. Additionally, the proposed project site and surrounding area contain no hydrophytic plant species; therefore, it was not necessary to examine the other two wetland criteria (hydrology and soils), since all three criteria must be met where wetlands are present. Overall, no jurisdictional waters or wetlands are present on or within the vicinity of the project site; therefore, installation of the proposed facility would not impact any jurisdictional areas.

Nesting Birds - The Migratory Bird Treaty Act (MBTA) protects nearly all common wild birds found in the United States Resident Wildlife birds are managed separately by each state. California Fish and Game (CFG) Code 3503 makes it illegal to destroy any birds' nest or any birds' eggs that are protected under the MBTA. CFG Code 3503.5 further protects all birds of prey, such as hawks and owls, and their eggs and nests from any form of take.

No avian nests or nesting activity were observed during the field survey. However, the trees and shrubs located on and within the immediate vicinity of the project site provide suitable avian nesting habitat. Because of this, facility construction must occur during the nesting season (February 1 through September 30), a qualified biologist should conduct a preconstruction nesting bird survey to identify any potential nesting activity. This has been added as a mitigation measure to the proposed project.

Mitigation Measures

BIO-1 – Western Joshua Tree Mitigation

- A designated biologist will provide an environmental awareness training program to all personnel working on the project, and will be present during trenching and ground disturbing activities that occur near the western Joshua tree.
- To minimize potential impacts to the western Joshua tree, the limits of the proposed trench route and access road should be clearly delineated and marked, and exclusion fencing will be installed to prevent impacts to Joshua trees.
- All work areas will be confined to the smallest area possible and all work areas will be clearly delineated.
- To minimize potential impacts from vehicles travelling to the site, all vehicles must utilize designated access roads, and maintain speeds below 10 mph when traversing the site.

BIO-2 – Burrowing Owl and Mohave Ground Squirrel Mitigation:

While the on-site biological survey results determined that the immediate vicinity of the subject property was considered unoccupied by burrowing owls and Mohave ground squirrels, suitable habitat was observed in the vicinity of the project site. Because of this, a preconstruction clearance survey for burrowing owls and Mohave ground squirrels is recommended within two weeks of the onset of construction activity.

BIO-3 – Nesting Birds Mitigation:

The shrubs located within the immediate vicinity of the proposed project site provide suitable nesting habitat for several avian species. Therefore, pursuant to the MBTA and CFG Code, installation of the proposed facility should be conducted outside the nesting season. The nesting season generally extends from February 1 through September 30.

If facility installation must occur during the nesting season, a qualified biologist should conduct a preconstruction nesting bird survey to identify any potential nesting activity. If active nests are observed, construction activity must be prohibited within a 500-foot (~160-meter) buffer around the nest until the nestlings have fledged. All construction activity within the vicinity of active nests must be conducted in the presence of a qualified biological monitor. Construction activity may encroach into the buffer area at the discretion of the biological monitor.

b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

No jurisdictional wetlands are present on the subject property or surrounding areas. Additionally, the field survey of the proposed project site and immediate vicinity identified that while some native vegetation occurs, substantial amounts of disturbance from existing dirt roads, off-road vehicle use, and foot paths have occurred. The proposed access road and lease area consists of heavily compacted bare ground and no small mammal burrows were identified in proposed project areas. No portions of the proposed development footprint contain the important habitat suitability elements for any of the above-listed sensitive wildlife species; and none are likely to occur within the proposed development footprint itself.

Possible impacts to Western Joshua trees were discussed above in section IV(a).

c. Have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

A review of the National Wetlands Inventory Map, topographic maps, and soil composition maps was conducted, with a determination that the project is not within or near a federally protected wetland. Additionally, this site would not impact any jurisdictional wetlands.

d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The subject property is currently undeveloped land with substantially disturbed vegetation and heavily compacted bare ground. No small mammal burrows were identified in proposed project areas, and no portions of the proposed development footprint contain the important habitat suitability elements for any listed sensitive wildlife species. While the site is not within any migratory wildlife corridors; the vegetation located within the immediate vicinity of the proposed project site could provide suitable nesting habitat for several avian species. Mitigation Measure BIO-2 would minimize impacts to migratory and/or nesting birds to less than significant levels.

e. Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The only protected biological species identified on the subject property and proposed project area is the western Joshua tree. Issues associated with western Joshua trees are addressed above in Section IV(a). There were no other local policies or ordinances protecting biological resources identified.

f. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is not located within any adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan areas. Therefore, the proposed project would not be in conflict with any applicable habitat conservation plan or natural community conservation plan.

V. CULTURAL RESOURCES

Information provided in this section is based on the results of a cultural resources assessment conducted for the proposed project (Cultural Resources Impact Analysis, Environmental Assessment Specialists, Inc. (EAS), January 5, 2023). The assessment involved a records search to identify all previously recorded cultural resources (prehistoric and historic archaeological sites, historic buildings, structures, objects, or districts) as required by Section 106 of the National Historic Preservation Act (NHPA) of 1966 and its implementing regulations, 36 CFR Part 800. A site visit was also conducted to determine the area of potential effect (APE) which was established according to the proposed project location, proposed construction methods, existing topography, and the current level of local urbanization. The APE for the proposed project consists of the tower location and lease area and includes a buffer of approximately 200-feet in every direction.

The EAS report has been incorporated by reference and added as Appendix E to this document.

Would the project:

a. Cause a substantial adverse change in the significance of a historical resource as defined in § 15064.5?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

Record Search - On September 27, 2022, archaeologist Sarah Williams, M.A. conducted the cultural resources records search at the South-Central Coastal Information Center (SCCIC) located at California State University, Fullerton. In order to identify any historic properties on or near the proposed project area, a 1-mile search radius was used. The archeologist examined current inventories of the National Register of Historic Places (NRHP), the California Historical Landmarks (CHL), and the California Points of Historical Interest (CPHI). To determine the existence of any local resources that have been previously evaluated for historic significance, the archeologist also reviewed the California State Historic Resources Inventory (HRI) and Built Environment Resource Database (BERD) for SBCo. In addition, archival maps were inspected for indications of historical structures in the area.

The results of the record search indicated the following:

- Thirteen cultural resources have been recorded within the search radius of the APE.
- No NRHP evaluated or listed resource has been recorded within the search radius.
- Twenty-three area-specific survey reports are on file with the SCCIC for the search radius. One of the reports addresses the APE, suggesting that the APE has been previously surveyed.

The results of the record search identified that one pre-contact resource (P36-014067) has been recorded within the one-mile search radius. This resource was identified as a "Scatter of fire affected rocks with chalcedony flake and quartzite core". However, this resource is over ½-mile from the proposed project area, and was determined to lack integrity and not be eligible for NR or CR. No NR eligible or listed resources are on record within a one-mile radius of the APE. Overall, the results of the record search indicate that there are no NRHP eligible or listed historic properties located within one mile of the APE.

Site Visit and Pedestrian Survey - On October 13, 2022, EAS archaeologist Sarah Williams, M.A., surveyed the APE, utilizing 3 to 5-meter transects. The APE is in the southwest portion of an undeveloped parcel. The vicinity has had minimal disturbance, with some modern trash found along the northern and western edges. Ground surface visibility was partially obscured by bushes, however the visibility at the proposed tower and equipment location was good with little modern trash. The proposed trenching route would run west, then north, running parallel to the narrow, dirt Jargon Road to the point of connection at Buffalo Road. Ground surface visibility along the trenching route is limited due to vegetation and modern trash.

South of the APE was observed to be undeveloped land, with rural residential properties to the southwest and southeast. Areas to the east of the APE were observed to be rural residential properties along Escondido Avenue. North of the APE was observed to be mostly undeveloped land and rural residential properties. West of the APE was observed to be a dirt road and undeveloped desert land. Overall, the pedestrian survey was negative for both pre-contact and historic age resources.

In Summary, the results of the Cultural Resources Assessment indicated that no known cultural resources or historic properties would be impacted by the installation of the proposed AT&T telecommunications facility. Therefore, EAS recommends a finding of no historic properties in APE for Direct and Visual Effects. In addition, there would be no impacts to the one known pre-contact resource due to distance from the APE. In conclusion, EAS recommended that the proposed undertaking could proceed without further archaeological review or mitigative procedures.

b. **Cause a substantial adverse change in the significance of an archaeological resource pursuant to § *15064.5?***

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The cultural resources assessment prepared for the proposed project (EAS, January 2023) concluded that no previously identified archaeological sites are located within the proposed project area. No artifacts or new archaeological resources were identified within the APE.

c. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The cultural resources records search conducted as part of the Cultural Resource Report (EAS, 2023) did not identify any cultural resources in the proposed project area. Additionally, contact with Native American entities did not result in the identification of any known resources in the proposed project area, although representatives from the San Manuel Band of Mission Indians did respond that proposed project area exists within Serrano ancestral territory, and is of interest to the tribe.

Studies conducted in the City of Hesperia and surrounding areas (including the Oak Hills Community Plan area) indicated that the proposed project area is located in an area containing Qyw (Young Wash

Deposits, Late Pleistocene) which are considered to have low sensitivity for paleontological resources (Hesperia General Plan Update, Draft Environmental Impact Report, May 2010). This is consistent with discussions in the Paleontological Resources Technical Report (San Bernardino Countywide Plan Draft Environmental Impact Report June 2019) which states that the younger alluvium is mapped at the surface and likely overlies older, high-sensitivity sediments.

While SBCo states that the Oak Hills Community Plan area can range from low to high sensitivity for paleontological resources, the more detailed technical report written for the City of Hesperia in support of the Oak Hills Community Plan determined that the subject property exhibited "Low" paleontological resource sensitivity.

If a particular project is located in a region deemed to have low sensitivity for paleontological resources, and if the property is less than five acres in size, then no further paleontological research is necessary. Due to the minimal amount of relatively shallow excavation that would occur for the proposed AT&T project, it would not be anticipated to directly or indirectly destroy a unique paleontological resource or site or unique geologic feature.

Nonetheless, even though there are no known significant fossil sites identified within the Oak Hills Community Plan area, nearby locations within the same geological setting have yielded some fossil assemblages. It is therefore reasonable to assume the potential exists that unknown cultural resources could be encountered during project construction. Additionally, the San Manuel Band of Mission Indians stated that the proposed project area is within Serrano ancestral territory and is of interest to the tribe. To address these concerns, the following mitigation measure has been added to the project.

Mitigation Measure:

CR-1 - Accidental Discovery of Cultural Resources

In the event that any pre-contact cultural resources are discovered during project construction, all work within a 60-foot buffer shall cease, and a qualified archaeologist meeting Secretary of Interior standards shall be hired to assess the find. Work on the other portions of the project outside of the buffered area may continue during this assessment period. Additionally, in order to provide Tribal input, the San Manuel Band of Mission Indians has requested that they be contacted if any such find occurs and be permitted to accompany the archaeologist when he/she performs the assessment. The archaeologist shall complete an isolate/site record for the find and submit this document to the Lead Agency for dissemination to the San Manuel Band of Mission Indians.

If eligible pre-contact resources are discovered, and avoidance cannot be ensured, an SOI-qualified archaeologist shall be retained to develop a cultural resources Treatment Plan and a Discovery and Monitoring Plan. Drafts of which shall be provided to San Manuel Band of Mission Indians for review and comment. The Lead Agency or designated POC shall, in good faith, consult with San Manuel Band of Mission Indians on the disposition and treatment of any artifacts or other cultural materials encountered during the project.

d. Disturb any human remains, including those interred outside of formal cemeteries?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The cultural resources assessment prepared for the proposed project (EAS, January 2023) concluded that no previously identified archaeological sites are located within the proposed project area, and that the subject property is not considered sensitive for historic or prehistoric archeological resources. However, as mentioned previously, the San Manuel Band of Mission Indians have stated that the proposed project area exists within Serrano ancestral territory and is of interest to them.

While it is considered unlikely that human remains would be encountered, there is always the possibility that ground-disturbing activities during construction could uncover previously unknown buried human remains. Should this occur, Section 7050.5 of the California Health and Safety Code applies, and the procedures to be followed have been added as a mitigation measure to the project.

Mitigation Measures:

CR-2 - Accidental Discovery of Human Remains

In the event of an accidental discovery or recognition of any human remains, Public Resource Code (PRC) Section 5097.98 must be followed. In this instance, once project-related earthmoving begins and if there is accidental discovery or recognition of any human remains, the following steps shall be taken:

1) There shall be no further excavation or disturbance of the site, or any nearby area reasonably suspected to overlie adjacent human remains until the County Coroner is contacted to determine if the remains are Native American and if an investigation of the cause of death is required. If the coroner determines the remains to be Native American, the coroner shall contact the NAHC within 24 hours, and the NAHC shall identify the person or persons it believes to be the "most likely descendant" of the deceased Native American. The most likely descendant may make recommendations to the landowner or the person responsible for the excavation work, for means of treating or disposing of, with appropriate dignity, the human remains, and any associated grave goods as provided in PRC Section 5097.98, or

2) Where the following conditions occur, the landowner or his/her authorized representative shall rebury the Native American human remains and associated grave goods with appropriate dignity either in accordance with the recommendations of the most likely descendent or on the project area in a location not subject to further subsurface disturbance:

   - The NAHC is unable to identify a most likely descendent or the most likely descendent failed to make a recommendation within 48 hours after being notified by the commission;
   - The descendent identified fails to make a recommendation; or
   - The landowner or his authorized representative rejects the recommendation of the descendent, and the mediation by the NAHC fails to provide measures acceptable to the landowner.

c. Cause a substantial adverse change in the significance of a Tribal Cultural Resource as defined in Public Resources Code §21074?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

As mentioned, the cultural resources assessment prepared for the proposed project (EAS, January 2023) concluded that no previously identified archaeological sites were identified within the proposed project area, and that the subject property is not considered sensitive for historic or prehistoric archeological resources.

As part of the assessment, EAS contacted the Native American Heritage Commission (NAHC) on September 13, 2022, requesting a Sacred Lands File search for the APE. The response from the NAHC was received on November 29, 2022. The NAHC response indicated positive results for sacred lands or traditional cultural properties for the APE. EAS subsequently sent information-request letters to each tribal entity named by the NAHC on December 5, 2022.

The only written response received was from the San Manuel Band of Mission Indians (SMBMI). The SMBMI representative stated that the proposed project area is within Serrano ancestral territory and is of

interest to the tribe. The representative added that SMBMI does not have any concerns with the proposed project, as planned. However, SMBMI requested that mitigation be added to the project that would address their concerns regarding measures to be taken in the event that human remains, funerary objects or other pre-contact cultural resources are discovered during project construction, and that proper management procedures would be followed in the event that eligible pre-contact resources are discovered. Mitigation measures that address all of the SMBMI concerns have been incorporated into this document.

VI. ENERGY

Would the project:

a. Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:
The proposed project site is located within the service area of Southern California Edison (SCE). Construction and operation of the proposed AT&T project was estimated to create a net increase in electricity demand of approximately 24,100 kWh per year. This net increase is well within SCE's systemwide net increase in electricity supplies of approximately 15,273 GWh annually over the 2012-2024 period (CEC, Electricity Consumption by County, 2017). Therefore, there are sufficient planned electricity supplies in the region for the estimated increase in electricity demands.

Additionally, the estimated natural gas consumption for the proposed project would be approximately 100 kBTU per year, with the estimated diesel consumption for the generator being approximately 739 kBTU per year. No reviewing agencies or departments were identified as having expressed any concerns indicating that the project would result in wasteful, inefficient, or unnecessary consumption of energy resources.

Additionally, all project elements are subject to review and approval of SBCo, thus ensuring compliance with all applicable State and County energy efficiency programs such as the County of San Bernardino Greenhouse Gas Emissions Reduction Plan for renewable energy and energy efficiency, the 2016 Building and Energy Efficiency Standards, and any applicable provisions of CALGreen, which established planning and design standards for sustainable site development and energy efficiency.

a. Conflict with or obstruct a state or local plan for renewable energy or energy efficiency?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed AT&T Wireless facility would draw power from PG&E's electrical grid, which requires production of renewable energy pursuant to the state requirements. Additionally, according to Section 5.3.3.1 of the Countywide Plan (Regulatory Requirements new buildings are required to achieve the current California Building Energy and Efficiency Standards (Title 24, Part 6) and California Green Building Standards Code (CALGreen) (Title 24, Part 11).

While the proposed project area is also within the planning area of the West Mojave California Desert Renewable Energy Conservation Plan that was approved by the Bureau of Land Management in 2016, the Plan applies to Bureau of Land Management land only. All land within the proposed project site is located

on private property outside of the Bureau of Land Management land; therefore, the Desert Renewable Energy Conservation Plan does not apply. Overall, due to the minimal energy requirements for the new wireless facility, there would be no conflict or obstruction with state or local renewable energy plans.

VII. GEOLOGY AND SOILS

Would the project expose people or structures to potential substantial adverse effects, including the risk of loss, injury or death involving:

a) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[X] Less Than Significant Impact	[ ] No Impact

Discussion:

Southern California is well known for earthquakes and is considered to be a highly active seismic area. The Alquist-Priolo Earthquake Fault Zoning Act prohibits the construction of new habitable structures astride an active fault and requires that geologic studies may be required prior to development. The State geologist has identified (zoned) several faults in California for which studies are required. The closest zoned faults include the North Frontal fault which is approximately 2 miles east of Hesperia, and the San Andreas fault, with its closest point located approximately 4 miles to the southwest. Additionally, as noted in the Hesperia General Plan Safety Element, the east- to northeast-trending faults that extend across Hesperia's southeastern corner may also be transferring strain between the San Andreas and the North Frontal fault, and critical facilities should not be placed across the trace of any of these faults without performing site-specific studies to evaluate the location and activity of the fault in question. There are no mapped faults within the Oak Hills Community Plan area.

The proposed project involves the construction of an unmanned wireless facility, including an approximate 120-foot faux water tank antenna structure. County codes would require that the proposed faux water tank antenna structure be located at least 300-feet from any residence. Additionally, the proposed antenna structure would be required to meet all seismic standards and setbacks in accordance with the County Development Code which follows the building standards required by the California Building Code for seismic and geologic concerns.

Overall, the proposed facility would not expose people or structures to potential substantial adverse effects, including the risk of loss, injury, or death involving the rupture of a known earthquake fault, strong seismic ground shaking, seismic related ground failure, including liquefaction or landslides.

b) Strong seismic ground shaking?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[X] Less Than Significant Impact	[ ] No Impact

Discussion:

Like most areas in Southern California, the proposed project location lies within an area that is subject to ground shaking during an earthquake, although the project location is not within 2 miles of a mapped fault. The proposed project is an unmanned communications facility, and while no people would be exposed to potential substantial adverse effects, including the risk of injury or death, the proposed subject would be subject to potential impact from strong seismic ground shaking.

c) Seismic-related ground failure, including liquefaction?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[X] Less Than Significant Impact	[ ] No Impact

Discussion:

In the Desert Regions, liquefaction is most likely to occur in areas of alluvial deposits with relatively shallow groundwater or around dry lakebeds. Although dry lakes hold water for only a few weeks of the year, groundwater can be near the surface in the lakebed and surrounding alluvium. Liquefaction potential is high along the Mojave River which is over 6-miles east of the proposed project area. The proposed project site is also over 2 miles from any identified faults that could possibly form groundwater barriers.

According to the State of California Seismic Hazard Zones Map, the site is not located within an area that has potential for liquefaction. Liquefaction generally occurs where the water table is within 50 feet of the surface. Since the depth to groundwater in the Oak Hills community exceeds 100 feet below ground surface, impacts associated with liquefaction would be less than significant.

d) Landslides?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[ ] Less Than Significant Impact	[X] No Impact

Discussion:

Landslides typically occur on hillsides or in steep terrain. They are influenced by the nature of the rock or soil type, slope angle, groundwater levels, rainfall, and large earthquakes. Landslides can also be affected by construction activity which could increase erosion. Due to the low-lying terrain on the subject property and the minimal amounts of shallow excavation required for the proposed project, landslides do not represent a significant hazard. Erosion control measures would also be implemented to further reduce the risk of landslides resulting from erosion.

e) Result in substantial soil erosion or the loss of topsoil?

[ ] Potentially Significant Impact	[X] Less than Significant with Mitigation Incorporated
[ ] Less Than Significant Impact	[ ] No Impact

Discussion:

The proposed project would not involve a significant amount of grading and trenching. The proposed project area would include approximately 2,700 square feet of surface area for the proposed AT&T lease area, approximately 5,420 square feet of area for the proposed access road, and approximately 300 linear feet of conduit trench. This would not constitute a significant increase in impervious surfaces that would result in a substantial increase in surface runoff.

The majority of impacts would be short-term impacts associated with grading and trenching that would occur during project construction. This would temporarily expose soil, making it susceptible to wind and soil erosion or loss of topsoil. Again, these impacts would be short-term, and the proposed project would be required to adhere to the guidelines for erosion control set forth under the County Development Code and the Building and Safety Division. A condition of approval from the Building and Safety Division will require the applicant to prepare and submit an Erosion and Sediment Control plan to be approved by the Building official prior to any land disturbance. The Erosion and Sediment control measures would ensure that no sediment leaves the job site.

Additionally, during construction, the construction contractor will also be required to comply with Mojave Desert Air Quaintly Management District (MDAQMD) Rule 403 (Fugitive Dust Emissions Control), which includes BMP's such as watering controls to prevent equipment from tracking dirt off-site, and cessation of grading during high wind conditions.

Overall, the relatively small area of disturbance proposed for the grading and trenching would not result in significant loss of topsoil or erosion.

Mitigation Measures:

GEO-1 – Erosion Control

To minimize erosion during grading and construction, the project proponent must comply with SBCo Development Code Chapter 85.11.030. This measure requires standard erosion control practices to be implemented for all construction activities. This also includes Best Management Practices (BMPs) set forth by the Lahontan Regional Water Quality Control Board (RWQCB) to reduce erosion from stormwater runoff during grading and excavation activities. This would also be consistent with erosion control requirements of the City of Hesperia Municipal Code Section 16.12.230.

GEO-2 – Fugitive Dust Control

During construction activities, the construction contractor must comply with Mojave Desert Air Quaintly Management District (MDAQMD) Rule 403 (Fugitive Dust Emissions Control). The following measures must be taken during the construction of the proposed AT&T project in order to reduce the amount of dust and other sources of PM10:

a. Dust suppression at construction sites using vegetation, surfactants, and other chemical stabilizers.
b. Wheel washers for construction equipment.
c. Watering down of all construction areas.
d. Limit speeds at construction sites to 15 miles per hour.
e. Covering of aggregate or similar material during transportation of material; and
f. Install landscaping in areas of exposed soil as soon as possible following construction.

f) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[X] Less Than Significant Impact	[ ] No Impact

Discussion:

As mentioned in the Oak Hills Community Plan EIR, the Oak Hills area has been thoroughly surveyed, and no known faults passing through the community have been identified. Therefore, it is considered unlikely that the proposed project would cause or result in any landslides within or outside of the subject property and would not affect lateral spreading. Additionally, groundwater beneath the Oak Hills Community Plan area has been identified as being over 100-feet below ground surface, and therefore the proposed project would not affect the potential to cause liquefaction, subsidence, or collapse.

Overall, based on the size of the project and the excavation depths, the probability of landslide, lateral spreading, subsidence, liquefaction, or collapse, is considered extremely low. The primary concern identified would be the increase in the potential for wind erosion of surface soils following vegetation removal and site grading. Erosion control measures have been added to the proposed project to reduce the risk of erosion caused by both wind and water to less than significant levels (see Mitigation Measures GEO-1 and GEO-2).

g) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code, creating substantial risks to life or property?

[ ] Potentially Significant Impact	[X] Less than Significant with Mitigation Incorporated
[ ] Less Than Significant Impact	[ ] No Impact

Discussion:

Expansive soils are commonly very fine-grained with a high to very high percentage of clay. Much of SBCo's Desert Region has low to moderately expansive soils. In select areas, such as Lucerne Valley and dry lakebeds, the soils can be highly expansive. The Desert Regions have the highest potential for collapsible soils due to their aridity, the prevalence of both alluvial and wind-deposited soils, and soils with salts.

Since the proposed project consists of an unmanned communications facility, there would not be a substantial risk to life or property. Additionally, The San Bernardino County Code requires that the proposed project to conduct a geotechnical assessment to determine the suitability of site soils for supporting the proposed structures, and to demonstrate that appropriate measures are taken to comply with all applicable standards set forth in Title 24 of the California Code of Regulations (California Building Code. This has been added as a mitigation measure.

Implementation of the following mitigation measure would ensure that impacts associated with expansive soils would be less than significant.

Mitigation Measures:

GEO-3 – Geotechnical Study

The project proponent shall conduct a geotechnical investigation of its site that assesses the suitability of site soils for supporting the proposed structures. The assessments should address expansion potential and collapsibility; and shall provide any needed recommendations to minimize hazards arising from expansive and/or collapsible soils.

h) Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project is a new unmanned communications facility and does not propose the use of septic tanks or alternative wastewater disposal systems. Therefore, there would be no impact.

VIII. GREENHOUSE GAS EMISSIONS

In order to evaluate the greenhouse gas emissions generated by the proposed AT&T Project, EAS contracted with MD Acoustics, LLC (MD) to complete a focused Air Quality, Greenhouse Gas, and Energy Impact Evaluation. The purpose of the report was to compare the proposed AT&T Wireless project emissions to Mojave Desert Air Quality Management District's (MDAQMD) and County of San Bernardino's thresholds of significance as it relates to residential and commercial uses. The report has been incorporated by reference, and a copy of the report is included as Appendix C.

Would the project:

a. Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

Greenhouse gas (GHG) emissions are classified as direct and indirect. Direct emissions are associated with the production of GHGs at the site and could include the combustion of fuel in construction vehicles, and fugitive emissions from valves and connections associated with the air conditioning unit that uses CH4 as a component. Indirect emissions include the emissions from vehicles (both gasoline and diesel) transporting personnel and equipment/supplies to the project site, and the use of electricity generated at off-site locations with the use of fossil fuels.

Construction GHG Emissions – Construction-related GHG emissions would be short-term emissions generated during the construction period. These emissions are the result of the combustion of fossil fuels in worker vehicles accessing the site (indirect emissions), as well as from gas- or diesel-powered construction equipment on the proposed project site (direct emissions).

Operational GHG Emissions – Operational GHG emissions are long-term emissions that would occur during the operation of the proposed wireless facility. This would include direct emissions associated with operating the back-up diesel generator during regular maintenance activities, and when providing energy for the facility in the event of a power outage. Another direct emission also results from the gradual and unavoidable leak of air conditioning refrigerant into the atmosphere. Operational emissions also include indirect emissions associated with off-site electrical generation, as well as vehicle trips associated with regular (approximately monthly) maintenance visits by a technician.

Results of GHG Emissions

The calculated GHG emissions for the proposed AT&T project were compared to the MDAQMD annual and daily thresholds, as well as to the County of San Bernardino's 3,000 MTCO2e threshold for all land uses. The results are illustrated in Table VIII-1.

Table VIII-1: Opening Year Project-Related Greenhouse Gas Emissions

Category	Greenhouse Gas Emissions (Metric Tons/Year)[1]							(lbs./day)
	Bio-CO2	**NonBio-CO_2**	**CO_2**	**CH_4**	**N_2O**	**R**	**CO_2e**	CO2e
Energy	0.00	5.82	5.82	0.00	0.00	0.00	5.84	35.31
Mobile	0.00	13.90	13.90	0.00	0.00	0.03	14.10	91.80
Water	0.00	0.51	0.51	0.00	0.00	0.00	0.51	3.10
Refrigerants	0.00	0.00	0.00	0.00	0.00	1.29	1.29	7.77
Emergency Generator	0.00	1.52	1.52	0.00	0.00	0.00	1.53	6.57
Total Operational Emissions	0.00	21.75	21.75	0.00	0.00	1.32	23.27	144.55
Construction Emissions[2]	0.00	0.61	0.61	0.00	0.00	0.00	0.61	6,458
Total Emissions	0.00	22.36	22.36	0.00	0.00	1.32	23.88	144.55
MDAQMD GHG Thresholds							**100,000**	**548,000**
County of San Bernardino Threshold							**3,000**	**-**
Exceeds Threshold?							**No**	**No**

1 Source: CalEEMod Version 2022.1

2 Construction GHG emissions based on a 30-year amortization rate.

As shown in Table VIII-1, the construction and operational GHG emissions were calculated to be 23.88 MTCO2e per year, which is well below the MDAQMD's draft screening threshold of 100,000 MTCO2e for both the annual and daily thresholds. It is also well below SBCo's annual threshold of 3,000 MTCO2e for all land uses. Overall, the GHG emissions associated with the proposed project would be less than significant.

b. Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emission of greenhouse gases?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

Currently, the County of San Bernardino Greenhouse Gas Emissions Reduction Plan's initial screening procedure is to determine if a project will emit 3,000 MTCO2E or more per year. Projects that do not exceed this threshold require no further climate change analysis. Therefore, consistent with CEQA Guidelines Section 15064h(3), the County, as lead agency, has determined that the project's contribution to cumulative GHG emissions and global climate change would be less than significant.

As discussed in Section 5.5 of the Air Quality, Greenhouse Gas, and Energy Impact Evaluation (Appendix C), the project is consistent with the goals and objectives of the County of San Bernardino Greenhouse Gas Emissions Reduction Plan. Overall, the project's incremental contribution to greenhouse gas emissions and their effects on climate change would not be cumulatively considerable.

IX. HAZARDS AND HAZARDOUS MATERIALS

Would the project:

a. Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

Construction activities would involve the short-term use of limited quantities of hazardous materials such as paints/surface coatings, lubricants, and diesel fuel. Best Management Practices (BMPs) have been added to the project to ensure that all use, transport, and disposal of hazardous materials would be conducted in a manner to prevent any release of those materials. This would include the use of drop cloths, shields, masking, and protective methods during the painting phase to prevent spray droppings from being released into the environment.

Following construction, the operation of the wireless facility would utilize lead-acid batteries and a diesel generator as back-up power sources. The batteries would be stored inside cabinets inside the equipment shelter. A maximum of 140-gallons of diesel fuel would be stored in an aboveground tank at the base of the generator, all of which would be placed on a concrete slab inside the cement-block lease area. The installation of the backup generator and associated storage of diesel fuel will require a hazardous materials handler permit from the SBCo Fire Department Hazardous Materials Division. The existing regulatory framework governing the transport and storing of diesel fuel will ensure that no significant health risks to the community occur. Overall, the routine transport, use, or disposal of hazardous materials associated with the proposed project would not create a significant hazard to the public or the environment.

To prevent any hazards to the public or environment, the following Best Management Practices from the State of California Department of Transportation would be implemented.

Mitigation Measures:

HAZ-1 - Hazardous Material Permit and Aboveground Storage Tank Permit

Prior to the operation of the proposed AT&T facility, the project proponent shall obtain hazardous material permit from the SBCo Fire Protection District, Hazardous Materials Division. The business operator shall apply for a Hazardous Material Permit and an Aboveground Storage Tank Permit or apply for exemption from permitting requirements. Application for one or more of these permits shall occur by submitting a hazardous materials business plan using the California Environmental Reporting System (CERS) http://cers.calepa.ca.gov/

HAZ-2 - Hazardous Materials Construction Measures

- During construction, the use of containment berms should be used in fueling areas and paint mixing/clean-up areas. Temporary hazardous material containment will have adequate capacity to contain precipitation from a 24- hour, 25-year storm event, plus 10% of the aggregate volume of all containers or 100% of the capacity of the largest tank within its boundary, whichever is greater. Temporary containment will be impervious to spilled waste for a minimum of 72 hours.
- Hazardous material storage areas will be equipped with appropriate spill clean-up materials. In addition, prior to any predicted rain events, all containment areas will be covered.
- Hazardous wastes shall not be stored on-site but shall be removed at the end of each work-day.in appropriate sealed containers that are clearly labeled with contents and starting date of accumulation.
- Hazardous waste will be transported from the site by a licensed hazardous waste transporter and disposed of at an authorized, licensed disposal or recycling facility within 90 days of being accumulated. All rainwater will be properly disposed from temporary containment that may have mixed with hazardous waste.
- Contractor and subcontractor employees will be educated regarding identification, storage, and disposal of hazardous materials and wastes. Ongoing hazardous waste training should be incorporated into regular safety meetings.
- Hazardous waste storage areas will be inspected regularly. Perimeter controls, containment structures, covers, and liners will be repaired and replaced as needed.

b. Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed project would not create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials. Construction activities would involve the short-term transportation, use, and disposal of limited quantities of hazardous materials such as paint, solvents, and fuel. Construction materials would be used for a short period of time and would not create a significant hazard to the public or the environment as these materials would be properly stored when not in use and would be disposed of according to applicable requirements.

Hazardous materials used for the long-term operation of the facility would be limited to lead-acid batteries used for back-up power, and diesel fuel used to supply an emergency generator. As required by the SBCo Fire Protection District, Office of the Fire Marshal, Hazardous Materials Division, the project proponent will require a Hazardous Material Permit and an Aboveground Storage Tank Permit which shall be obtained by submitting a hazardous materials business plan. Adherence to permit requirements would ensure that a significant hazard to the public or the environment would not occur.

c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The closest school is over ¼ mile away from the project. Therefore, there would be no impact on schools.

d. Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is undeveloped land with sparse residential uses in the surrounding area. A review of a Phase I Environmental Site Assessment (Partner Engineering and Science, Inc. (Partner), November 10, 2021), neither the subject property nor surrounding properties are listed on any hazardous materials database sites compiled pursuant to Government Code Section 65962.5. As a result, the proposed project would not create a significant hazard to the public or the environment.

e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard for people residing or working in the project area?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is located approximately 3.5-miles west of Hesperia Airport. As shown on the Hesperia Airport Comprehensive Land Use Plan Field Safety Zone map, the subject property is not within any airport safety zone and would be considered to have a very low likelihood of accident occurrence. Therefore, the proposed project would not pose a significant safety hazard to any workers at the site.

f. For a project within the vicinity of a private airstrip, would the project result in a safety hazard for people residing or working in the project area?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is not located within the vicinity of a private airstrip and is over two-miles from the nearest airport safety zone. Therefore, the proposed project would not pose a significant safety hazard to any workers at the site.

g. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would not impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan.

h. Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed project is an unmanned communications facility and would not result in any significant increase in exposure of people or structures to a significant risk of loss, injury or death involving wildland fire events. The proposed project site and immediate vicinity is undeveloped land with undulating terrain covered in low-lying creosote bush scrub vegetation. There are several residences within 400' to 500' of the proposed project area.

The California Department of Forestry and Fire Protection (CAL FIRE) is mandated by California Public Resources Code Sections 4201 to 4204 and California Government Code Sections 51175 to 51189 to identify fire hazard severity zones (FHSZ) for all communities in California. According to the Hazards and Hazardous Materials section of the Countywide Plan Draft PEI R, the Oak Hills Community Plan Area is located within a high to very high FHSZ.

SBCo Development Code Chapter 82.13 requires additional development standards to provide greater public safety in areas with identified wildfire hazard. In accordance with the County Development Code, development in these areas requires the preparation of a Fuel Modification Plan in accordance with Development Code Subsection 82.13.040(C). As illustrated on Sheet A01.1 of the project plans, an approximate 100' buffer surrounding the proposed project area must be established and would require regular maintenance as determined by the County. The Fuel Modification is a condition of approval and is included as a mitigation measure to the project.

Mitigation Measures:

HAZ-3 - Fuel Modification Plan

The project proponent shall prepare a Fuel Modification Plan describing the fuel modification area required in § 82.13.050(l). The plan may be submitted as a preliminary and final plan. A preliminary and/or final plan shall be submitted concurrently with the development application to the Department of Land Use Services for review in conjunction with the project design review. Final plans shall be reviewed and approved by the responsible Fire Authority. The fuel modification plan shall address the standards in § 82.13.050(l) and the factors outlined in § 82.13.020 through 82.13.090.

X. HYDROLOGY AND WATER QUALITY

Would the project:

a. Violate any water quality standards or waste discharge requirements?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project involves the construction of an unmanned telecommunications facility that does not require the use of water during operation, and only minimal amounts of water for dust control during the construction phase. There would also be an automatic sprinkler system installed for the purpose of landscape maintenance. The proposed project would not violate any water quality standards or waste discharge requirements. Specific stormwater runoff prevention measures would be utilized during construction, including BMPs that are required to minimize erosion due to storm water runoff.

Mitigation Measure:

See mitigation measure GEO-1

b. Substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned uses for which permits have been granted)?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would not use any groundwater. In addition, the excavation depths would not be deep enough to reach ground water.

c. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on- or off- site?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

Existing topography and drainage characteristics on-site or off-site would not be substantially altered as a result of the project. Approximately 2,700 square feet of surface area would be cleared and leveled for the AT&T lease area and landscaping, and approximately 5,420 square feet of area would be altered for the proposed access road and driveway. The existing topography would not be significantly altered, and numerous erosion control measures have been added as part of the proposed action (see Mitigation Measure GEO-1). Therefore, the proposed project would have a negligible impact on the existing drainage patterns and erosion.

d. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed project would not alter the course of a stream or river and would not substantially affect existing drainage patterns. The minimal amount of impervious surface within the proposed equipment lease area would not substantially increase the rate or amount of surface runoff.

e. Create or contribute runoff water which would exceed the capacity of existing or planned storm water drainage systems or provide substantial additional sources of polluted runoff?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would not result in a significant increase in surface runoff water that would exceed the capacity of existing storm water drainage system. Specific Stormwater BMPs have been added to the project to minimize runoff and associated erosion and sediment in stormwater runoff (See mitigation measure ***GEO-1)***.

f. Otherwise substantially degrade water quality?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The only aspect of the proposed project that would have any effect on water quality is associated with surface runoff. Mitigation Measures have been added to the project to reduce the potential for any hazardous materials used during construction to be released to the environment (see HAZ-1). The amount of water expected to be used on site for dust control would be negligible. Therefore, the potential for impacts to water quality would be less than significant.

g. Place housing within a 100-year flood hazard area as mapped on a federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

No housing is proposed, and the site is not located within a 100-year flood plain.

h. Place within a 100-year flood hazard area structures which would impede or redirect flood flows?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

This site is not located within a 100-year flood plain.

i. Expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of the failure of a levee or dam?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project is not located within a 100-year flood zone and is not near a levee or dam. Therefore, the proposed project would not expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of the failure of a levee or dam.

j. Expose people or structures to inundation by seiche, tsunami, or mudflow?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project is not located in close proximity to a land-locked body of water or ocean. Therefore, the proposed project would not be subjected to inundation by seiche, or tsunamis. Existing natural topography, vegetation, or drainage characteristics on-site or off-site would not be significantly altered as a result of the project, and erosion/sediment controls would be in place. Therefore, the proposed project would not significantly alter the probability of mudflows and would have a less than significant impact.

XI. LAND USE AND PLANNING

Would the project:

a. Physically divide an established community?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project is located on an undeveloped portion of land located in an area zoned for rural residential uses. The proposed project would not divide an established community.

b. Conflict with any applicable land use plan, policy, or regulation of an agency with jurisdiction over the project (including, but not limited to the general plan, specific plan, local coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

According to the "Countywide Plan", which is SBCo's comprehensive planning guide, the subject property is located within the broader Rural Living (RL) Land Use Category of the Countywide Plan and is zoned Oak Hills/Rural Living (OH/RL). The OH/RL zoning is intended to maintain the area's existing rural lifestyle. The site is also within the Oak Hills Community Plan Area, with development within that area guided by the Oak Hills Community Action Guide.

Communications facilities such as the proposed AT&T project are allowable uses and are all subject to a Conditional Use Permit (CUP) or Minor Use Permit (MUP) issued by the SBCo, Land Use Services Department. The proposed project has been designed to be consistent with all Countywide Plan guidelines and Development Code standards, zoning and building regulations, as well as the Oak Hills Community Action Guide. The proposed faux water tank antenna structure is below the height limitations of 120-feet within the Rural Living land use category and has been designed to blend in with the rural character of the surrounding areas.

The project is also consistent with Development Code Chapter 84.27 (Wireless Telecommunication Facilities) which also contains numerous standards and requirements that are specific to various wireless projects. The proposed project would be required to satisfy all permit requirements set forth by the SBCo, Land Use Services Department. To ensure compliance with the Development Code, all applicable standards and requirements have been reviewed and added below as mitigation measures.

Overall, there are no project elements that would conflict with current applicable provisions of the Countywide Plan, SB County Development Code, and/or the Oak Hills Community Plan.

Mitigation Measures:

LU-1

All wireless telecommunications facility projects shall be subject to a Conditional Use Permit/ Minor Use Permit in compliance with Chapter 85.06 (Conditional Use Permit/Minor Use Permit).

LU-2

Telecommunication towers and antennas shall not be located closer than 300 feet or a distance equal to 200 percent of the height of the tower, whichever is greater, from an off-site residence.

LU-3

The maximum height of the proposed AT&T faux water tank/antenna structure shall not exceed 120-feet as measured from the lowest ground surface at the base of the tower to the top of the tower or to the top of any extension to the tower.

LU-4

No outdoor storage of equipment, materials or supplies shall be allowed.

LU-5

The applicant shall avoid or minimize disturbance to the natural landscape. The applicant shall repair disturbed areas immediately following construction and shall regularly check to ensure that disturbances to the natural landscape do not occur or are promptly repaired.

LU-6

No aboveground power or communication lines shall be extended to the site, unless clear and convincing evidence demonstrates that undergrounding these lines would result in substantial environmental impacts. Underground utilities shall be installed in a manner to minimize the disturbance of existing vegetation and wildlife habitats.

LU-7

Since the proposed AT&T telecommunications facility is located within the sphere of influence of the City of Hesperia, the County shall refer the project to the City of Hesperia for review and comment. The review authority shall consider the requirements of the adopted telecommunications policies of that city and its comments, if any, on the proposed project.

c. Conflict with any applicable habitat conservation plan or natural community conservation plan?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is not located within any adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan areas. Therefore, the proposed project would not be in conflict with any applicable habitat conservation plan or natural community conservation plan.

XII. MINERAL RESOURCES

Would the project:

a. Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

A review of the Mineral Resources section of the San Bernardine General Plan DEIR revealed that there are no known mineable resources identified in the Oak Hills Community Plan area. The City of Hesperia General Plan Conservation and Open Space Element did identify some mineral resources within the city consisting primarily of sand, gravel, and stone which are used in the manufacturing of concrete. These deposits are primarily located in the wash areas near the Rancho Las Flores Specific Plan area and Summit Valley which are over 5-miles east and southeast of the subject property. These resources were considered to be insignificant due to the vast availability of similar deposits throughout the Barstow and Victor Valley region.

b. Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan, or other land use plan?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

Reviews of the Countywide Plan, the Hesperia General Plan and the Oak Hills Community Plan documents did not identify any locally important mineral resource recovery sites on, or in the vicinity of the proposed project.

XIII. NOISE

Much of the information in this section was derived from a Noise Study conducted for the proposed project by Hammett & Edison, Inc. (H&E), Consulting Engineers (AT&T Mobility • Proposed Base Station Site No. CSL02583, September 14, 2022). That report has been incorporated by reference and is included as Appendix F to this document.

Would the project result in:

a. Exposure of persons to or generation of noise levels in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

Noise impacts associated with the proposed project would include short-term construction impacts and long-term effects associated with the operation of the proposed facility. As mentioned, the subject property is an undeveloped parcel of land covered with creosote scrub habitat. The land is zoned for low density residential uses. The only sensitive receptors in the adjacent and surrounding areas are existing residences, the closest of which is located approximately 390-feet southwest of the proposed wireless site. There are several other residences located to the north, northeast, east and southeast, all of which are located between 420-feet to 485-feet from the proposed project site.

Section 83.01.080 of the County Development Code (Noise), establishes standards concerning acceptable noise levels for noise-sensitive land as shown in Table XIII-1 (Noise Standards for Stationary Noise Sources). Noise receptors are considered to be "noise impacted" if exposed to noise above the levels listed below for a cumulative period of more than 30 minutes in any hour.

Table XIII-1 - Noise Standards for Stationary Noise Sources

Land Use Category	Daytime 7 am to 10 pm	Nighttime 10 pm to 7 am
Residential	55 dBA	45 dBA
Professional Services	55 dBA	55 dBA
Other Commercial	60 dBA	60 dBA
Industrial	70 dBA	70 dBA

Construction Impacts

The most substantial increase in noise generation would occur during project construction. Construction noise would have a temporary or periodic increase in the ambient noise level above the existing level in the project vicinity. The EPA has compiled data regarding the noise-generated characteristics of typical construction equipment. As shown in Table XIII-1, sound level can generally range between 68 to 95 dBA at 5-feet from the equipment.

Table XIII-2 – Construction Equipment Powered by Internal Combustion Engines

Type	Noise Levels (dBA) at 50 Feet
Earth Moving	
Compactors (Rollers)	73-76
Front Loaders	73 - 84
Backhoes	73 - 92
Tractors	75 - 95
Scrapers, Graders	78 - 92
Pavers	85-87
Trucks	81-94
Materials Handling	
Concrete Mixers	72 - 87
Concrete Pumps	81 - 83
Cranes (Movable)	72-86
Cranes (Derrick)	85 - 87

Stationary	
Pumps	68 - 71
Generators	71 - 83
Compressors	75-86
Impact Equipment	
Saws	71 - 82
Vibrators	68 - 82
Notes: Referenced Noise Levels from the Environmental Protection Agency (EPA)	

Certain stages of project construction would temporarily increase the ambient noise levels in the immediate area and would have some effects on noise-sensitive (i.e., residential) land uses in the vicinity of the proposed project. It is important to recognize that all of the existing residences in the vicinity of the proposed project are all 380-feet or further from the project area; therefore, anticipated noise levels would be much lower than the decibel levels identified in Table XIII-2. Additionally, cell site construction generally occurs in relatively short time-frames, with noise generating activities commonly occurring intermittently.

According to the Development Code Section 83.01.080, construction activities are exempt from the noise standards between 7:00 AM and 7:00 PM, except on Sundays and federal holidays. Noise reduction measures have been added to the project as mitigation measures to reduce construction noise, and to ensure that no construction activities would occur outside the allowable working hours. Overall, construction noise is considered a short-term impact and would be considered less than significant with mitigation incorporated.

Operational Impacts

Following construction, the long-term operation of the facility would also generate some noise. The sources of that noise would be associated with the electronic base transceiver stations ("BTS" or "cabinets") which are connected to traditional wired telephone lines, and the antennas that send wireless signals created by the BTS out to be received by wireless users. The BTS units are often located outdoors at ground level, and typically require air conditioning units to cool the electronics. Such cooling is often integrated into the BTS, although external air conditioning may be installed, especially when the BTS are housed within a larger enclosure. Most cell sites also have back-up battery power available to run the base station for some number of hours in the event of a power outage, and many sites also utilize back-up diesel or propane-fired power generators to run the station in the event of an extended power outage.

The Noise Study conducted by H&E evaluated the operational noise associated with the proposed pre-fabricated equipment shelter that would house the BTS units and air conditioning units. Additionally, a new 20 kW back-up diesel generator would also be installed for back-up emergency power. The shelter was evaluated under the assumption that the air conditioning units would be Marvair Models WAC200S or DAC200S, and the generator would be a Generac Model SD020 with a Level 2A sound enclosure. All of the equipment would be located within a walled compound.

The manufacturers' noise ratings for this equipment are listed in the table below.

Table XIII-3 – Manufacturers Maximum Equipment Noise Levels			
Equipment / Model		Maximum Noise Level	Reference Distance
Air Conditioning	Marvair AC Model WAC200S or DAC200S	62.0 dBA	5 feet
Emergency Generator	Generac Model SD020	65.0 dBA	23 feet

The results of the noise study identified that the antennas are passive, generating no noise, and Ericsson reports that the radios do not have cooling fans. The maximum calculated noise level at the nearest property line, for everyday operation of the base station, is 29.4 dBA, which is well below the County's

most restrictive, nighttime residential limit of 45 dBA. During operation of the generator, the calculated noise level at that location rises to 44.3 dBA, still meeting the County's limit.

Overall, due to the distance of sensitive receptors and the implementation of mitigation measures listed below, noise impacts are expected to be less than significant.

Mitigation Measures:

Noise-1 – Construction Noise Measures

Construction operations shall comply with all applicable portions of Section 83.01.080 of the County Development Code (Noise). This includes, but is not limited to the following:

- The project applicant (AT&T) shall be responsible for requiring contractors to implement the following measures to limit construction-related noise:
- During the entire permitted activity, equipment and trucks used for the project shall utilize the best available noise control techniques (e.g., improved mufflers, intake silencers, ducts, engine enclosures, and acoustical attenuation), wherever feasible. Stationary equipment such as generators and air compressors shall be located as far as feasible from nearby noise-sensitive uses.
- Stockpiling shall be located as far as feasible from nearby noise-sensitive receptors.
- Prior to the start of construction activities, a sign shall be posted at the job site, clearly visible to the public, that includes permitted construction days and hours, as well as contact information for the County Building Inspection Supervisor and contractor's authorized representative. If the authorized contractor's representative receives a noise or vibration complaint, he/she shall investigate, take appropriate corrective action, and report the action to the County.
- Signs shall be posted at the job site entrance(s), within the on-site construction zones, and along queueing lanes (if any) to reinforce the prohibition of unnecessary engine idling. All other equipment shall be turned off if not in use for more than 5 minutes.
- During the entire active construction period, the use of noise-producing signals, including horns, whistles, alarms, and bells, shall be for safety warning purposes only. The construction manager shall be responsible for adjusting alarms based on the background noise level or utilizing human spotters when feasible and in compliance with all safety requirements and laws.
- Erect temporary noise barriers, where feasible, when construction noise is predicted to exceed the County noise standards.

b. Exposure of persons to or generation of excessive ground-borne vibration or groundborne noise levels?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

Development Code Section 83.01.090 prohibits vibration that can be felt without the aid of instruments or produces a particle velocity greater than or equal to two-tenths inches per second peak particle velocity (i.e., 0.20 in/sec PPV) at or beyond the lot line of the source. Exceptions are made for temporary construction, maintenance, repair, or demolition activities that take place between 7:00 AM and 7:00 PM, except Sundays and federal holidays, and motor vehicles not under control of commercial or industrial use.

Project construction can generate varying degrees of ground-borne vibration, depending on the construction procedure and the construction equipment used. Table XIII.4 below depicts the typical vibration levels for construction equipment:

Table XIII-4 - Typical Vibration Levels for Construction Equipment		
Equipment	**Approximate peak particle velocity at 25 feet (in/sec) (1)**	**Approximate peak particle velocity at 250 feet (in/sec) (2)**
Large bulldozer	0.089	0.003
Loaded trucks	0.076	0.002
Small bulldozer	0.003	0.000
Jackhammer	0.035	0.001

* 1 - Federal Transit Administration, Transit Noise and Vibration Impact Assessment Guidelines, May 2006.
* 2 - Calculated using the following formula PPV equip = PPVref x (25/D)^1.5

As indicated in Table XIII-4 above, based on the FTA data, vibration velocities from typical heavy construction equipment operation that could be used during project construction range from 0.003 to 0.089 in/sec peak particle velocity (PPV) at 25 feet from the source of activity. Vibration levels at 250 feet distance would range from .000 to .009 in/sec. The significant threshold for ground vibration is 0.20 in/sec. Considering that all of the sensitive receptors in the vicinity of the proposed project are approximately 400 feet or further from the construction areas, the ground-borne vibration and noise would be less than significant.

There would be no long-term operational impacts since there would be no new source of vibration or noise.

c. A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?

☐ Potentially Significant Impact
☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact
☐ No Impact

Discussion:

As mentioned previously, the maximum calculated noise level at the nearest property line, for everyday operation of the base station, was calculated to be 29.4 dBA, which is well below the County's most restrictive, nighttime residential limit of 45 dBA. During operation of the generator, the calculated noise level at that location rises to 44.3 dBA, still meeting the County's limit.

Overall, due to the distance of sensitive receptors and the design of the facility, and minimal amount of noise generated by the proposed wireless facility, noise impacts are expected to be less than significant, and no mitigation is required.

d. A substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?

☐ Potentially Significant Impact
☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact
☐ No Impact

Discussion:

Construction of the proposed project would result in a temporary increase in noise levels above existing levels. As discussed previously, the Development Code Section 83.01.080 exempts construction activities from the noise standards between 7:00 AM and 7:00 PM, except on Sundays and federal holidays. Mitigation measures have also been added to the project to minimize the impacts of construction noise, and to ensure that no construction activities would occur outside the allowable working hours. Overall, construction noise is considered a short-term impact and would be considered less than significant with mitigation incorporated.

Following construction, the normal operation of the new communications facility would not generate noise that would be discernable to surrounding residential uses. The exception to this would be during monthly maintenance when the emergency generator would be run for a short period, and which would be below established noise thresholds.

e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is located over 3-miles west of Hesperia Airport and is not within the airport land use plan. The project is also an unmanned facility that would not expose people to excessive noise levels.

f. For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is not located in the vicinity of a private airport and would not expose people to excessive noise levels.

XIV. POPULATION AND HOUSING

Would the project:

a. Induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of road or other infrastructure)?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project consists of a new unmanned communication facility and would have no impact on population growth in the area.

b. Displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would not displace any housing.

XV. PUBLIC SERVICES

Would the project:

- ***Result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the following public services:***

a. Fire Protection?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[X] Less Than Significant Impact	[ ] No Impact

Discussion:

Fire Protection service to the subject property and surrounding areas is provided by the SBCo Fire Department, which operates several fire stations in the City of Hesperia and surrounding areas. There are also mutual aid agreements between the County and California Department of Forestry (CDF) and the Hesperia Fire Protection District (HFPD).

The proposed AT&T project would have no direct negative impacts to fire protection services, and emergency communication capabilities throughout the area would be improved. There would be no interruption in Emergency 911 service, and no additional fire protection services would be required as a result of the proposed project.

b. Police Protection?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[ ] Less Than Significant Impact	[X] No Impact

Discussion:

The proposed construction of a new communications facility would result in no negative impacts to police protection services. The project would improve emergency communication capabilities throughout the area. There would be no interruption in Emergency 911 service, and no additional police protection services would be required as a result of the proposed project.

c. Schools?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[ ] Less Than Significant Impact	[X] No Impact

Discussion:

The proposed construction of a new communications facility would not negatively impact any nearby schools.

d. Parks?

[ ] Potentially Significant Impact	[ ] Less than Significant with Mitigation Incorporated
[ ] Less Than Significant Impact	[X] No Impact

Discussion:

The proposed construction of a new communications facility would not negatively impact any nearby parks.

e. Other Public Facilities?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The project would not negatively impact any other nearby public facilities but would ultimately provide enhanced communications for public services throughout the area.

XVI. RECREATION

Would the project

a. Increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would be a new unmanned wireless communications facility located on private property and would have no impact on the use or demand of existing neighborhood and regional parks or other recreational facilities.

b. Does the project include recreational facilities or require the construction or expansion of recreational facilities which have an adverse physical effect on the environment?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would be a new unmanned wireless communications facility located on private property. No recreational facilities are proposed as part of the project; therefore, there would be no impacts to the environment associated with the construction of recreational facilities.

XVII. TRANSPORTATION / TRAFFIC

Would the project:

a. Conflict with an applicable plan, ordinance or policy establishing measures of effectiveness for the performance of the circulation system, taking into account all modes of transportation and including mass transit and non-motorized travel and relevant components of the circulation system, including but not limited to intersections, streets, highways and freeways, pedestrian and bicycle paths, and mass transit?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would result in a negligible increase in traffic during construction. Following construction, there would be no substantive increase in operational traffic. The proposed project would not conflict with an applicable plan, ordinance or policy establishing measures of effectiveness for the performance of the circulation system. No additional roadway infrastructure is required to be constructed.

b. Conflict with an applicable congestion management program, including, but not limited to, level of service standards and travel demand measures, or other standards established by the county congestion management agency for designated roads or highways?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project is located in a rural area with sparse residential development in the surrounding vicinity. There would be no conflict with an applicable congestion management program. The proposed project would have no impact or changes to existing service standards and travel demand measures, or other standards established by the county congestion management agency for designated roads or highways.

c. Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would be a new unmanned wireless communications facility located on private property. There would be no impact on air traffic.

d. Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would be a new unmanned wireless communications facility located on private property, and no impacts regarding increased hazards due to design features or incompatible uses would occur.

e. Result in inadequate emergency access?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would be a new unmanned wireless communications facility located on private property and would have no impact on emergency access.

f. Public transit, bicycle, or pedestrian facilities, or otherwise decrease the performance or safety of such facilities?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would be located on private property and accessed by a private access road with a locked gate. There is no access via public transit, bicycle, or pedestrian access, and therefore there would be no conflict with adopted policies, plans, or programs regarding access.

XVIII. TRIBAL CULTURAL RESOURCES

❖ Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in the Public Resource Code Section 21074 as either site, feature, place, or cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a Californian Native American Tribe, and that is:

a. Listed or Eligible for listing in the California Register of Historical Resources, or in local register of historical resources as defined in the Public Resources Code section 5020.1(k),or?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

As mentioned in Section 5 of this document (Cultural Resources) the cultural assessment conducted by EAS in January 2023 concluded that the proposed project would not result in any adverse effects to any known archaeological resources or historic properties. This also includes Native American/Tribal resources and Indian Religious Sites.

b. A resource determined by the lead agency, in the discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in the subdivision (c) of Public Resources Code Section 5024.1. In applying the criteria set forth in subdivision (c) of Public Resources Code Section 5024.1, the lead agency shall consider the significance of the resource to a Californian Native American Tribe.

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

As mentioned, the cultural resources assessment prepared for the proposed project (EAS, January 2023) did not identify any cultural resources in the proposed project area. Additionally, contact with Native American entities did not result in the identification of any known resources in the proposed project area. Only one written response was received which was from the San Manuel Band of Mission Indians (SMBMI). The SMBMI representative stated that the proposed project area is within Serrano ancestral territory and is of interest to the tribe.

The representative added that SMBMI does not have any concerns with the proposed project, as planned. However, SMBMI requested that mitigation be added to the project that would address their concerns regarding measures to be taken in the event that human remains, funerary objects or other pre-contact cultural resources are discovered during project construction, and that proper management procedures

would be followed in the event that eligible pre-contact resources are discovered. Mitigation measures that address all of the SMBMI concerns have been incorporated into this document.

Mitigation Measures:

See mitigation measures ***CR-1*** ***(Accidental Discovery of Cultural Resources)*** and ***CR-2*** ***(Accidental Discovery of Human Remains).***

XIX. UTILITIES AND SERVICE SYSTEMS

Would the project:

a. Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The project does not involve any uses that would generate or discharge any wastewater to sanitary sewer or other on-site wastewater systems (septic). Therefore, the project would result in no wastewater-related impacts.

b. Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would not require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities.

c. Require or result in the construction of new storm water drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would not require or result in the construction of new storm water drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects.

d. Have sufficient water supplies available to serve the project from existing entitlements and resources, or are new or expanded entitlements needed? In making this determination, the Lead Agency shall consider whether the project is subject to the water supply assessment requirements of Water Code Section 10910, et. seq. (SB 610), and the requirements of Government Code Section 66473.7 (SB 221).

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed project would only utilize water for dust control during the construction phase. The amount of water usage would be based on weather condition at the time of construction. Assuming conditions in which there is not precipitation, it is estimated 300 gallons of water would be used per day for a total of 7 days. This would be a worst-case scenario of 2,100 gallons of water, which would have no substantive impact on water supplies from existing entitlements and resources.

e. Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The subject property is currently undeveloped land. No wastewater is currently generated on-site, and no wastewater facilities are proposed. Therefore, there would be no impacts associated with wastewater treatment capacity.

f. Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would be a new unmanned wireless communications facility that does not generate solid waste. Any solid waste generated during construction or maintenance would be removed from the property and disposed of at an off-site location. There would be no substantive impacts associated with landfill capacity.

g. Comply with federal, state, and local statutes and regulations related to solid waste?

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

The proposed project would comply with all federal, state, and local statutes and regulations related to solid waste, as set forth by the City of Hesperia in their project permits and/or approvals.

XX. MANDATORY FINDINGS OF SIGNIFICANCE

❖ **Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?**

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed project would occur on a mostly undeveloped parcel of land, in an area having sparse residential development, the closest of which is approximately 390-feet from the proposed AT&T Wireless facility. Based on the assessment of the proposed project, as discussed in Sections I through XIX, it appears that the proposed project would not have the potential to significantly degrade the overall quality of the region's environment. The project would not substantially reduce the habitat of a fish or wildlife species and would not cause a fish or wildlife population or drop below self-sustaining levels. The project would not threaten to eliminate a plant or animal community and would not reduce the number or restrict the range of a rare or endangered plant or animal. Additionally, there are no known historic or cultural resources identified on this site, and mitigation measures have been the proposed project to protect the inadvertent discovery of important examples of the major periods of California history or prehistory.

As discussed in Section IV (Biological Resources), the proposed project does have the potential to impact existing western Joshua trees located in relatively close proximity to a portion of the proposed access road and utility trench route. While Joshua trees were previously designated by the CDFW as a candidate species under the California Endangered Species Act (CESA) the California legislature subsequently passed the Western Joshua Tree Conservation Act (WJTCA) to permanently protect and conserve western Joshua trees and its habitat.

Following the approval of the WJTCA (effective on July 1, 2023), EAS consulted with CDFW biologists to determine what measures, if any, would be required for the proposed AT&T project to ensure compliance with the WJTCA. Following their review of the subject property and the proposed AT&T project, the CDFW biologist concluded that the trees would not likely be impacted by the development and operation of the proposed facility and stated that no additional permits would be required.

Nonetheless, since western Joshua trees occur in the vicinity of the access road, utility route and AT&T equipment lease area, several avoidance and precautionary measures have been recommended, and are included below as Mitigation Measure "*BIO-1 – Western Joshua Tree Mitigation*". Implementation of these measures will ensure that potential impacts to Joshua trees would be reduced to less than significant levels.

❖ **Does the project have the potential to achieve short-term environmental goals to the disadvantage of long- term environmental goals?**

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☒ No Impact

Discussion:

Any short-term environmental goals would not create a disadvantage to the long-term environmental goals. After construction, the short-term environmental goal is to re-establish any disturbed habitat to its natural state to the satisfaction of San Bernadino County Land Use Services Department.

❖ **Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current project, and the effects of probable future projects.)**

☐ Potentially Significant Impact	☐ Less than Significant with Mitigation Incorporated
☒ Less Than Significant Impact	☐ No Impact

Discussion:

The proposed project would not result in any impacts that could not be mitigated to a less than significant level. The proposed project would not be growth-inducing and would not generate an increase in population levels and traffic volumes. Therefore, when viewed with other concurrent improvements or projects in the region, the project would not result cumulatively considerable impacts.

❖ **Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?**

☐ Potentially Significant Impact	☒ Less than Significant with Mitigation Incorporated
☐ Less Than Significant Impact	☐ No Impact

Discussion:

Sections I through XIX of this CEQA Initial Study reviewed the proposed project's impacts on all the environmental factors. These discussions have concluded that the proposed project would not result in significant environmental impacts in any resource area. Therefore, the proposed project would not result in environmental impacts that would cause substantial adverse direct or indirect adverse on human beings.

APPENDIX A

MITIGATION MEASURES

APPENDIX A
Draft Initial Study - Mitigation Measures

I. BIOLOGICAL RESOURCES

BIO-1 – Western Joshua Tree Mitigation

- A designated biologist will provide an environmental awareness training program to all personnel working on the project, and will be present during trenching and ground disturbing activities that occur near the western Joshua tree.
- To minimize potential impacts to the western Joshua tree, the limits of the proposed trench route and access road should be clearly delineated and marked, and exclusion fencing will be installed to prevent impacts to Joshua trees.
- All work areas will be confined to the smallest area possible and all work areas will be clearly delineated.
- To minimize potential impacts from vehicles travelling to the site, all vehicles must utilize designated access roads, and maintain speeds below 10 mph when traversing the site.

BIO-2 – Burrowing Owl and Mohave Ground Squirrel Mitigation:

While the on-site biological survey results determined that the immediate vicinity of the subject property was considered unoccupied by burrowing owls and Mohave ground squirrels, suitable habitat was observed in the vicinity of the project site. Because of this, a preconstruction clearance survey for burrowing owls and Mohave ground squirrels is recommended within two weeks of the onset of construction activity.

BIO-3 – Nesting Birds Mitigation:

The shrubs located within the immediate vicinity of the proposed project site provide suitable nesting habitat for several avian species. Therefore, pursuant to the MBTA and CFG Code, installation of the proposed facility should be conducted outside the nesting season. The nesting season generally extends from February 1 through September 30.

If facility installation must occur during the nesting season, a qualified biologist should conduct a preconstruction nesting bird survey to identify any potential nesting activity. If active nests are observed, construction activity must be prohibited within a 500-foot (~160-meter) buffer around the nest until the nestlings have fledged. All construction activity within the vicinity of active nests must be conducted in the presence of a qualified biological monitor. Construction activity may encroach into the buffer area at the discretion of the biological monitor.

II. GEOLOGY AND SOILS

GEO-1 – Erosion Control

To minimize erosion during grading and construction, the project proponent must comply with SBCo Development Code Chapter 85.11.030. This measure requires standard erosion control practices to be implemented for all construction activities. This also includes Best Management Practices (BMPs) set forth by the Lahontan Regional Water Quality Control Board (RWQCB) to reduce erosion from stormwater runoff during grading and excavation activities. This would also be consistent with erosion control requirements of the City of Hesperia Municipal Code Section 16.12.230.

GEO-2 – Fugitive Dust Control

During construction activities, the construction contractor must comply with Mojave Desert Air Quaintly Management District (MDAQMD) Rule 403 (Fugitive Dust Emissions Control). The following measures must be taken during the construction of the proposed AT&T project in order to reduce the amount of dust and other sources of PM10:

a. Dust suppression at construction sites using vegetation, surfactants, and other chemical stabilizers;
b. Wheel washers for construction equipment.
c. Watering down of all construction areas.
d. Limit speeds at construction sites to 15 miles per hour.
e. Covering of aggregate or similar material during transportation of material; and
f. Install landscaping to areas of exposed soil as soon as possible following construction.

GEO-3

The project proponent shall conduct a geotechnical investigation of its site that assesses the suitability of site soils for supporting the proposed structures. The assessments should address expansion potential and collapsibility; and shall provide any needed recommendations to minimize hazards arising from expansive and/or collapsible soils.

III. HAZARDS AND HAZARDOUS MATERIALS

HAZ-1 - Hazardous Material Permit and Aboveground Storage Tank Permit

Prior to the operation of the proposed AT&T facility, the project proponent shall obtain hazardous material permit from the SBCo Fire Protection District, Hazardous Materials Division. The business operator shall apply for a Hazardous Material Permit and an Aboveground Storage Tank Permit or apply for exemption from permitting requirements. Application for one or more of these permits shall occur by submitting a hazardous materials business plan using the California Environmental Reporting System (CERS) http://cers.calepa.ca.gov/

HAZ-2 - Hazardous Materials Construction Measures

- During construction, the use of containment berms should be used in fueling areas and paint mixing/clean-up areas. Temporary hazardous material containment will have adequate capacity to contain precipitation from a 24- hour, 25-year storm event, plus 10% of the aggregate volume of all containers or 100% of the capacity of the largest tank within its boundary, whichever is greater. Temporary containment will be impervious to spilled wastes for a minimum of 72 hours.
- Hazardous material storage areas will be equipped with appropriate spill clean-up materials. In addition, prior to any predicted rain events, all containment areas will be covered.
- Hazardous wastes shall not be stored on-site, but shall be removed at the end of each work-day.in appropriate sealed containers that are clearly labeled with contents and starting date of accumulation.
- Hazardous waste will be transported from the site by a licensed hazardous waste transporter and disposed of at an authorized, licensed disposal or recycling facility within 90 days of being accumulated. All rain water will be properly disposed from temporary containment that may have mixed with hazardous waste.
- Contractor and subcontractor employees will be educated regarding identification, storage, and disposal of hazardous materials and wastes. Ongoing hazardous waste training should be incorporated into regular safety meetings.

***HAZ-2 - Hazardous Materials Construction Measures* [continued]**

- Hazardous waste storage areas will be inspected regularly. Perimeter controls, containment structures, covers, and liners will be repaired and replaced as needed.

HAZ-3 - Fuel Modification Plan

The project proponent shall prepare a Fuel Modification Plan describing the fuel modification area required in § 82.13.050(l). The plan may be submitted as a preliminary and final plan. A preliminary and/or final plan shall be submitted concurrently with the development application to the Department of Land Use Services for review in conjunction with the project design review. Final plans shall be reviewed and approved by the responsible Fire Authority. The fuel modification plan shall address the standards in § 82.13.050(l) and the factors outlined in § 82.13.020 through 82.13.090.

IV. LAND USE AND PLANNING

LU-1

All wireless telecommunications facility projects shall be subject to a Conditional Use Permit/ Minor Use Permit in compliance with Chapter 85.06 (Conditional Use Permit/Minor Use Permit).

LU-2

Telecommunication towers and antennas shall not be located closer than 300 feet or a distance equal to 200 percent of the height of the tower, whichever is greater, from an off-site residence.

LU-3

The maximum height of the proposed AT&T faux water tank/antenna structure shall not exceed 120-feet as measured from the lowest ground surface at the base of the tower to the top of the tower or to the top of any extension to the tower.

LU-4

No outdoor storage of equipment, materials or supplies shall be allowed.

LU-5

The applicant shall avoid or minimize disturbance to the natural landscape. Applicant shall repair disturbed areas immediately following construction and shall regularly check to ensure that disturbances to the natural landscape do not occur or are promptly repaired.

`LU-6

No aboveground power or communication lines shall be extended to the site, unless clear and convincing evidence demonstrates that undergrounding these lines would result in substantial environmental impacts. Underground utilities shall be installed in a manner to minimize the disturbance of existing vegetation and wildlife habitats.

LU-7

Since the proposed AT&T telecommunications facility is located within the sphere of influence of the City of Hesperia, the County shall refer the project to the City of Hesperia for review and comment. The review authority shall consider the requirements of the adopted telecommunications policies of that city and its comments, if any, on the proposed project.

V. NOISE

Noise-1 – Construction Noise Measures

Construction operations shall comply with all applicable portions of Section 83.01.080 of the County Development Code (Noise). This includes, but is not limited to the following:

- The project applicant (AT&T) shall be responsible for requiring contractors to implement the following measures to limit construction-related noise:
- During the entire permitted activity, equipment and trucks used for the project shall utilize the best available noise control techniques (e.g., improved mufflers, intake silencers, ducts, engine enclosures, and acoustical attenuation), wherever feasible. Stationary equipment such as generators and air compressors shall be located as far as feasible from nearby noise-sensitive uses.
- Stockpiling shall be located as far as feasible from nearby noise-sensitive receptors.
- Prior to the start of construction activities, a sign shall be posted at the job site, clearly visible to the public, which includes permitted construction days and hours, as well as contact information for the County Building Inspection Supervisor and contractor's authorized representative. If the authorized contractor's representative receives a noise or vibration complaint, he/she shall investigate, take appropriate corrective action, and report the action to the County.
- Signs shall be posted at the job site entrance(s), within the on-site construction zones, and along queueing lanes (if any) to reinforce the prohibition of unnecessary engine idling. All other equipment shall be turned off if not in use for more than 5 minutes.
- During the entire active construction period, the use of noise-producing signals, including horns, whistles, alarms, and bells, shall be for safety warning purposes only. The construction manager shall be responsible for adjusting alarms based on the background noise level, or to utilize human spotters when feasible and in compliance with all safety requirements and laws.
- Erect temporary noise barriers, where feasible, when construction noise is predicted to exceed the County noise standards.

VI. TRIBAL CULTURAL RESOURCES

See mitigation measures CR-1 (Accidental Discovery of Cultural Resources) and CR-2 (Accidental Discovery of Human Remains).

APPENDIX B

SITE MAP
PROJECT PLANS / CONSTRUCTION DRAWINGS



Site Map

AT&T Site CSL02583 [Kendall Property]

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SITE NUMBER: CSL02583
SITE NAME: KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

A/E DOCUMENT REVIEW STATUS		
Status Code		
1		Accepted – With minor or no comments, construction may proceed
2		Not Accepted – Please resolve comments and resubmit
4		Review not required. Construction may proceed.

Acceptance does not constitute approval of design details, calculations, analysis, test methods or materials developed or selected by the subcontractor and does not relieve subcontractor from full compliance obligations.

	ENG	CONST				
Reviewed						

Status By | Date

DRAWING INDEX (ZONING)

		REV.
AA-CSL02583-T01	TITLE SHEET	4
AA-CSL02583-A01	SITE PLAN	4
AA-CSL02583-A01.1	FUEL MODIFICATION PLAN	4
AA-CSL02583-A02	EQUIPMENT LAYOUT PLAN	4
AA-CSL02583-A03	ANTENNA LAYOUT PLAN AND SCHEDULES	4
AA-CSL02583-A04	ELEVATION	4
AA-CSL02583-A05	ELEVATION	4
AA-CSL02583-L-01	IRRIGATION PLAN, IRRIGATION LEGEND, AND WATER CALCS	0
AA-CSL02583-L-02	IRRIGATION DETAILS & NOTES	0
AA-CSL02583-L-03	PLANTING PLAN, NOTES AND DETAILS	0
AA-CSL02583-B01	TOPOGRAPHIC SURVEY (FOR REFERENCE ONLY)	2
AA-CSL02583-B02	TOPOGRAPHIC SURVEY (FOR REFERENCE ONLY)	2

CODE COMPLIANCE

** NOTE: ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THESE CODES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES.

1. 2019 CALIFORNIA ADMINISTRATIVE CODE (CAC)
2. 2019 CALIFORNIA BUILDING CODE (CBC), VOLUMES 1, AND 2
3. 2019 CALIFORNIA ELECTRICAL CODE
4. 2019 CALIFORNIA MECHANICAL CODE (CMC)
5. 2019 CALIFORNIA ENERGY CODE
6. 2019 CALIFORNIA FIRE CODE (CFC)
7. 2019 CALIFORNIA GREEN CODE
8. 2019 CALIFORNIA REFERENCES STANDARDS CODE

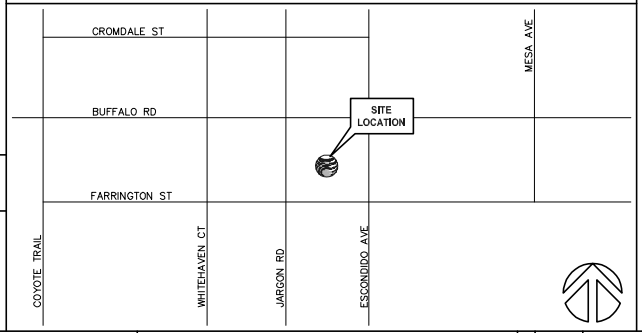
DIRECTIONS

DRIVING DIRECTIONS FROM AT&T WIRELESS, TUSTIN

FROM AT&T TUSTIN OFFICE (1452 EDINGER AVENUE, 3RD FLOOR, TUSTIN, CA 92780):

1. HEAD SOUTHEAST ON EDINGER AVE TOWARD RED HILL AVE
2. TURN LEFT ONTO RED HILL AVE
3. TURN LEFT ONTO SYCAMORE AVE
4. TAKE THE RAMP ON THE LEFT FOR CA-55 NORTH AND HEAD TOWARD RIVERSIDE
5. TAKE THE RAMP ON THE RIGHT FOR CA-91 E / RIVERSIDE FWY E
6. AT EXIT 39, HEAD RIGHT ON THE RAMP FOR WEIR CANYON RD TOWARD YORBA LINDA BLVD
7. TURN RIGHT ONTO S WEIR CANYON RD TOWARD WEIR CANYON RD
8. TURN LEFT ONTO E SANTA ANA CANYON RD
9. TURN LEFT ONTO S GYPSUM CANYON RD
10. TAKE THE RAMP ON THE RIGHT FOR CA-91 EAST AND HEAD TOWARD RIVERSIDE
11. AT EXIT 51, HEAD RIGHT ON THE RAMP FOR I-15 TOWARD BARSTOW / SAN DIEGO
12. TAKE THE RAMP ON THE LEFT FOR I-15 NORTH AND HEAD TOWARD BARSTOW / KENWOOD AVE
13. AT EXIT 140, HEAD ON THE RAMP RIGHT AND FOLLOW SIGNS FOR RANCHERO RD
14. TURN RIGHT ONTO RANCHERO RD
15. TURN RIGHT ONTO ESCONDIDO AVE
16. TURN RIGHT ONTO BUFFALO RD
17. ARRIVE AT SITE ON LEFT

VICINITY MAP



PROJECT INFORMATION

SCOPE OF WORK: AN UNMANNED TELECOMMUNICATIONS FACILITY INCLUDING THE FOLLOWING:

1. (1) 28'-0"Ø X117'H FAUX WATER TANK WITHIN (N) CMU ENCLOSURE
2. (12) PANEL ANTENNAS MOUNTED WITHIN (N) FAUX WATER TANK
3. (36) REMOTE RADIO UNITS AND (6) DC9 SURGE SUPPRESSORS AT ANTENNA LEVEL
4. 10'H SPLIT FACE CMU ENCLOSURE W/ 2" WALL CAP
5. (1) CWIC EQUIPMENT SHELTER WITHIN (N) CMU ENCLOSURE
6. (1) 20KW AC GENERAC GENERATOR (W/ 140 GAL. TOTAL) DIESEL FUEL TANK
7. (1) GPS ANTENNA AT GRADE LEVEL
8. LANDSCAPE AND IRRIGATION
9. POWER AND TELCO PANELS
10. POWER, TELCO AND FIBER/COAX RUNS

SITE ADDRESS:	13225 BUFFALO RD HESPERIA, CA 92344	APPLICANT:	AT&T MOBILITY SERVICES 1452 EDINGER AVE., 3RD FLR. TUSTIN, CA 92780
PROPERTY OWNER:	HARRIET KENDALL OAK HILLS, CA 92344	SITE ACQUISITION: COMPANY: PHONE:	CRYSTAL RODRIGUES-MARAMBA COASTAL BUSINESS GROUP (949) 336-1550
CONTACT: PHONE:	HARRIET KENDALL -	ZONING: COMPANY: PHONE:	CRYSTAL RODRIGUES-MARAMBA COASTAL BUSINESS GROUP (949) 336-1550
		RF ENGINEER: COMPANY: PHONE:	AHMED KHAN AT&T (714) 351-2256
BUILDING SUMMARY:		CONSTRUCTION: COMPANY: PHONE:	RON VANDERWAL BECHTEL COMMUNICATIONS (714) 343-0931
OCCUPANCY:	U (UNMANNED TELECOMMUNICATIONS)		
TYPE OF CONSTRUCTION:	V-B		
LEASE AREA:	2,720 SQ.FT.	POWER COMPANY: TEL COMPANY:	TBD TBD
ZONING:	RL – RURAL LIVING		
LAND USE:	VACANT		
APN:	0357-411-12-0000		
JURISDICTION:	COUNTY OF SAN BERNARDINO		
ELEVATION (NAVD88):	3714' (AMSL)		
LATITUDE (NAD83):	N 34°22'38.25" (34.377293°)		
LONGITUDE (NAD83):	W 117°22'27.66" (-117.374349°)		
ACCESSIBILITY REQ'D:	UNMANNED TELELCOMMUNICATIONS FACILITY AND NOT FOR HUMAN HABITATION. HANDICAPPED ACCESS NOT REQUIRED.		

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NO.	DATE	REVISIONS	BY	CHK	APP'D
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1	11/03/21	ADDRESS REVISION	FV	BOK	DKD
0	09/20/21	ISSUED FOR ZONING PERMIT	RF	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

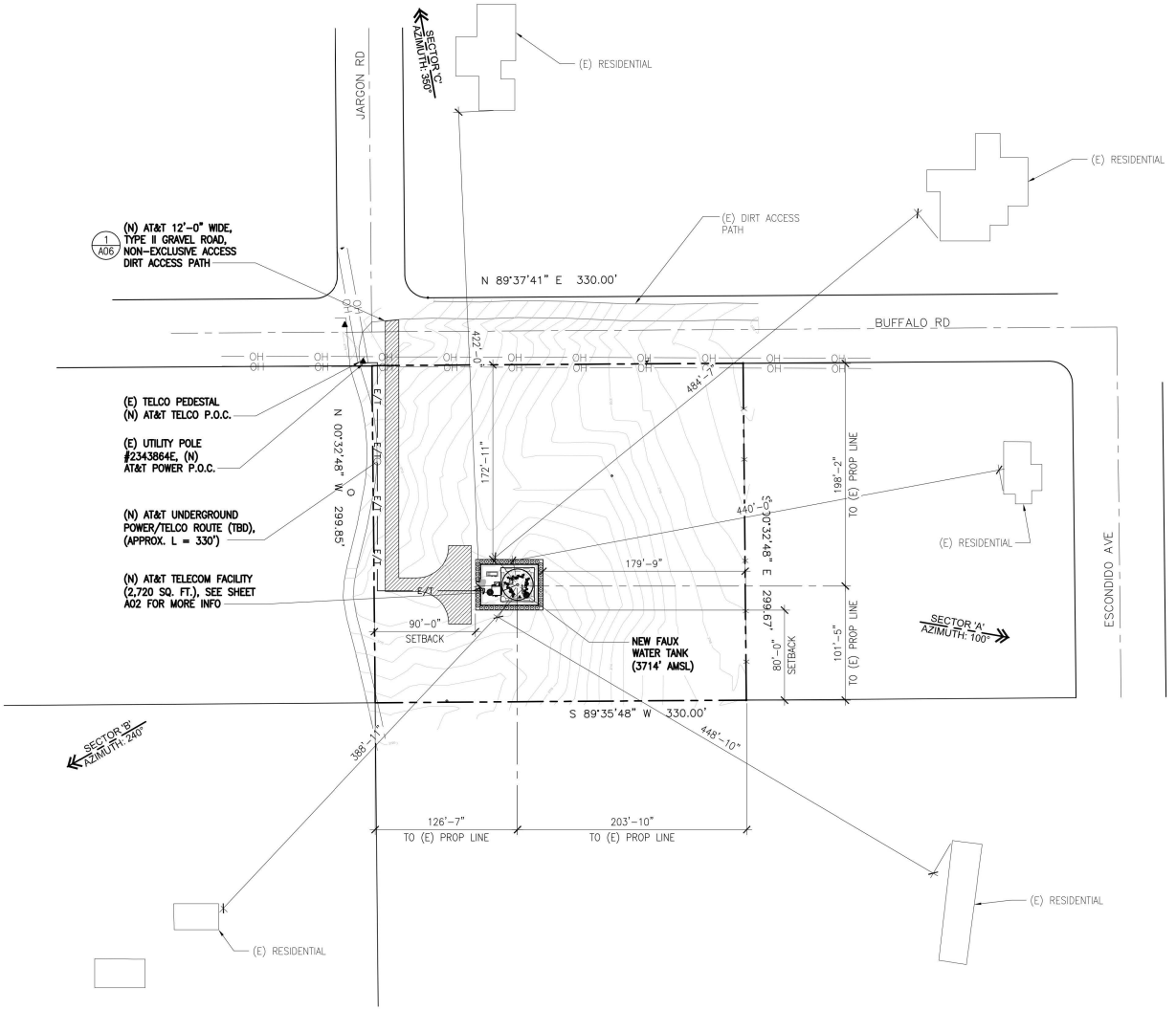
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TUSTIN, CA

TITLE SHEET

JOB NO	DRAWING NUMBER	REV.
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NOTE:
PENDING POWER AND TELCO UTILITY COORDINATION REPORT



SITE PLAN

NORTH | SCALE: 1" = 50'-0" | 0 20' 50' | 1

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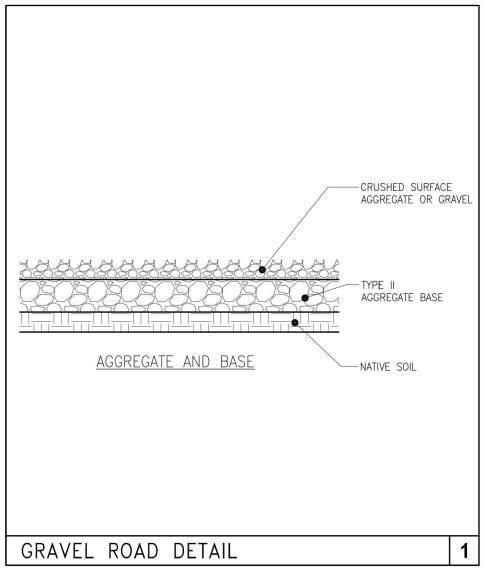
AT&T MOBILITY
TUSTIN, CA

SITE PLAN

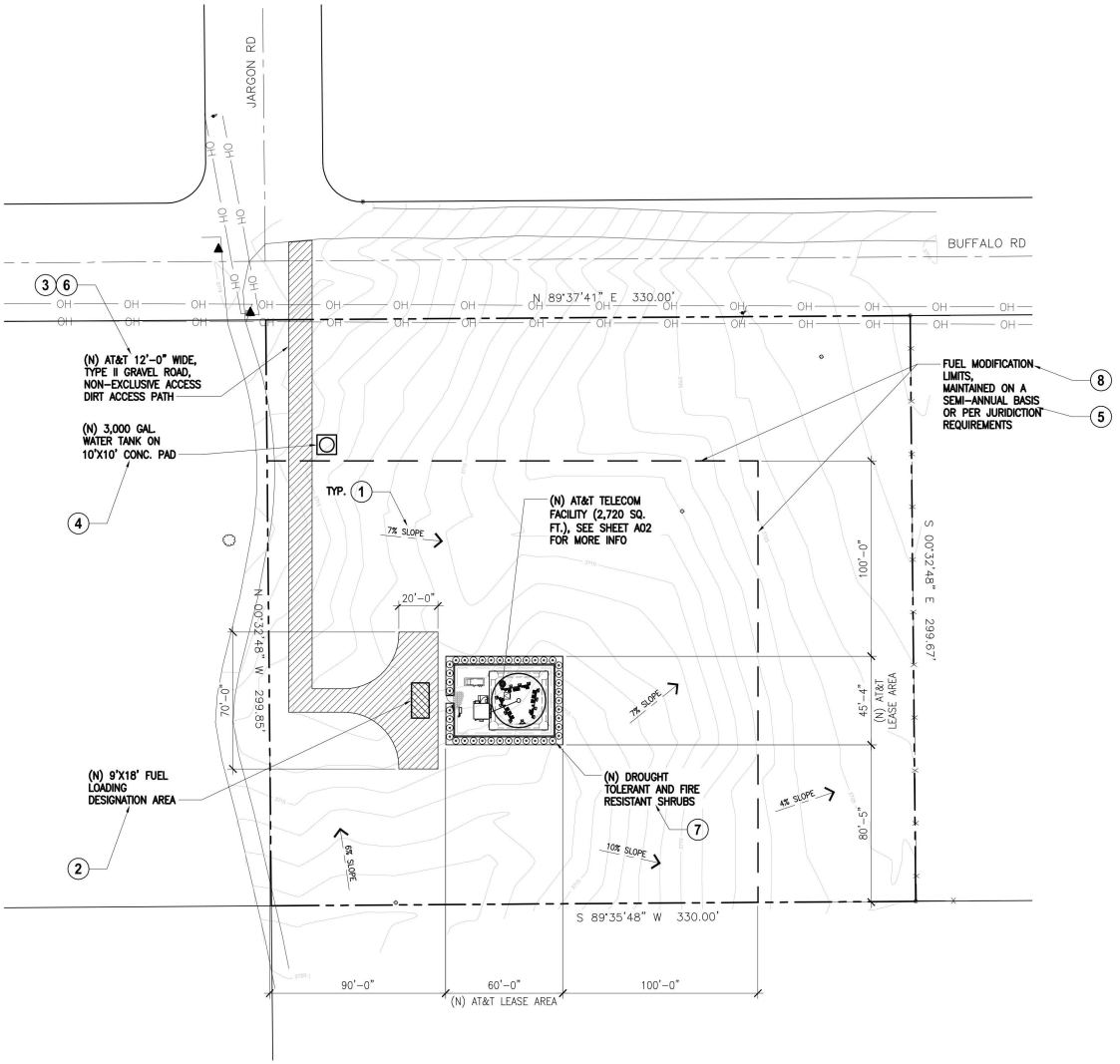
JOB NO	DRAWING NUMBER	REV
	AA-CSL02583-A01	4

THIS FUEL MODIFICATION PLAN ADDRESSES THE FOLLOWING FACTORS:

1. THE NATURAL UNGRADED SLOPE OF THE LAND WITHIN THE PROJECT AND IN THE AREAS ADJACENT TO THE PROJECT;
2. FUEL LOADING;
3. ACCESS TO THE PROJECT AND ACCESS DIRECTLY TO THE FUEL MODIFIED AREA;
4. THE ON-SITE AVAILABILITY OF WATER THAT CAN BE USED FOR FIRE FIGHTING PURPOSES;
5. THE CONTINUAL MAINTENANCE OF THE FUEL MODIFIED AREAS;
6. THE SOIL EROSION AND SEDIMENT CONTROL MEASURES TO ALLEVIATE PERMANENT SCARRING AND ACCELERATED EROSION; AND
7. A LIST OF RECOMMENDED LANDSCAPE PLANT MATERIALS THAT ARE FIRE RESISTANT.
8. A PERMANENT FUEL MODIFICATION AREA SHALL BE REQUIRED AROUND A DEVELOPMENT PROJECT OR PORTIONS THEREOF THAT ARE ADJACENT OR EXPOSED TO HAZARDOUS FIRE AREAS FOR THE PURPOSE OF FIRE PROTECTION. IN NO CASE SHALL THIS AREA BE LESS THAN 100 FEET IN WIDTH AS MEASURED FROM THE DEVELOPMENT PERIMETER. WHERE FEASIBLE, THE AREA SHALL BE DESIGNATED AS COMMON OPEN SPACE RATHER THAN PRIVATE OPEN SPACE. THE RECOMMENDED WIDTH OF THE FUEL MODIFICATION AREA SHALL BE DETERMINED BASED ON A FUEL MODIFICATION PLAN FILED IN COMPLIANCE WITH SUBSECTION 82.13.040(C) (APPLICATION REQUIREMENTS – FUEL MODIFICATION PLANS).



GRAVEL ROAD DETAIL | 1



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FUEL MODIFICATION PLAN

NORTH | SCALE: 1" = 30'-0" | 0 10' 30' | 1

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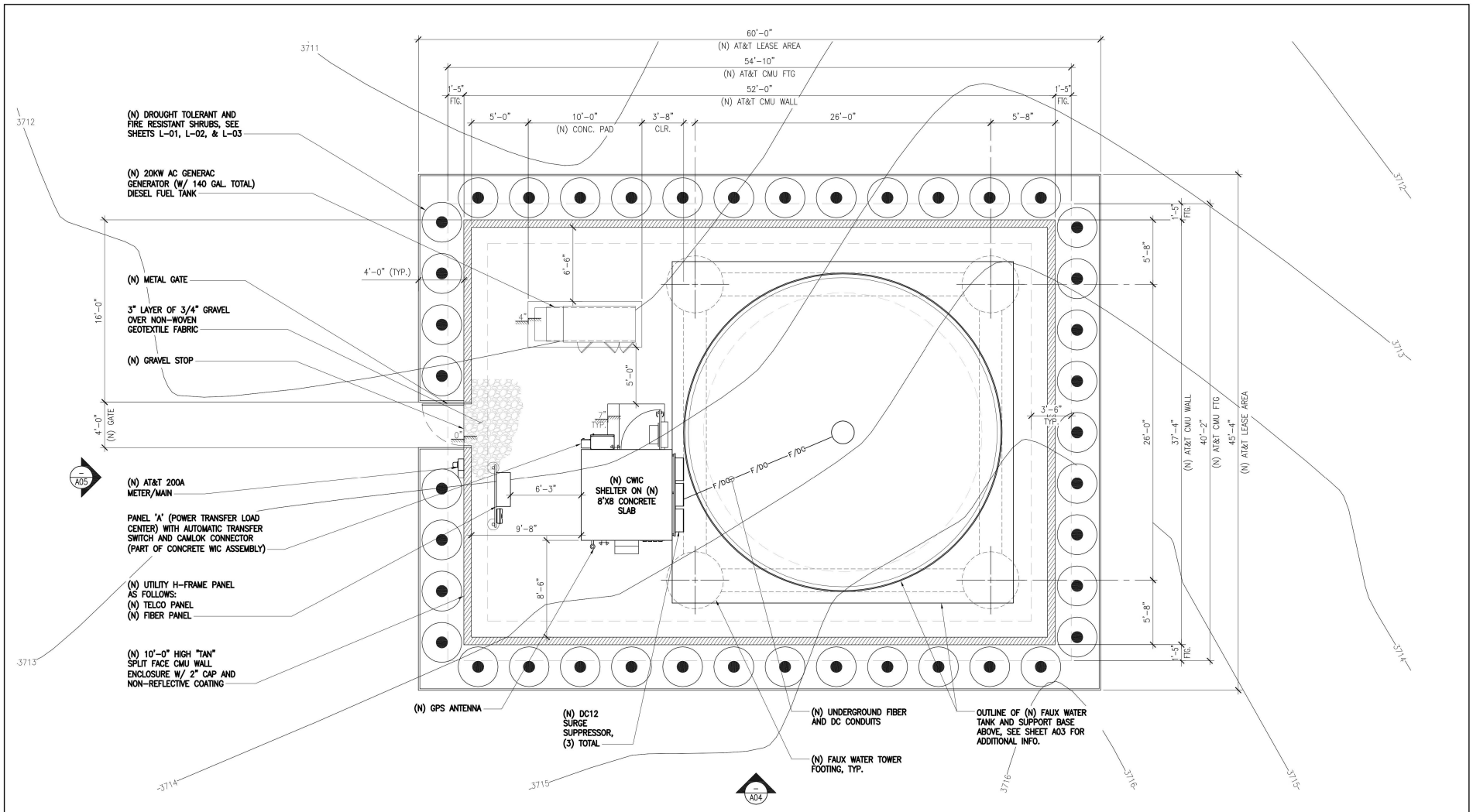
SCALE AS SHOWN | DESIGNED | DRAWN

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AT&T MOBILITY
TUSTIN, CA

FUEL MODIFICATION PLAN

JOB NO	DRAWING NUMBER	REV
	AA-CSL02583-A01.1	4



EQUIPMENT LAYOUT PLAN

NORTH | SCALE: 1/4" = 1'-0" | 0 1" 2" 4" | 1

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SCALE AS SHOWN | DESIGNED | DRAWN

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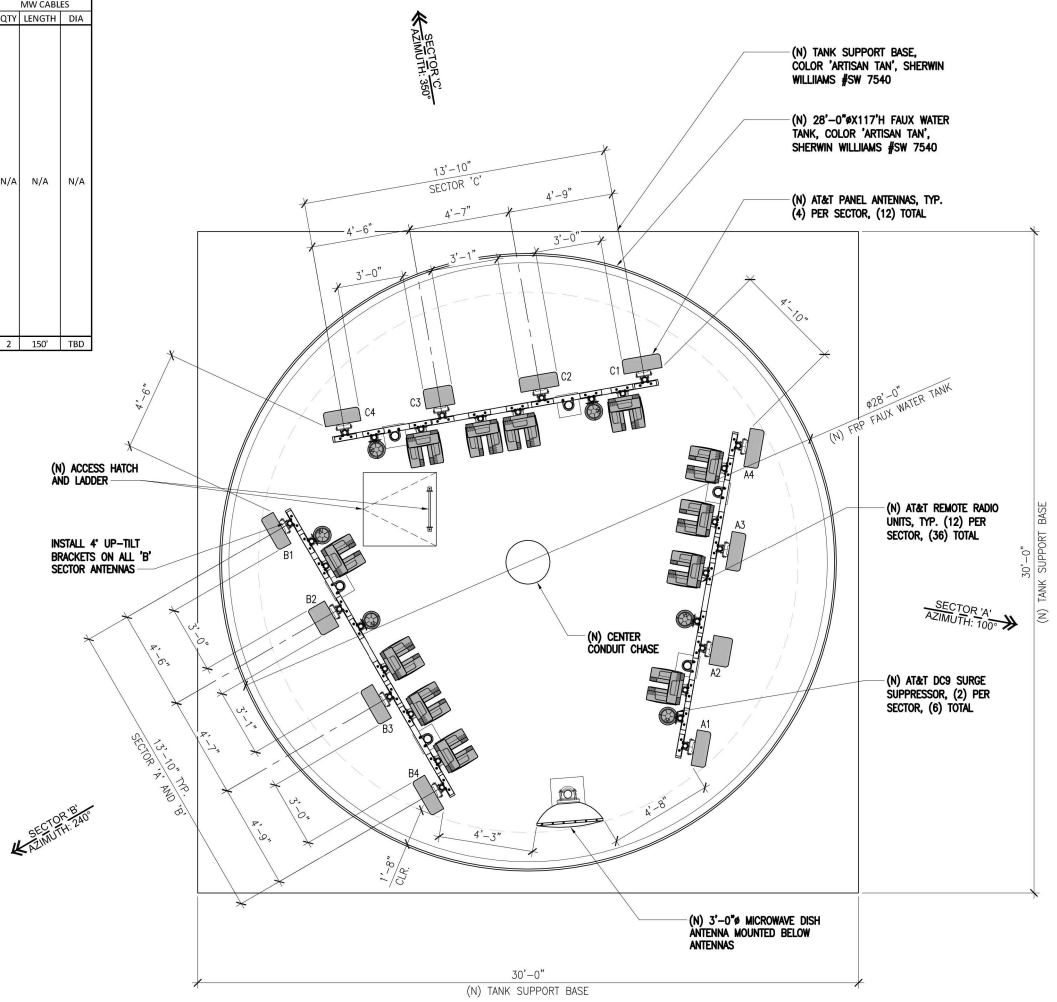
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EQUIPMENT LAYOUT PLAN

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-A02	4

CSL02583 ANTENNA & RRU SCHEDULE

ANTENNAS						REMOTE RADIO UNITS (RRU'S)			CABLES										
									FIBER TRUNKS			DC TRUNKS			JUMPERS		MW CABLES		
SECTOR	POSITION	MFR	MODEL NO.	AZIMUTH	RAD CENTER	MODEL NO.	QTY	UP OR DOWN	QTY	LENGTH	DIA	QTY	LENGTH	DIA	LENGTH	DIA	QTY	LENGTH	DIA
ALPHA	A1	COMMSCOPE	NNH4-65C-R6-V3	100	112'-0"	RRUS 4449 B5/B12	12	UP	2	155'	2"	6	155'	2"	<12'	1/2"	N/A	N/A	N/A
						RRUS 8843 B2/B66A		UP											
	A2	ERICSSON	AIR 6449 B77D	100	114'-9"	NA		NA							<12'	1/2"			
	A3	CCI	OPA65R-BU8DA-K	100	112'-0"	RRUS 4478 B14		UP							<12'	1/2"			
	A4	CCI	OPA65R-BU8DA-K	100	112'-0"	RRUS 2012 B29		UP							<12'	1/2"			
						RRUS 4415 B30		UP											
BETA WITH 4 DEGREE UPTILT	B1	COMMSCOPE	NNH4-65C-R6-V3	240	112'-0"	RRUS 4449 B5/B12	12	UP	2	155'	2"	6	155'	2"	<12'	1/2"			
						RRUS 8843 B2/B66A		UP											
	B2	ERICSSON	AIR 6449 B77D	240	114'-9"	NA		NA							<12'	1/2"			
	B3	CCI	OPA65R-BU8DA-K	240	112'-0"	RRUS 4478 B14		UP							<12'	1/2"			
	B4	CCI	OPA65R-BU8DA-K	240	112'-0"	RRUS 2012 B29		UP							<12'	1/2"			
						RRUS 4415 B30		UP											
GAMMA	C1	CCI	OPA65R-BU8DA-K	350	112'-0"	RRUS 2012 B29	12	UP	2	155'	2"	6	155'	2"	<12'	1/2"			
						RRUS 4415 B30		UP											
	C2	CCI	OPA65R-BU8DA-K	350	112'-0"	RRUS 4478 B14		UP							<12'	1/2"			
	C3	ERICSSON	AIR 6449 B77D	350	114'-9"	NA		NA							<12'	1/2"			
	C4	COMMSCOPE	NNH4-65C-R6-V3	350	112'-0"	RRUS 4449 B5/B12		UP							<12'	1/2"			
						RRUS 8843 B2/B66A		UP											
DISH	#1	COMMSCOPE	VHLPX3-18-2WH	TBD	TBD	N/A											2	150'	TBD



ANTENNA LAYOUT PLAN & SCHEDULE

NORTH | SCALE: 3/8" = 1'-0" (0, 1', 3') | 1

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PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

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SCALE: AS SHOWN | DESIGNED | DRAWN

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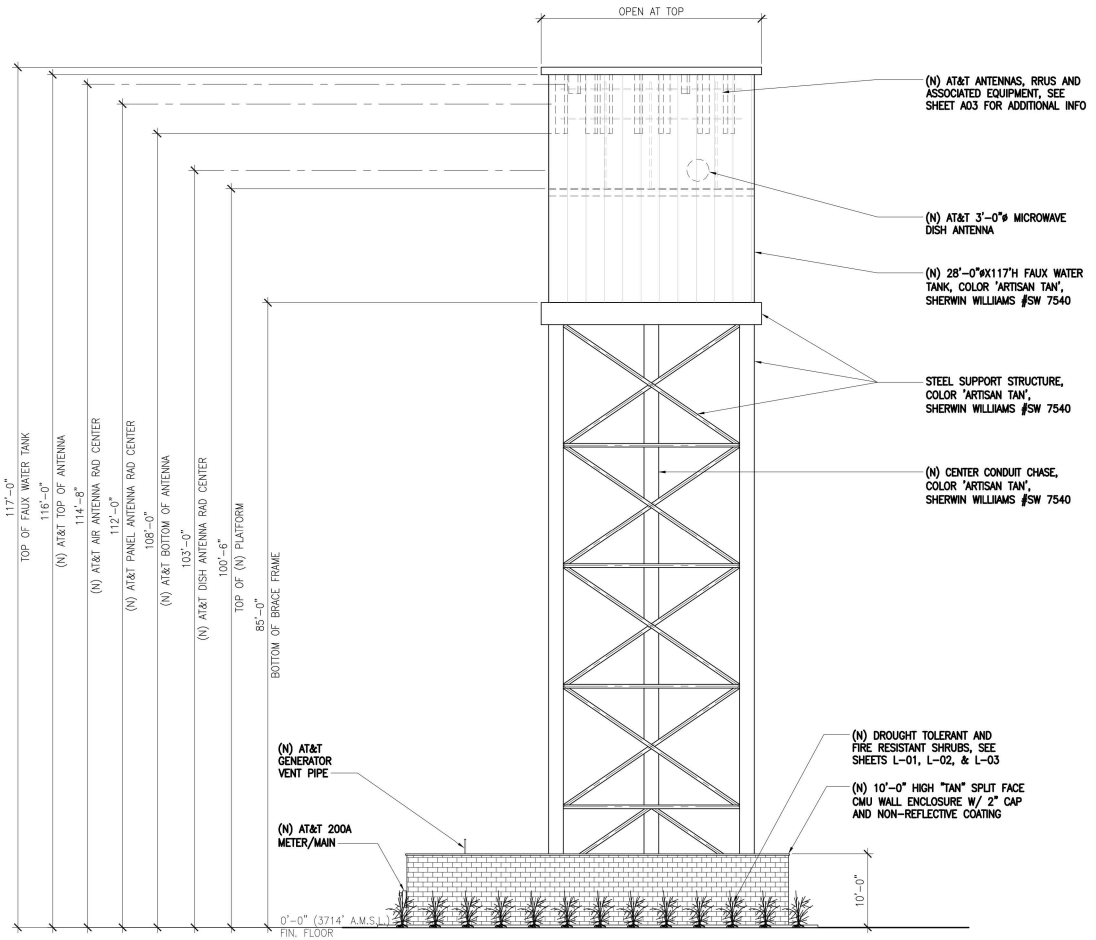
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ANTENNA LAYOUT PLAN AND SCHEDULES

JOB NO	DRAWING NUMBER	REV
	AA-CSL02583-A03	4

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SOUTH ELEVATION

SCALE: 1/8" = 1'-0" (0 2' 4' 8')

1

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SCALE AS SHOWN | DESIGNED | DRAWN

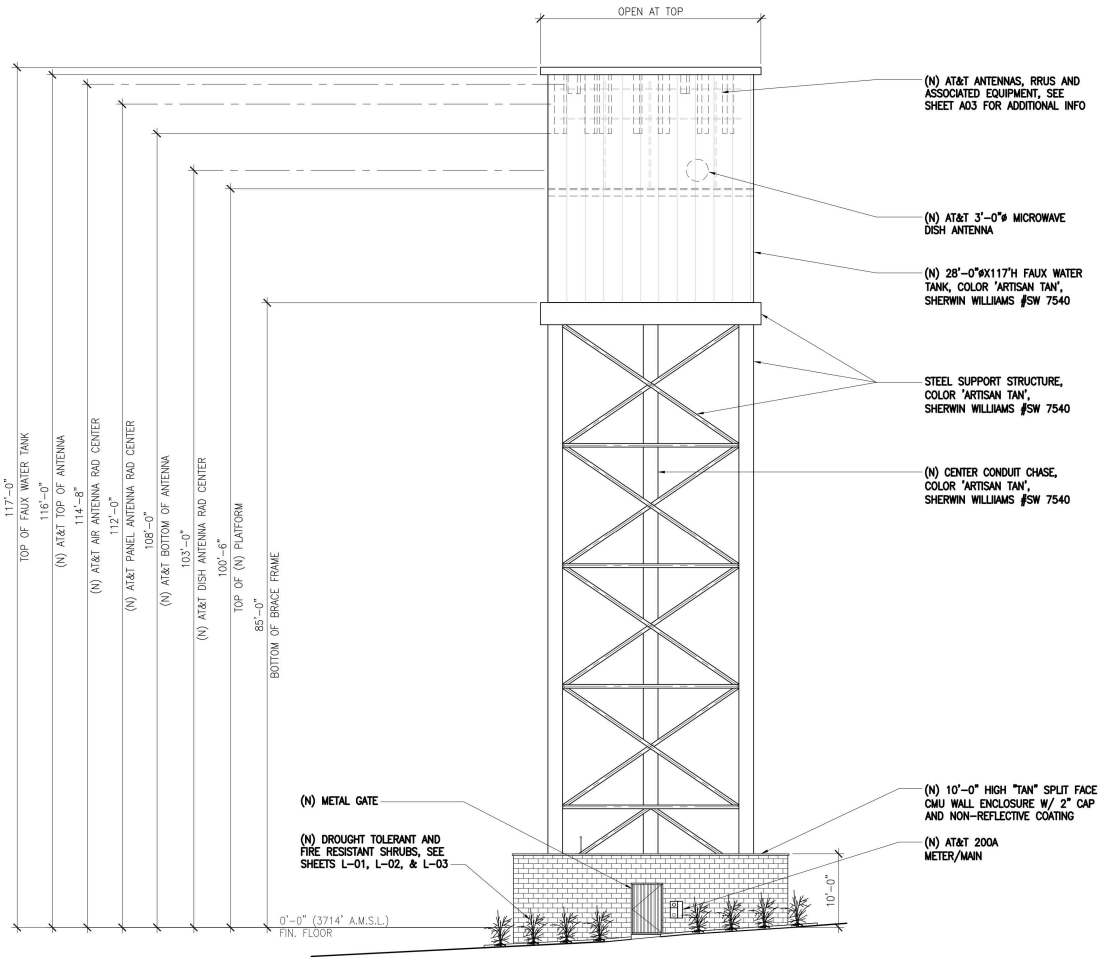
LICENSED ARCHITECT DK DO C-18015 RDN: 11/23 STATE OF CALIFORNIA

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TUSTIN, CA

ELEVATION

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-A04	4

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WEST ELEVATION

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1

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3	08/04/22	DRM COMMENTS AND RFDS	FV	BOK	DKD
2	06/13/22	INCORP. PLANNING COMMENTS	RF	BOK	DKD
1	11/03/21	ADDRESS REVISION	FV	BOK	DKD
0	09/20/21	ISSUED FOR ZONING PERMIT	RF	BOK	DKD

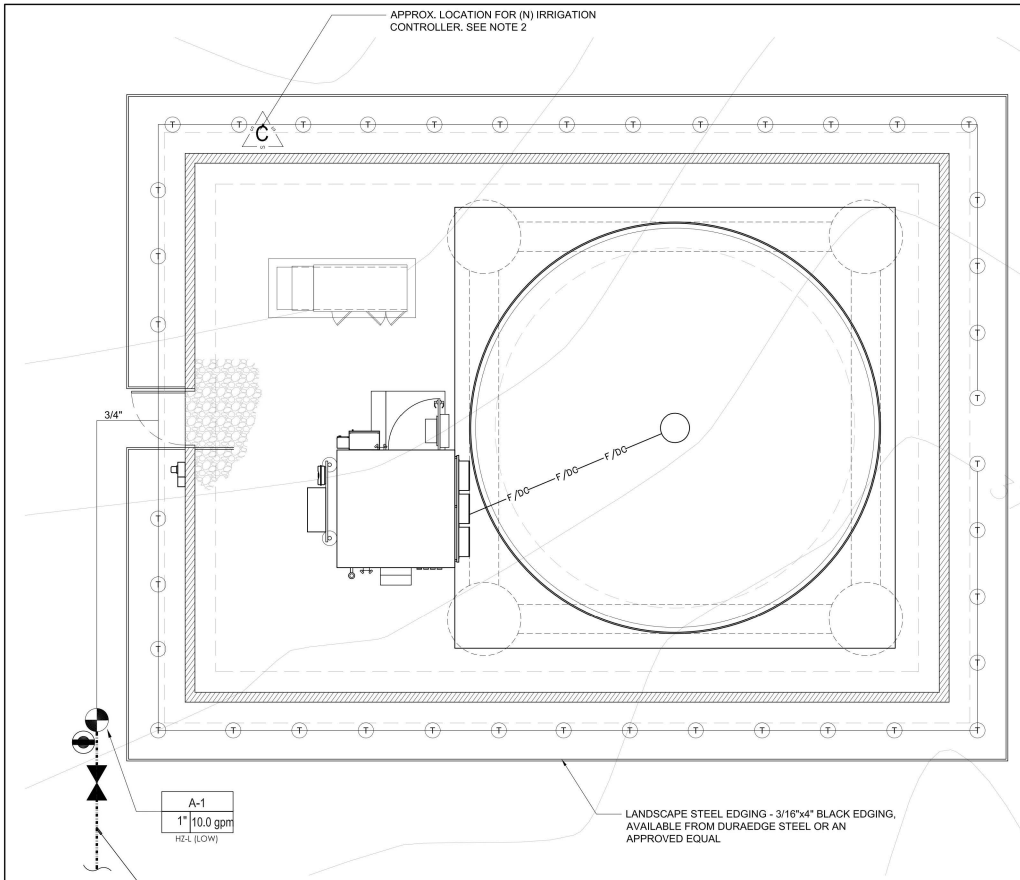
SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 RDN: 11/23 STATE OF CALIFORNIA

AT&T MOBILITY
TUSTIN, CA

ELEVATION

JOB NO	DRAWING NUMBER	REV
	AA-CSL02583-A05	4



HYDROZONE LEGEND:
HZ-L (LOW)
HZ-M (MED)
HZ-H (HIGH)

IRRIGATION LEGEND

MFG.	MODEL NO.	DESCRIPTION	PSI	RAD	GPM	PATTERN	PRECIPITATION RATE
RAINBIRD	33-DLRC	3/4" BRASS QUICK-COUPLING VALVE WITH CORROSION-RESISTANT STAINLESS STEEL SPRING, LOCKING THERMOPLASTIC RUBBER COVER, DOUBLE TRACK KEY LUG AND 2-PIECE BODY					
RAINBIRD	1401 BUBBLER		30	-	.25	FLOOD BUBBLER	
HUNTER		IC-600PL - I CORE CONTROLLER (WALL MOUNTED) 6-STATION ET-BASED IRRIGATION CONTROLLER (METAL CABINET) & WEATHER SENSOR. CONTRACTOR TO VERIFY POWER SOURCE AND LOCATION.					
LASCO		SLO-CLOSE - SERIES FULL BLOCK TRUE UNION SCHEDULE 80 PVC BALL VALVES W/EPDM O-RINGS, THERMOPLASTIC GEAR DRIVEN OPERATING NUT AND SOCKET END CONNECTORS. LINE SIZE					
		EXTENDED PRESSURE MAINLINE					
		NON-PRESSURE LATERAL: PVC SCH 40 SOLVENT WELD, BURY MIN. 12" BELOW GRADE. SIZE NOTED ON PLAN.					
		SLEEVING (EXISTING AND/OR NEW) : PVC SCHEDULE 40 PIPE: BURY MIN. 24" BELOW GRADE WIRE SLEEVING: PVC SCHEDULE 40 EXTEND MIN. 12" BEYOND EDGE OF PAVING BURY MIN. 18" BELOW GRADE					
		INDICATES AUTOMATIC CONTROLLER STATION NUMBER - NOTE B-X MEANS STATION NUMBER TO BE DETERMINED INDICATES FLOW IN G.P.M. FOR ELECTRIC CONTROL VALVES. INDICATES ELECTRIC CONTROL VALVE SIZE					

Maximum Applied Water Allowance (MAWA)

MAWA (Annual Gallons Allowed) = (Eto) (0.62) [(ETAF x LA) + ((1-ETAF) x SLA)]

Annual ETo	Constant	Type of Project	ETAF	LA (sq.ft.)	ETAF x LA	1-ETAF	SLA (sq.ft.)	MAWA
58.96	0.62	Commercial	0.45	735.00	330.75	0.55		12,090.63

Appendix B – Water Efficient Landscape Worksheet.

ETWU* (Annual Gallons Required) = *ETo x 0.62 x ETAF x Area

Hydrozone # or Irrigation Valve	Plant Factor (PF)	Plant Type	Irrigation Method [b]	Irrigation Efficiency (IE) [c]	ETAF (PF/IE)	Landscape Area (sq.ft.)	ETAF x Area	Estimated Total Water Use (ETWU) [e]
1	0.3	Low	Drip	0.81	0.37	735.00	272.22	9,951.14

Total Landscape Area → **735.00**

MAWA	Total ETWU
12,090.63	***9,951.14***

ETWU is Less Than MAWA

ETAF Calculations

Regular Landscape Area		All Landscape Area	
Total ETAF x Area	272.22	Total ETAF x Area	272.22
Total Area	735.00	Total Area	735.00
Average ETAF	0.37	Average ETAF	0.37

Average ETAF for Regular Landscape Areas must be **0.55 or below** for residential areas, and **0.45 or below** for non-residential areas

ETAF Calculations

Regular Landscape Areas

Total ETAF x Area	(B)
Total Area	(A)
Average ETAF	**B ÷ A**

All Landscape Areas

Total ETAF x Area	(B+D)
Total Area	(A+C)
Sitewide ETAF	**(B+D) ÷ (A+C)**

OBSTRUCTIONS

WHEN VERTICAL OBSTRUCTIONS (PROPS, STREET LIGHTS, TREES, ETC.) INTERFERE WITH THE SPRAY PATTERN OF THE SPRINKLER HEADS SO AS TO PREVENT PROPER COVERAGE, THE IRRIGATION CONTRACTOR SHALL FIELD ADJUST THE SPRINKLER SYSTEM BY INSTALLING A QUARTER CIRCLE OR HALF CIRCLE SPRINKLER HEAD ON EACH SIDE OF THE OBSTRUCTION SO AS TO PROVIDE PROPER COVERAGE. ALL ADJUSTMENTS SHALL BE MADE AT NO ADDITIONAL COST TO THE OWNER. (TYPICAL)

POINT OF CONNECTION
CONTRACTOR SHALL TIE INTO EXISTING IRRIGATION MAIN LINE.
CONTRACTOR TO EXTEND MAIN LINE AS NEEDED TO INSTALL NEW VALVES
STATIC PRESSURE: 75 PSI
DESIGN PRESSURE: 30 PSI
MAXIMUM DEMAND: 10.0 GPM

IRRIGATION PLAN NOTES

NOTE: 1
POINT OF CONNECTION SHALL BE COORDINATED AND APPROVED BY LAND LORD/CITY. CONTRACTOR SHALL COORDINATE WITH THE LAND LORD/CITY AND VERIFY THE ACTUAL LOCATION, SIZE AND WATER PRESSURE IN THE FIELD PRIOR TO STARTING WORK
NOTE:2
CONTRACTOR TO INSTALL NEW (WALL MOUNTED) ET-BASED CONTROLLER AND WEATHER SENSOR AS INDICATED

EQUIPMENT LOCATION NOTES

1. INSTALL ALL IRRIGATION EQUIPMENT, PRESSURE MAIN LINE PIPING, CONTROL VALVES, ETC. WITHIN PLANTING AREA - ANY IRRIGATION EQUIPMENT SHOWN OUTSIDE OF PLANTING AREA IS FOR DRAWING CLARITY (TYPICAL).
2. AUTOMATIC CONTROLLER AND ALL OTHER ABOVE GROUND IRRIGATION EQUIPMENT LOCATIONS SHOWN ON THIS DRAWING ARE APPROXIMATE. STAKE OUT ABOVE GRADE IRRIGATION EQUIPMENT LOCATIONS FOR REVIEW AND APPROVAL BY OWNER PRIOR TO INSTALLATION. FINAL LOCATION AND EXACT POSITIONING ABOVE GRADE IRRIGATION EQUIPMENT SHALL BE DETERMINED BY THE OWNER. MINOR MODIFICATIONS OF ABOVE GRADE IRRIGATION EQUIPMENT LOCATIONS AS REQUESTED BY THE OWNER SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER. FAILURE TO OBTAIN OWNER'S APPROVAL PRIOR TO INSTALLATION SHALL CAUSE CONTRACTOR TO MAKE OWNER DIRECTED REVISIONS AT NO ADDITIONAL COST TO OWNER.
3. ELECTRIC CONTROL VALVE AND BALL VALVE, ETC. LOCATIONS SHOWN ON THIS DRAWING ARE APPROXIMATE. THE CONTRACTOR SHALL STAKE OUT EACH ELECTRIC CONTROL VALVE AND BALL VALVE, ETC. LOCATION FOR REVIEW AND APPROVAL BY OWNER PRIOR TO INSTALLATION OF VALVES. SEE DETAILS FOR ADDITIONAL VALVE INSTALLATION INFORMATION. FINAL LOCATION AND EXACT POSITIONING OF IRRIGATION EQUIPMENT SHALL BE APPROVED BY THE OWNER. MINOR MODIFICATIONS OF IRRIGATION EQUIPMENT LOCATIONS AS REQUESTED BY THE OWNER SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER. FAILURE TO OBTAIN OWNER'S APPROVAL PRIOR TO INSTALLATION SHALL CAUSE CONTRACTOR TO MAKE OWNER DIRECTED REVISIONS AT NO ADDITIONAL COST TO OWNER.

IRRIGATION SLEEVE SIZES

PIPE SIZE	3/4"	1"	1-1/4"	1-1/2"	2"	2-1/2"	3"
SLEEVE SIZE	3"	3"	3"	4"	4"	4"	6"

1. PIPE SLEEVES AND CONTROL WIRE CONDUITS ARE REQUIRED FOR ALL IRRIGATION PIPING AND CONTROL WIRES INSTALLED UNDER PAVING. REFER TO IRRIGATION SLEEVE SIZING CHART FOR IRRIGATION SLEEVE SIZE AND TO CONTROL WIRE SIZING CHART FOR CONTROL WIRE CONDUIT SIZE. (TYPICAL)
2. FOR DRAWING CLARITY ALL IRRIGATION SLEEVES ARE NOT SIZED, BUT SHALL BE INSTALLED AND INCLUDED AS A PART OF THE CONTRACTOR'S BID. ALSO DUE TO THE SCALE OF THE DRAWINGS AND FOR DRAWING CLARITY ALL SLEEVES AND CONDUITS ARE NOT SHOWN. THEREFORE, IN ADDITION TO THE PIPE SLEEVES AND CONTROL WIRE CONDUITS SHOWN ON THE DRAWINGS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF PIPE SLEEVES CONTROL WIRE CONDUITS OF SUFFICIENT SIZE UNDER ALL PAVED AREAS.
3. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE ITSELF WITH ALL GRADE DIFFERENCES, LOCATION OF WALLS, RETAINING WALLS, FOOTINGS, ETC AND COORDINATE ITS WORK WITH OTHER TRADES FOR THE LOCATION AND THE INSTALLATION OF PIPE SLEEVES THROUGH WALLS, UNDER FOOTINGS, UNDER ROADWAYS, UNDER PAVING, STRUCTURES, ETC.

IRRIGATION PLAN

NORTH | SCALE: 1/4" = 1'-0" | 0 1' 2' 4' | 1

DCI PACIFIC
A|E|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
0	09/06/22	ISSUED FOR CONSTRUCTION/PERMIT	LR	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

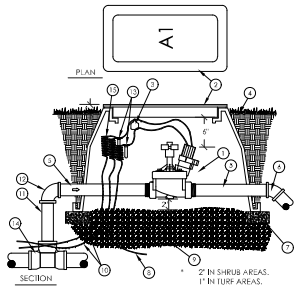
AT&T MOBILITY
TUSTIN, CA

IRRIGATION PLAN, IRRIGATION LEGEND, AND WATER CALCS

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-L-01	0

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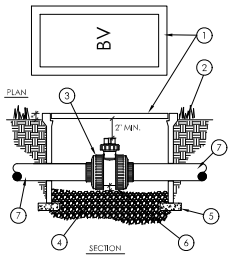


LEGEND

1. ELECTRIC CONTROL VALVE.
2. RECTANGULAR VALVE BOX W/BLACK BOLT DOWN COVER. HEAT BRAND VALVE STATION NO. ON LID IN 2" HIGH CHARACTERS.
3. CHRISTY'S I.D.TAG - NUMBERED TO MATCH DRAWINGS.
4. FINISH GRADE.
5. 12" LONG SCHEDULE 80 TOE NIPPLE.
6. PVC PIPE TO SPRINKLERS - ANGLE PIPE TO SPECIFIED DEPTH WITH 45 DEG. ELLS.
7. COMMON BRICK (4 REQUIRED).
8. COMMON WIRE TO OTHER VALVES ON SAME CONTROLLER.
9. 3/4" CRUSHED ROCK, 8" DEEP.
10. CONTROL/COMMON WIRES FROM CONTROLLER.
11. PVC SCHEDULE 40 PIPE.
12. PVC 5x5 90 DEG. ELL.
13. WIRE CONNECTOR.
14. MAIN LINE FITTING W/SOLVENT WELD OUTLET.
15. COIL WIRES PER SPECIFICATIONS.

REMOTE CONTROL VALVE

SCALE: N.T.S. — 1



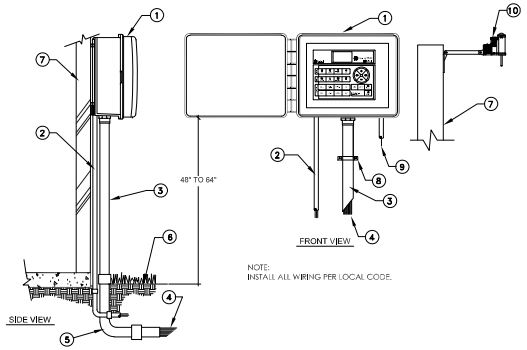
LEGEND

1. RECTANGULAR VALVE BOX WITH BLACK BOLT-DOWN COVER - HEAT BRAND "BV" ON VALVE BOX COVER IN 2" HIGH LETTERS.
2. FINISH GRADE.
3. LASCO "SLO-CLOSE" SOCKET X SOCKET SCH. 80 BALL VALVE.
4. 3/4" CRUSHED ROCK - 8" MINIMUM DEPTH.
5. COMMON BRICK (2 REQUIRED).
6. 2" CLEARANCE.
7. PVC MAIN LINE PIPE.

* 1" IN TURF AREAS.
2" IN SHRUB AREAS.

BALL VALVE

SCALE: N.T.S. — 2



NOTE:
INSTALL ALL WIRING PER LOCAL CODE.

LEGEND

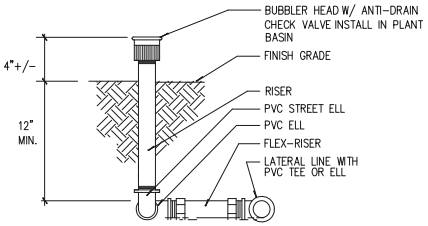
1. WEATHERTRAK LC CENTRAL AUTOMATIC IRRIGATION CONTROLLER, SECURED TO WALL WITH APPROPRIATE FASTENTERS. INSTALL PLASTIC WALL-MOUNT ENCLOSURE WITH KEY-LOCK ENTRY
2. 120 VOLT ELECTRICAL POWER WIRES WITH GROUND WITHIN CONDUIT FOR AUTOMATIC CONTROLLER. SIZE AND INSTALL PER CODE.
3. P.V.C. CONDUIT FOR CONTROL WIRING- SIZE AS REQUIRED.
4. CONTROL WIRING TO ELECTRIC CONTROL VALVES.
5. PVC ELECTRICAL SWEEP ELL - SAME SIZE AS CONTROL WIRE CONDUIT.
6. FINISH GRADE.
7. WALL.
8. SECURE CONDUIT TO WALL WITH "C" OR "U" CLAMP. SIZE AS REQUIRED.
9. 3/4" CONDUIT WITH #6 BARE COPPER WIRE TO GROUND ROD OR GROUND PLATE.
10. WIRELESS RAIN SENSOR RS1000 (WT-WRS) WALL MOUNTED

AUTOMATIC CONTROLLER OUTDOOR WALL MOUNT

SCALE: N.T.S. — 3

GENERAL NOTES

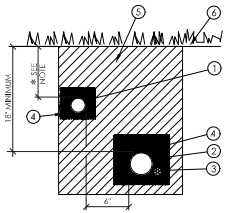
1. CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, AND EQUIPMENT NECESSARY TO FURNISH AND INSTALL THE IRRIGATION SYSTEM AS SHOWN ON THE DRAWINGS, AND IN ACCORDANCE WITH APPLICABLE CODES AND ORDINANCES.
2. DRAWINGS ARE DIAGRAMMATIC. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTMENTS NECESSARY TO CONFORM TO ACTUAL FIELD CONDITIONS.
3. CONTRACTOR SHALL FLUSH ALL LINES AND ADJUST ALL HEADS FOR OPTIMUM PERFORMANCE IN ACCORDANCE WITH THE SPECIFICATIONS AND TO PREVENT OVERSPRAY ONTO HARDSCAPE AREAS OR STRUCTURAL ELEMENTS. THIS SHALL INCLUDE SELECTING THE BEST DEGREE OF ARC TO FIT ACTUAL SITE CONDITIONS AND TO THROTTLE THE FLOW CONTROL AT EACH VALVE TO OBTAIN THE OPTIMUM OPERATING PRESSURE FOR EACH SYSTEM.COSTS INCURRED DUE TO ANY ADJUSTMENTS FOR 100% COVERAGE, INCLUDING THOSE REQUESTED BY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
4. EQUIPMENT SHOWN IN HARDSCAPE AREAS ARE FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED WHENEVER POSSIBLE WITHIN PLANTED AREAS A REASONABLE, REACHABLE DISTANCE FROM HARDSCAPE OR TURF AREAS
5. UNLESS OTHERWISE NOTED ON THE DRAWINGS, CONTRACTOR SHALL INSTALL WIRE & PIPE UNDER HARDSCAPE AREAS IN P.V.C. SCHEDULE 40 SLEEVES PLACED PRIOR TO INSTALLING HARDSCAPE IN ACCORDANCE WITH APPLICABLE CODES.
6. WHEREVER POSSIBLE, CONTROL WIRES SHALL OCCUPY THE SAME TRENCH AS PIPES.
7. EACH CONTROLLER SHALL HAVE ITS OWN INDEPENDENT GROUND WIRE.
8. SPLICING OF 24 VOLT WIRES WILL NOT BE PERMITTED EXCEPT IN VALVE BOXES. CONTRACTOR TO LEAVE A 24" COIL OF EXCESS WIRE AT EACH SPLICE AND EVERY 100' ON CENTER ALONG WIRE RUN. TAPE WIRE BUNDLES 10' ON CENTER. NO TAPING WILL BE PERMITTED INSIDE SLEEVES.
9. WIRE CONNECTORS SHALL BE SCOTCH DBY OR APPROVED EQUAL.
10. FINAL LOCATION FOR BACKFLOW PREVENTION DEVICES SHALL BE APPROVED BY THE CITY'S/OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO INSTALLING. CONTRACTOR SHALL NOTIFY ALL LOCAL JURISDICTIONS FOR INSPECTION AND TESTING OF INSTALLED BACKFLOW PREVENTION DEVICE.
11. CONTRACTOR SHALL INSTALL ANTI-DRAIN CHECK VALVES AS NECESSARY TO PREVENT LOW HEAD DRAINAGE.
12. ALL IRRIGATION HEADS ADJACENT TO HARDSCAPE SHALL BE POP-UP STYLE.
13. IRRIGATION HEADS SHALL BE SET PERPENDICULAR TO FINISH GRADE OF THE AREA TO BE IRRIGATED UNLESS OTHEWISE DESIGNATED ON THE PLANS.
14. BUBBLERS SHALL BE LOCATED ON THE UPHILL SIDE OF TREES.
15. THE CONTRACTOR SHALL PROVIDE TO THE OWNER'S REPRESENTATIVE, UPON THE COMPLETION OF THE JOB A SET OF REPRODUCIBLE AS-BUILT DRAWINGS, WHICH SHALL BE VERIFIED FOR ACCURACY AT THE TIME OF THE FINAL JOB WALK-THROUGH.
16. ANY EXISTING IRRIGATION SYSTEMS IMPACTED BY NEW CONSTRUCTION SHALL BE REPAIRED AT NO ADDITIONAL COST TO THE OWNER.
17. THE IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE FOR THE COORDINATION OF POSSIBLE ON-SITE INSPECTIONS WITH THE AUTHORIZED REPRESENTATIVE.
18. THE IRRIGATION SYSTEM SHALL BE FULLY GUARANTEED IN WRITING FOR A PERIOD OF (1) YEAR ANY DEFECTIVE EQUIPMENT MATERIALS OR POOR WORKMANSHIP SHALL BE REPLACED OR CORRECTED BY THE IRRIGATION CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
19. CONTRACTOR SHALL BE RESPONSIBLE TO COMPLY WITH ALL LOCAL CITY AND COUNTY REQUIREMENTS FOR BOTH EQUIPMENT AND INSTALLATION.



BUBBLER ON RISER

SCALE: N.T.S. — 4

* MINIMUM BACKFILL DEPTHS FROM FINISH GRADE TO TOP OF PIPE
12" FOR LATERAL LINE PIPE INSTALLED IN PLANTERS
18" FOR LATERAL LINE PIPE INSTALLED UNDER PAVING.

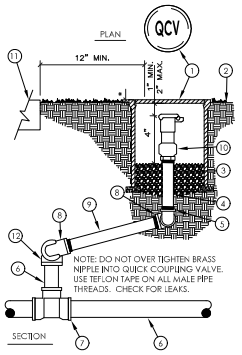


LEGEND

1. NON-PRESSURE LATERAL LINE PIPING.
2. PRESSURE MAIN LINE PIPING
3. CONTROL WIRES - TAPE AND BUNDLE EVERY 10 FEET. INSTALL ADJACENT TO PRESSURE MAIN LINE.
4. PROVIDE 2" DEPTH OF CLEAN BACKFILL.
5. SEE IRRIGATION SPECIFICATIONS FOR BACKFILL AND COMPACTION REQUIREMENTS.
6. FINISH GRADE.

TRENCHING

SCALE: N.T.S. — 5



NOTE: DO NOT OVER TIGHTEN BRASS NIPPLE INTO QUICK COUPLING VALVE. USE TEFLON TAPE ON ALL MALE PIPE THREADS. CHECK FOR LEAKS.

LEGEND

1. 10" ROUND VALVE BOX WITH BLACK BOLT- DOWN COVER - HEAT BRAND "QCV" ON VALVE BOX COVER IN 2" HIGH LETTERS.
2. FINISH GRADE.
3. 3/4" CRUSHED ROCK. 6" MINIMUM DEPTH.
4. BRASS NIPPLE. (LENGTH AS REQUIRED).
5. BRASS 90 DEGREE ELL.
6. MAINLINE PIPING.
7. MAINLINE FITTING.
8. BRASS 90 DEGREE STREET ELL.
9. BRASS NIPPLE - 6" LONG.
10. QUICK COUPLING VAVLE.
11. WALK OR CURB.
12. PVC 5x1 SCHEDULE 40 90° ELBOW.

* 1" IN TURF AREAS.
2" IN SHRUB AREAS.

QUICK COUPLING VALVE - IN BOX

SCALE: N.T.S. — 6

FOR 3" AND SMALLER MAINLINE

DCI PACIFIC
A|E|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607
13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
0	09/06/22	ISSUED FOR CONSTRUCTION/PERMIT	LR	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

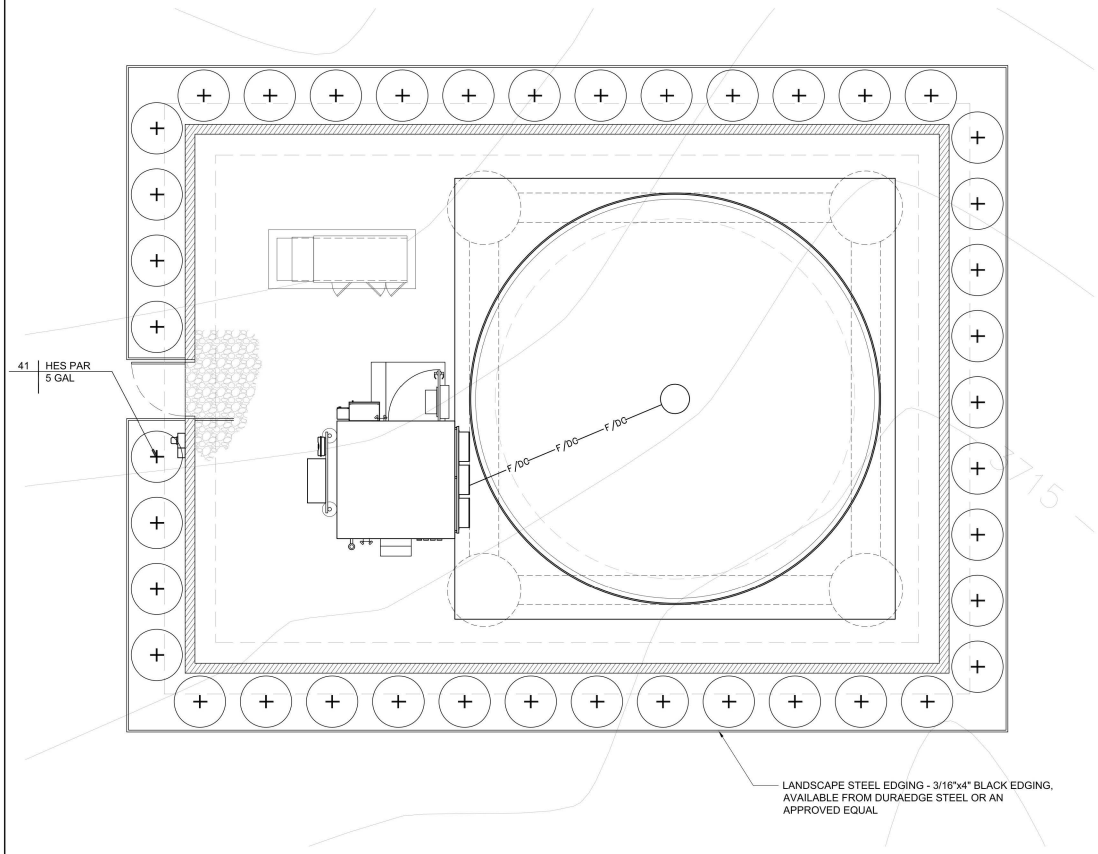
LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

AT&T MOBILITY
TUSTIN, CA

IRRIGATION DETAILS & NOTES

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-L-02	0

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PLANT LEGEND

SYM.	ABBREV.	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	QTY	WUCOLS	REMARKS
SHRUBS								
+	HES PAR	HESPERALOE PARVIFLORA	RED YUCCA	5 GAL	AS SHOWN	41	LOW	

INSTALL 3" LAYER OF FOREST FLOOR MULCH IN ALL PLANTING AREAS

LANDSCAPE NOTES

CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, AND EQUIPMENT NECESSARY TO FURNISH AND INSTALL PLANT MATERIAL AS SHOWN ON THE DRAWINGS AND AS DESCRIBED IN THE SPECIFICATIONS.

UNLESS DESIGNATED ON THE DRAWINGS OTHERWISE, STRUCTURAL IMPROVEMENTS AND HARDSCAPE SHALL BE INSTALLED PRIOR TO PLANTING OPERATIONS.

ALL WORK ON THE IRRIGATION SYSTEM, INCLUDING HYDROSTATIC, COVERAGE, AND OPERATIONAL TESTS AND THE BACKFILLING AND COMPACTION OF TRENCHES SHALL BE PERFORMED PRIOR TO PLANTING OPERATIONS.

PLANT LIST ON THE DRAWINGS SHALL BE USED AS A GUIDE ONLY. CONTRACTOR SHALL TAKEOFF & VERIFY SIZES & QUANTITIES BY PLAN CHECK.

SAMPLES OF FERTILIZERS, ORGANIC AMENDMENT, SOIL CONDITIONERS, AND SEED SHALL BE SUBMITTED PRIOR TO INCORPORATION. CONTRACTOR SHALL FURNISH TO THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE A CERTIFICATE OF COMPLIANCE FOR SUCH FURNISHED MATERIALS.

LOCATIONS OF PLANT MATERIAL SHALL BE REVIEWED ON SITE BY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO INSTALLATION.

AMENDMENTS, AS INDICATED IN THE SOILS REPORT SHOWN ON THE DRAWINGS, ARE BASED ON AGRICULTURAL SUITABILITY SOILS TESTS PERFORMED PRIOR TO GRADING AND WERE PRESENTED FOR BIDDING PURPOSES. IF NO SOILS REPORT EXISTS, CONTRACTOR SHALL PROPOSE ON AMENDMENTS AS STATED IN THE SPECIFICATIONS. CONTRACTOR SHALL OBTAIN AGRICULTURAL SOILS TESTING AND RECOMMENDATIONS AFTER GRADING OPERATIONS AND PRIOR TO PLANT INSTALLATION.

TREES SHALL BE PLANTED NO CLOSER THAN TEN FEET (10') FROM UTILITIES. TREES PLANTED WITHIN FIVE FEET (5') OF HARDSCAPE OR STRUCTURES SHALL BE INSTALLED WITH A ROOT BARRIER AS APPROVED BY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE.

IF, DURING PLANTING OPERATIONS THERE SEEMS TO BE MINIMAL OR NO PERCOLATION IN PLANTING PITS, CONTRACTOR SHALL CEASE PLANTING OPERATIONS AND IMMEDIATELY NOTIFY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE TO DISCUSS ALTERNATIVE TO MAINTAINING POSITIVE ROOTBALL DRAINAGE MEASURES.

CONTRACTOR SHALL INSPECT AND VERIFY IRRIGATION SYSTEM IS WORKING PROPERLY. CONTRACTOR SHALL REPLACE AND/OR REPAIR DAMAGED IRRIGATION COMPONENTS.

SOIL TEST:

AFTER SOIL HAS BEEN SET IN PLACE & PRIOR TO ANY SOIL PREPARATION, THE CONTRACTOR SHALL FURNISH SOIL TESTS OF THE SITE FOR AGRICULTURAL FERTILITY AND TO DETERMINE PROPER SOIL AMENDMENTS. TEST ARE TO BE PERFORMED BY A MEMBER OF THE CALIFORNIA ASSOCIATION OF AGRICULTURAL LABORATORIES WITH COPIES SENT TO THE OWNER & LANDSCAPE ARCHITECT, PRIOR TO INSTALLATION.

SOIL PREPARATION:

THE FOLLOWING IS PROVIDED FOR BID PURPOSES ONLY AND SHALL BE MODIFIED AS NECESSARY GIVEN THE RESULTS OF THE SOILS TEST. THE CONTRACTOR SHALL BE PREPARED TO PROVIDE DELIVERY SLIPS AND EMPTY FERTILIZER BAGS ON SITE FOR VERIFICATION OF MATERIAL.

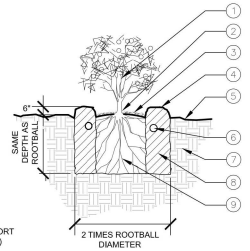
1. BACKFILL MIX FOR USE OF PLANTING ALL SHRUBS.
   6 PARTS BY VOLUME ON SITE SOIL.
   4 PARTS BY VOLUME ORGANIC AMENDMENT.
   1 LB. 12-12-12 COMMERCIAL FERTILIZER PER CUBIC YARD.
   1 LB. IRON SULFATE PER CU. YD. OF MIX.
2. PLANT TABLETS FOR ALL SHRUBS:
   3-21 GRAM AGRIFORM FERTILIZER TABLET PER 5 GAL SHRUB ADJACENT TO THE ROOTBALL.
3. TOP DRESSING: ALL SHRUB AREAS ARE TO BE TOP DRESSED WITH 3" THICK LAYER OF SHREDDED TREE BARK. DECORATIVE BARK MAY BE USED IN WINDY AREAS.

LANDSCAPE MAINTENANCE

LANDSCAPE WILL BE MAINTAINED BY AT&T.

LEGEND

1. 1 GAL OR 5 GAL SHRUB
2. CROWN OF SHRUB TO BE PLANTED 1" ABOVE FINISHED GRADE
3. 2" MULCH LAYER MIN. REFER TO PLANTING SPECIFICATIONS
4. TEMPORARY BASIN WITH 6" BERM
5. FINISH GRADE
6. AGRIFORM PLANT TABS
7. UNDISTURBED NATIVE SOIL
8. AMENDED BACKFILL PER AGRONOMIC SOILS REPORT (CONTRACTOR RESPONSIBLE FOR SOILS REPORT)
9. ROOTBALL



PLANT TABS	
SIZE OF PLANT	NUMBER OF TABS PER PLANT
1 GAL	2
5 GAL	3
15 GAL	4
24" BOX	6

NOTE: PLACE TABS MAX 4" BELOW GRADE
SPACE TABS EVENLY AROUND PLANT

NOTES:
REMOVE BASIN PRIOR TO END OF MAINTENANCE

SHRUB PLANTING

1

SCALE: N.T.S.

PLANTING PLAN

NORTH | SCALE: 1/4" = 1'-0" | 0 1" 2" 4" | 1

DCI PACIFIC
A|E|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
0	09/06/22	ISSUED FOR CONSTRUCTION/PERMIT	LR	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

AT&T MOBILITY
TUSTIN, CA

PLANTING PLAN, NOTES AND DETAILS

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-L-03	0

OWNER'S NAME: HARRIET KENDALL

ASSESSOR'S PARCEL NUMBER(S) 0357-411-12-0000

BASIS OF BEARINGS: (NAD83; EPOCH 2010)
THE BEARINGS SHOWN HEREON ARE BASED CALIFORNIA STATE PLANE COORDINATE SYSTEM – ZONE 5. AS DETERMINED BY G.P.S. OBSERVATIONS, USING TRIMBLE 5700/5800 RECEIVERS AND TRIMBLE GEODETIC OFFICE 1.60 SOFTWARE.

BASIS OF ELEVATIONS: NAVD 1988
ELEVATIONS ARE BASED ON GPS OBSERVATIONS FROM TWO NATIONAL GEODETIC SURVEY C.O.R.S. REFERENCE STATIONS: 1) JPLM, ELEVATION = 1503.49' AND 2) TORP, ELEVATION = 103.77' WITH GEOID 2012 CORRECTIONS APPLIED.

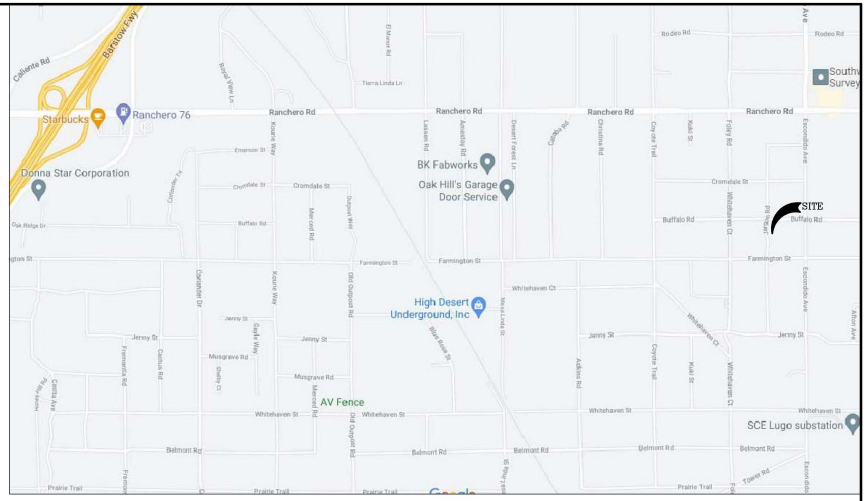
SITE BENCHMARK IS THE TOP OF A 1" IRON PIPE, LOCATED AT THE NE CORNER OF SAID PROPERTY, AS SHOWN HEREON. ELEVATION = 3700.91'

FEMA FLOOD ZONE DESIGNATION: *National Flood Insurance Program:*

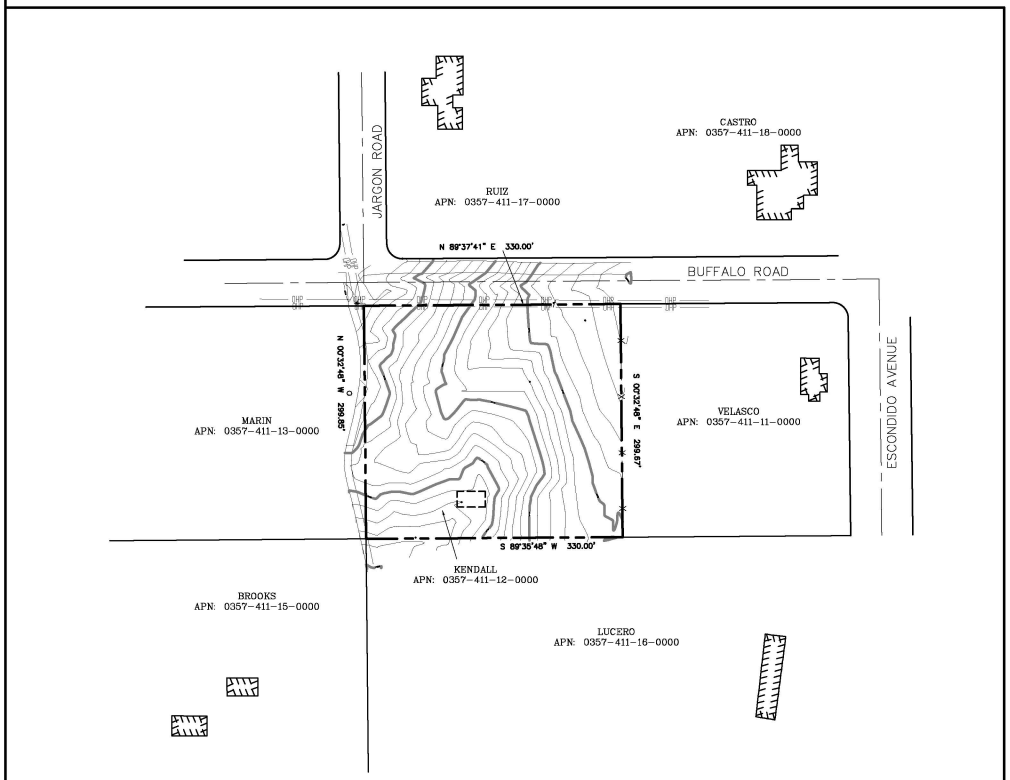
County: SAN BERNARDINO
Map/Panel: 06071C6490H
Effective Date: 8/28/2008
The Flood Zone Designation for this site is: ZONE: D

PROPERTY LEGAL DESCRIPTION

PARCEL 2 OF PARCEL MAP NO. 9757, IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AS PER PLAT RECORDED IN BOOK 105, PAGE 39 OF PARCEL MAPS, RECORDS OF SAID COUNTY.



VICINITY MAP





TITLE REPORT NOTES

TITLE REPORT NOTES:

THE FOLLOWING EASEMENTS EFFECT SAID PARCEL AND ARE SHOWN HEREON. SEE PRELIMINARY TITLE REPORT NO. 92016314-920-CMM-CMB PREPARED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY AND DATED NOVEMBER 1, 2021, FOR OTHER DOCUMENTS (NON-EASEMENTS) EFFECTING SAID PROPERTY.

ITEM #2 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Lorow Richards Mary Viginia Richards, Ranch W. Richards, Connie Gail Richards
Purpose: Public utilities
Recording Date:September 6, 1985
Recording No: 85-218351 of Official Records
(AS SHOWN HEREON – FALLS IN BUFFALO ROAD)

ITEM #3 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Edison Company, a corporation and Continental Telephone Company of California, a corporation
Purpose: Public utilities
Recording Date:October 2, 1985
Recording No: 85-243756 of Official Records
(AS SHOWN HEREON – FALLS IN BUFFALO ROAD)

ITEM #4 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as delineated on or as offered for dedication on

Map/Plat: Parcel Map No. 9757
Recording Date:May 29, 1986
Recording No: Book 105, Page 39 of Parcel Maps
Purpose: Buffalo Road
(AS SHOWN HEREON – AS BUFFALO ROAD)

END OF EASEMENTS

LEGEND

- BUSH
- MONUMENT FOUND
- TELEPHONE PED
- TREE TOP YUCCA
- UTILITY POLE
- ER EDGE OF DIRT ROAD
- NG GROUND SPOT ELEVATION
- TRTP TREE TOP YUCCA
- UP UTILITY POLE TOP
- WROH WIRE OVERHEAD
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- X FENCE LINE
- BUILDING EDGE
- OHP OVERHEAD WIRES

1) This is not a boundary survey. This is a specialized topographic map. The property lines and easements shown hereon are from record information as noted hereon. Floyd Surveying translated the topographic survey to record information using the two found monuments shown hereon. No title research was performed by Floyd Surveying.

2) Any changes made to the information on this plan, without the written consent of Floyd Surveying relieves Floyd Surveying of any and all liability.

3) These drawings & specifications are the property & copyright of Floyd Surveying & shall not be used on any other work except by agreement with the Surveyor. Written dimensions shall take preference over scaled & shall be verified on the job site. Any discrepancy shall be brought to the notice of the Surveyor prior to commencement of any work.

4) Field survey completed on August 11, 2021

OVERALL SITE PLAN

SCALE: 1"=80' (80 40 0 80)

FLOYD SURVEYING
34006 GALLERON STREET
TEMECULA, CA 92592
OFFICE: (949) 200-0626
EMAIL: fsi@floydsurveying.com

DCI PACIFIC
A|E|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170 | IRVINE | CA 92614
T 949 475.1000 | 949 475.1001 F

CSL02583
KENDALL PROPERTY
13225 BUFFALO ROAD
HESPERIA, CA 92344

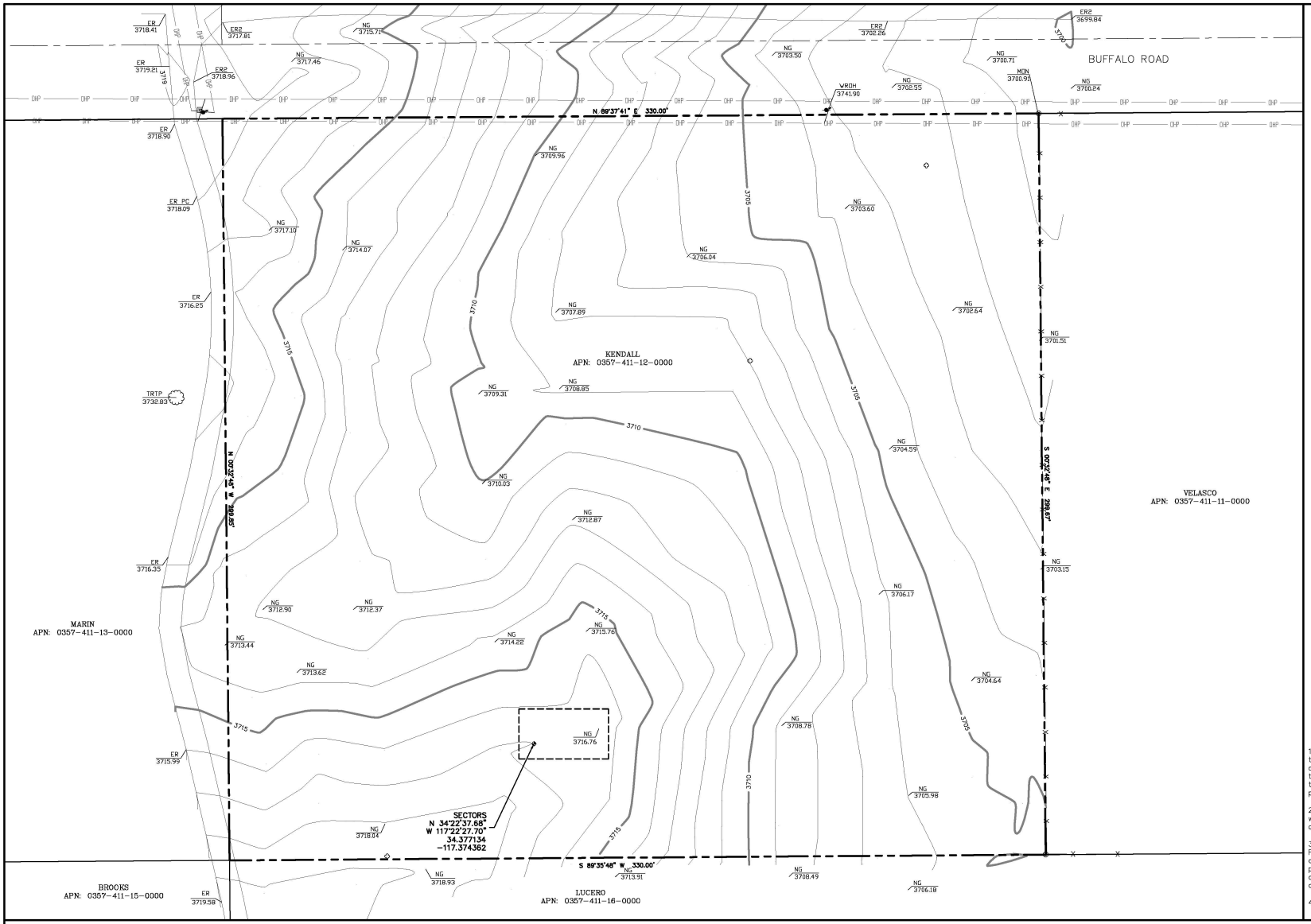
at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
2	11/26/21	TITLE REVIEW	DAF	DAF	DAF
1	9/17/21	PAGE B02	DAF	DAF	DAF
0	8/12/21	ISSUED FOR ZONING SUBMITTAL	DAF	DAF	DAF

SCALE AS SHOWN | DESIGNED | DRAWN

PROFESSIONAL LAND SURVEYOR — David A. Floyd No. 7678 — STATE OF CALIFORNIA

SHEET TITLE: **TOPOGRAPHIC SURVEY**
SHEET NUMBER: **B01**



LEGEND

- BUSH
- MONUMENT FOUND
- TELEPHONE PED
- TREE TOP YUCCA
- UTILITY POLE
- ER — EDGE OF DIRT ROAD
- NG — GROUND SPOT ELEVATION
- TRTP — TREE TOP YUCCA
- UP — UTILITY POLE TOP
- WROH — WIRE OVERHEAD
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- X — FENCE LINE
- BUILDING EDGE
- OHP — OVERHEAD WIRES

1) This is not a boundary survey. This is a specialized topographic map. The property lines and easements shown hereon are from record information as noted hereon. Floyd Surveying translated the topographic survey to record information using the two found monuments shown hereon. No title research was performed by Floyd Surveying.

2) Any changes made to the information on this plan, without the written consent of Floyd Surveying relieves Floyd Surveying of any and all liability.

3) These drawings & specifications are the property & copyright of Floyd Surveying & shall not be used on any other work except by agreement with the Surveyor. Written dimensions shall take preference over scaled & shall be verified on the job site. Any discrepancy shall be brought to the notice of the Surveyor prior to commencement of any work.

4) Field survey completed on August 11, 2021

DETAIL SITE PLAN

SCALE: 1"=20' (20 10 0 20)

FLOYD SURVEYING
34006 GALLERON STREET
TEMECULA, CA 92592
OFFICE: (949) 200-0626
EMAIL: fsi@floydsurveying.com

DCI PACIFIC
A|E|C WORKS
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26 EXECUTIVE PARK | SUITE 170 | IRVINE | CA 92614
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NO.	DATE	REVISIONS	BY	CHK	APP'D
2	11/26/21	TITLE REVIEW	DAF	DAF	DAF
1	9/17/21	PAGE B02	DAF	DAF	DAF
0	8/12/21	ISSUED FOR ZONING SUBMITTAL	DAF	DAF	DAF

SCALE AS SHOWN | DESIGNED | DRAWN

PROFESSIONAL LAND SURVEYOR — David A. Floyd No. 7678 — STATE OF CALIFORNIA

SHEET TITLE: **TOPOGRAPHIC SURVEY**

SHEET NUMBER: **B02**

APPENDIX C

AIR QUALITY, GREENHOUSE GAS, & ENERGY IMPACT EVALUATION



AT&T Site CSL02583 (Kendall Property)

MD ACOUSTICS
Sound Solutions for Planning and Design

AZ Office
4960 S. Gilbert Road, Ste 1-461
Chandler, AZ 85249
p. (602) 774-1950

CA Office
1197 Los Angeles Avenue, Ste C-256
Simi Valley, CA 93065
p. (805) 426-4477

www.mdacoustics.com

January 27, 2023

Mr. Gavin Leaver
Environmental Assessment Specialists, Inc.
Mission Hills, CA 91345

Subject:
AT&T CSL02583 Kendall Property Project – Focused Air Quality, Greenhouse Gas, and Energy Impact Evaluation, County of San Bernardino, CA

Dear Mr. Leaver:

MD Acoustics, LLC (MD) has completed a focused Air Quality, Greenhouse Gas, and Energy Impact Evaluation for the AT&T CSL02583 Kendall Property Project located at 13225 Buffalo Road in the County of San Bernardino, CA. The purpose of this focused study is to evaluate the air quality and greenhouse gas operational emissions generated by the proposed AT&T Wireless facility and diesel generator and to compare the project emissions to Mojave Desert Air Quality Management District's (MDAQMD) and the County of San Bernardino's thresholds of significance as it relates to residential and commercial uses and consistency to the County's General Plan. A list of definitions and terminology is located in Appendix A.

1.0 Project Description

The project proposes to install an entirely new cell tower site, including a new air conditioning unit (Marvair Model WAC200S or DAC200S) and generator (20 kW Generac Model SD020). The proposed project site plan is located in Appendix B.

The site is surrounded by vacant land. The closest existing sensitive receptors (to the site area) are single family residential uses located 390 feet to the southwest.

2.0 AQ/GHG Thresholds of Significance

2.1 AQ Significance Thresholds

Project emissions were compared to both annual and daily MDAQMD's thresholds of significance for construction and operational emissions[1].

2.2 GHG Significance Thresholds

The project emissions were compared to the MDAQMD annual and daily thresholds as well as County of San Bernardino's 3,000 $MTCO_2e$ threshold for all land uses[2].

3.0 Evaluation Procedure/Methodology

MD utilized the latest version of CalEEMod (2022.1) to calculate the operational emissions from the project site[3]. Assumptions and output calculations for summer, winter, and annual are provided in Appendix C.

[1] https://www.mdaqmd.ca.gov/home/showdocument?id=192
[2] http://www.sbcounty.gov/uploads/lus/countywide/greenhousegas/full-vol-1.pdf
[3] https://www.caleemod.com/

4.0 Local Ambient Conditions

The project site is located in Mojave Desert Air Basin (MDAB). The nearest air monitoring station to the project site is the Hesperia-Olive Street Monitoring Station. Historical air quality data for the vicinity can be found at the CARB websites.[4] Temperature and historical precipitation data can be found at the WRCC.[5]

5.0 Findings

The following outlines the emissions for the project:

5.1 Regional Construction Emissions

Construction emissions were based on construction occurring in 2023 lasting four to six weeks. The data in Table 1 shows that the construction emissions for the project would not exceed the MDAQMD's regional significance thresholds.

Table 1: Regional Significance – Construction Emissions (lbs/day)

Activity	Pollutant Emissions					
	VOC	NOx	CO	SO_2	PM10	PM2.5
Daily Emissions (pounds/day)						
Site Preparation	0.54	5.02	5.57	0.01	0.27	0.25
Grading	1.28	12.60	11.40	0.02	2.68	1.55
Building Construction	0.58	5.93	7.00	0.01	0.28	0.26
Architectural Coatings	0.40	0.93	1.15	0.00	0.04	0.03
MDAQMD Thresholds	**137**	**137**	**548**	**137**	**82**	**65**
Exceeds Thresholds	No	No	No	No	No	No
Annual Emissions (tons/year)						
Site Preparation	0.00	0.00	0.00	0.00	0.00	0.00
Grading	0.00	0.01	0.01	0.00	0.00	0.00
Building Construction	0.00	0.00	0.00	0.00	0.00	0.00
Architectural Coatings	0.00	0.00	0.00	0.00	0.00	0.00
MDAQMD Thresholds	**25**	**25**	**100**	**25**	**15**	**12**
Exceeds Thresholds	No	No	No	No	No	No

Notes:
[1] Source: CalEEMod Version 2022.1

5.2 Regional Operational Emissions

The operating emissions were based on year 2023, which is the anticipated opening year for the project. The summer and winter emissions created by the proposed project's long-term operations were calculated and the highest emissions from either summer or winter are summarized in Table 1. The data in Table 1 shows that the operational emissions for the project would not exceed the MDAQMD's regional significance thresholds.

[4] https://www.aqmd.gov/home/library/air-quality-data-studies/historical-data-by-year
[5] https://www.wrcc.dri.edu/summary/Climsmsca.html

Table 2: Regional Significance – Unmitigated Operational Emissions

Activity	Pollutant Emissions					
	VOC	NOx	CO	SO_2	PM10	PM2.5
Daily Emissions (pounds/day)						
Energy	0.00	0.00	0.00	0.00	0.00	0.00
Mobile	0.03	0.05	0.42	0.00	0.03	0.01
Emergency Generator	0.01	0.07	0.05	0.00	0.01	0.01
MDAQMD Thresholds	**137**	**137**	**548**	**137**	**82**	**65**
Exceeds Thresholds	No	No	No	No	No	No
Annual Emissions (tons/year)						
Energy	0.00	0.00	0.00	0.00	0.00	0.00
Mobile	0.01	0.01	0.06	0.00	0.01	0.00
Emergency Generator	0.00	0.02	0.01	0.00	0.00	0.00
MDAQMD Thresholds	**25**	**25**	**100**	**25**	**15**	**12**
Exceeds Thresholds	No	No	No	No	No	No

Notes:
[1] Source: CalEEMod Version 2022.1

5.3 Odors

Diesel exhaust and VOCs would be emitted during construction of the project, which are objectionable to some; however, emissions would disperse rapidly from the project site and therefore should not reach an objectionable level at the nearest sensitive receptors. Due to the short-term nature and limited amounts of odor producing materials being utilized, no significant impact related to odors would occur during construction of the proposed project.

Potential sources that may emit odors during the on-going operations of the proposed project would include diesel exhaust emissions from the generator. As the project is that of a commercial use, no significant impact related to odors would occur during the on-going operations of the proposed project.

5.4 GHG Emissions

Table 3 outlines the operational GHG emissions for the project. The project's emissions are below (23.88 $MTCO_2e$) the MDAQMD's draft screening threshold of 100,000 $MTCO_2e$ for all land uses as well as both the annual and daily thresholds from the MDAQMD and therefore, the impact is less than significant.

<Table 3, next page>

Table 3: Opening Year Project-Related Greenhouse Gas Emissions

Category	Greenhouse Gas Emissions (Metric Tons/Year)[1]							(lbs/day)
	Bio-CO2	NonBio-CO_2	CO_2	CH_4	N_2O	R	CO_2e	CO2e
Energy	0.00	5.82	5.82	0.00	0.00	0.00	5.84	35.31
Mobile	0.00	13.90	13.90	0.00	0.00	0.03	14.10	91.80
Water	0.00	0.51	0.51	0.00	0.00	0.00	0.51	3.10
Refrigerants	0.00	0.00	0.00	0.00	0.00	1.29	1.29	7.77
Emergency Generator	0.00	1.52	1.52	0.00	0.00	0.00	1.53	6.57
Total Operational Emissions	0.00	21.75	21.75	0.00	0.00	1.32	23.27	144.55
Construction Emissions[2]	0.00	0.61	0.61	0.00	0.00	0.00	0.61	6,458.00
Combined Emissions	0.00	22.36	22.36	0.00	0.00	1.32	23.88	-
MDAQMD GHG Thresholds							**100,000.00**	**548,000**
County of San Bernardino Threshold							**3,000**	**-**
Exceeds Threshold?							**No**	**No**

Notes:
[1] Source: CalEEMod Version 2022.1
[2] Construction GHG emissions based on a 30-year amortization rate.

5.5 Consistency with Applicable Plans

The California Environmental Quality Act (CEQA) requires a discussion of any inconsistencies between a proposed project and applicable General Plans and Regional Plans (CEQA Guidelines Section 15125). According to the MDAQMD, a project is non-conforming if it conflicts with or delays implementation of any applicable attainment or maintenance plan.

Air Quality Plans

A project is conforming if it complies with all applicable District rules and regulations, complies with all proposed control measures that are not yet adopted from the applicable plan(s), and is consistent with the growth forecasts in the applicable plan(s) (or is directly included in the applicable plan). Conformity with growth forecasts can be established by demonstrating that the project is consistent with the land use plan that was used to generate the growth forecast. An example of a non-conforming project would be one that increases the gross number of dwelling units, increases the number of trips, and/or increases the overall vehicle miles traveled in an affected area (relative to the applicable land use plan). The "one map approach" is employed by the County of San Bernardino, as it permits the use of a single map showing both General Plan land use designations and zoning classifications. The one-map approach assures that there will always be land use consistency between the County's General Plan and its Zoning Code.

The project site is located within the Oak Hills Community Plan Area. The proposed project will consist of a cell tower, prefabricated equipment shelter and back-up generator. Per the County's Land Use Zoning map, the current land use zoning is Rural Living, which allows for compatible uses in addition to residential uses. As shown by the results of this air analysis, the project's emissions do not exceed any MDAQMD thresholds during either short-term construction or long-term operation of the project. Therefore, as the project would be considered a compatible use, the proposed project is not anticipated to exceed the Attainment Plan assumptions for the project site.

Greenhouse Gas Plans

According to the *County of San Bernardino Greenhouse Gas Emissions Reduction Plan*, "all development projects, including those otherwise determined to be exempt from CEQA will be subject to applicable Development Code provisions, including the GHG performance standards, and state requirements, such as the California Building Code requirements for energy efficiency. With the application of the GHG performance standards, projects that are exempt from CEQA and small projects that do not exceed 3,000 MTCO2e per year will be considered to be consistent with the Plan and determined to have a less than significant individual and cumulative impact for GHG emissions." The Reduction Plan also states that "the 3,000 MTCO2e per year value was chosen as the medial value and is used in defining small projects that must include the Performance Standards as described in Attachment B (of the *County of San Bernardino Greenhouse Gas Emissions Reduction Plan*), but do not need to use the Screening Tables or alternative GHG mitigation analysis described in Attachment D (of the *County of San Bernardino Greenhouse Gas Emissions Reduction Plan*)."

The project's total net operational GHG emissions do not exceed the County's screening threshold of 3,000 MTCO2e per year. Therefore, the project does not need to accrue points using the screening tables and is consistent with the GHG Plan, pursuant to Section 15183.5 of the State CEQA Guidelines. As mentioned above, the project is expected to comply with the performance standards for commercial uses as detailed in the *County of San Bernardino Greenhouse Gas Emissions Reduction Plan* (see Appendix A for details on the performance standards for commercial projects). The proposed project will not result in substantial emissions of greenhouse gases and will not conflict with the Green County initiatives.

Based on the above, the proposed project would not conflict with implementation of the MDAQMD Attainment Plans, impacts are considered to be less than significant.

5.6 Cumulative Impacts

Air Quality Impacts

Cumulative projects include local development as well as general growth within the project area. However, as with most development, the greatest source of emissions is from mobile sources, which travel well out of the local area. Therefore, from an air quality standpoint, the cumulative analysis would extend beyond any local projects and when wind patterns are considered, would cover an even larger area. Accordingly, the cumulative analysis for the project's air quality must be generic by nature.

The project area is out of attainment for both ozone and particulate matter. Construction and operation of cumulative projects will further degrade the air quality of the Mojave Desert Air Basin. The greatest cumulative impact on the quality of regional air cell will be the incremental addition of pollutants mainly from increased traffic from residential, commercial, and industrial development and the use of heavy equipment and trucks associated with the construction of these projects. Air quality will be temporarily degraded during construction activities that occur separately or simultaneously. However, in accordance with the MDAQMD methodology, projects that do not exceed the MDAQMD criteria or can be mitigated to less than criteria levels are not significant and do not add to the overall cumulative impact.

Project construction and operations would generate emissions of NOx, ROG, CO, PM10, and PM2.5, which would not exceed the MDAQMD regional thresholds and would not be expected to result in ground level concentrations that exceed the NAAQS or CAAQS. Therefore, construction and operation of the project would not result in a cumulatively considerable net increase for non-attainment of criteria pollutants or ozone precursors. As a result, the project would result in a less than significant cumulative impact for operational emissions.

Greenhouse Gas Impacts

Although the project is expected to emit GHGs, the emission of GHGs by a single project into the atmosphere is not itself necessarily an adverse environmental effect. Rather, it is the increased accumulation of GHG from more than one project and many sources in the atmosphere that may result in global climate change. Therefore, in the case of global climate change, the proximity of the project to other GHG emission generating activities is not directly relevant to the determination of a cumulative impact because climate change is a global condition. According to CAPCOA, "GHG impacts are exclusively cumulative impacts; there are no non-cumulative GHG emission impacts from a climate change perspective."[6] The resultant consequences of that climate change can cause adverse environmental effects. A project's GHG emissions typically would be very small in comparison to state or global GHG emissions and, consequently, they would, in isolation, have no significant direct impact on climate change.

The state has mandated a goal of reducing statewide emissions to 1990 levels by 2020, even though statewide population and commerce are predicted to continue to expand. In order to achieve this goal, CARB is in the process of establishing and implementing regulations to reduce statewide GHG emissions. Currently, the County of San Bernardino Greenhouse Gas Emissions Reduction Plan's initial screening procedure is to determine if a project will emit 3,000 metric tons of carbon dioxide equivalents (MTCO2E) per year or more. Projects that do not exceed this threshold require no further climate change analysis. Therefore, consistent with CEQA Guidelines Section 15064h(3),[7] the County, as lead agency, has determined that the project's contribution to cumulative GHG emissions and global climate change would be less than significant if the project is consistent with the applicable regulatory plans and policies to reduce GHG emissions.

As discussed in Section 5.5 above, the project is consistent with the goals and objectives of the County of San Bernardino Greenhouse Gas Emissions Reduction Plan. Therefore, the project's incremental contribution to greenhouse gas emissions and their effects on climate change would not be cumulatively considerable.

[6] Source: California Air Pollution Control Officers Association, CEQA & Climate change: Evaluating and Addressing Greenhouse Gas Emissions from Projects Subject to the California Environmental Quality Act, (2008).

[7] The State CEQA Guidelines were amended in response to SB 97. In particular, the State CEQA Guidelines were amended to specify that compliance with a GHG emissions reduction program renders a cumulative impact insignificant. Per State CEQA Guidelines Section 15064(h)(3), a project's incremental contribution to a cumulative impact can be found not cumulatively considerable if the project will comply with an approved plan or mitigation program that provides specific requirements that will avoid or substantially lessen the cumulative problem within the geographic area of the project. To qualify, such a plan or program must be specified in law or adopted by the public agency with jurisdiction over the affected resources through a public review process to implement, interpret, or make specific the law enforced or administered by the public agency. Examples of such programs include a "water quality control plan, air quality attainment or maintenance plan, integrated waste management plan, habitat conservation plan, natural community conservation plan, [and] plans or regulations for the reduction of greenhouse gas emissions."

5.7 Energy Analysis

Information from the CalEEMod 2022.1 Outputs contained in the air quality and greenhouse gas analyses above was utilized for this analysis. The CalEEMod outputs detail project related facility energy demands.

Facility Energy Demands

Per project applications, the estimated electricity demand for the proposed project is approximately 24,100 kWh per year. In 2021, the non-residential sector of the County of San Bernardino consumed approximately 10,381 million kWh of electricity.[8] In addition, the estimated natural gas consumption for the proposed project is approximately 100 kBTU per year. In 2021, the non-residential sector of the County of Riverside consumed approximately 304 million therms of gas.[9] Therefore, the increase in both electricity and natural gas demand from the proposed project is insignificant compared to the County's 2021 demand.

Furthermore, the estimated diesel consumption for the generator is approximately 739 kBTU per year.[10] The State of California used approximately 4.5 billion therms of diesel in 2020.[11] Therefore, the increase in diesel demand from the proposed project is insignificant compared to the State's 2020 demand.

Renewable Energy and Energy Efficiency Plan Consistency

Regarding federal transportation regulations, the project site is located in an already developed area. Access to/from the project site is from existing roads. These roads are already in place so the project would not interfere with, nor otherwise obstruct intermodal transportation plans or projects that may be proposed pursuant to the ISTEA because SCAG is not planning for intermodal facilities in the project area.

Regarding the State's Energy Plan and compliance with Title 24 CCR energy efficiency standards, the applicant is required to comply with the California Green Building Standard Code requirements for energy efficient buildings and appliances as well as utility energy efficiency programs implemented by the SCE and Southern California Gas Company.

Regarding the State's Renewable Energy Portfolio Standards, the project would be required to meet or exceed the energy standards established in the California Green Building Standards Code, Title 24, Part 11 (CALGreen). CalGreen Standards require that new buildings reduce water consumption, employ building commissioning to increase building system efficiencies, divert construction waste from landfills, and install low pollutant-emitting finish materials.

6.0 Conclusions

Operational emissions were evaluated and compared to the MDAQMD's thresholds of significance. In addition, project GHG emissions were evaluated and compared to both the MDAQMD's and the County of San Bernardino's thresholds. Project emissions are anticipated to be below all thresholds of significance. Therefore, the impact is less than significant.

[8] California Energy Commission, Electricity Consumption by County. https://ecdms.energy.ca.gov/elecbycounty.aspx
[9] California Energy Commission, Gas Consumption by County. http://ecdms.energy.ca.gov/gasbycounty.aspx
[10] Calculated using maximum 10 minutes of usage per week and 33.5 horsepower per spec sheet.
[11] https://afdc.energy.gov/states/ca

Furthermore, operation of the project would not result in wasteful, inefficient, or unnecessary consumption of energy, or wasteful use of energy resources. The proposed project does not include any unusual project characteristics that would require the use of equipment that would be more energy intensive than is used for comparable activities and is a cell tower project that is not proposing any additional features that would require a larger energy demand than other cell tower projects of similar scale and configuration. The energy demands of the project are anticipated to be accommodated within the context of available resources and energy delivery systems. The project would therefore not cause or result in the need for additional energy producing or transmission facilities. The project would not engage in wasteful or inefficient uses of energy and aims to achieve energy conservations goals within the State of California. The Project has been designed in compliance with California's Energy Efficiency Standards and 2019 CALGreen Standards. The Project would not conflict with or obstruct a state or local plan for renewable energy or energy efficiency; therefore, impacts would be less than significant.

MD is pleased to provide this focused Air Quality, Greenhouse Gas, and Energy Impact Evaluation. If you have any questions regarding this analysis, please don't hesitate to call us at (805) 426-4477.

Sincerely,
MD Acoustics, LLC



Tyler Klassen, EIT
Air Quality Specialist

Appendix A

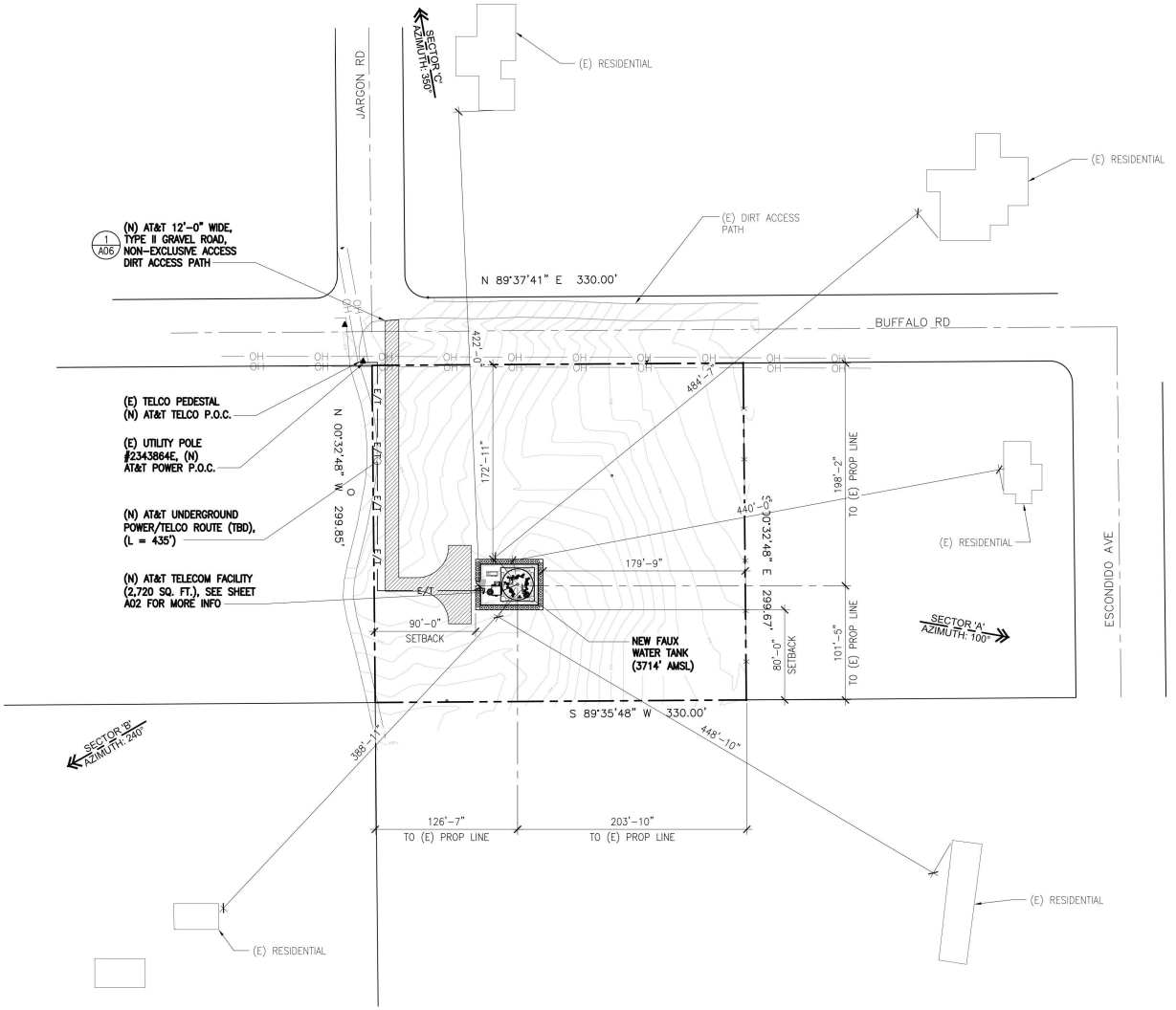
Glossary of Terms

AQMP	Air Quality Management Plan
CAAQS	California Ambient Air Quality Standards
CARB	California Air Resources Board
CEQA	California Environmental Quality Act
CFCs	Chlorofluorocarbons
CH_4	Methane
CNG	Compressed natural gas
CO	Carbon monoxide
CO_2	Carbon dioxide
CO_2e	Carbon dioxide equivalent
DPM	Diesel particulate matter
GHG	Greenhouse gas
HFCs	Hydrofluorocarbons
LST	Localized Significant Thresholds
MDAB	Mojave Desert Air Basin
MDAQMD	Mojave Desert Air Quality Management District
$MTCO_2e$	Metric tons of carbon dioxide equivalent
$MMTCO_2e$	Million metric tons of carbon dioxide equivalent
NAAQS	National Ambient Air Quality Standards
NOx	Nitrogen Oxides
NO_2	Nitrogen dioxide
N_2O	Nitrous oxide
O_3	Ozone
PFCs	Perfluorocarbons
PM	Particle matter
PM10	Particles that are less than 10 micrometers in diameter
PM2.5	Particles that are less than 2.5 micrometers in diameter
PMI	Point of maximum impact
PPM	Parts per million
PPB	Parts per billion
RTIP	Regional Transportation Improvement Plan
RTP	Regional Transportation Plan
SF_6	Sulfur hexafluoride
SIP	State Implementation Plan
SOx	Sulfur Oxides
SRA	Source/Receptor Area
TAC	Toxic air contaminants
VOC	Volatile organic compounds
WRCC	Western Regional Climate Center

Appendix B
Site Plan

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NOTE:
PENDING POWER AND TELCO UTILITY COORDINATION REPORT



SITE PLAN

NORTH | SCALE: 1" = 50'-0" | 0 20' 50' | 1

DCI PACIFIC
A|E|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
4	09/06/22	INCORP. PLANNING COMMENTS	RF	BOK	DKD
3	08/04/22	DRM COMMENTS AND RFDS	FV	BOK	DKD
2	06/13/22	INCORP. PLANNING COMMENTS	RF	BOK	DKD
1	11/03/21	ADDRESS REVISION	FV	BOK	DKD
0	09/20/21	ISSUED FOR ZONING PERMIT	RF	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

AT&T MOBILITY
TUSTIN, CA

SITE PLAN

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-A01	4

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CalEEMod Output

ATT 13225 Buffalo Rd Detailed Report

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1. Basic Project Information

1.1. Basic Project Information

Data Field	Value
Project Name	ATT 13225 Buffalo Rd
Lead Agency	—
Land Use Scale	Project/site
Analysis Level for Defaults	County
Windspeed (m/s)	2.80
Precipitation (days)	12.8
Location	13225 Buffalo Rd, Hesperia, CA 92344, USA
County	San Bernardino-Mojave Desert
City	Unincorporated
Air District	Mojave Desert AQMD
Air Basin	Mojave Desert
TAZ	5135
EDFZ	10
Electric Utility	Southern California Edison
Gas Utility	Southwest Gas Corp.

1.2. Land Use Types

Land Use Subtype	Size	Unit	Lot Acreage	Building Area (sq ft)	Landscape Area (sq ft)	Special Landscape Area (sq ft)	Population	Description
Other Non-Asphalt Surfaces	3.38	1000sqft	0.08	0.00	0.00	—	—	—
User Defined Commercial	0.06	User Defined Unit	0.00	64.0	0.00	—	—	—

1.3. User-Selected Emission Reduction Measures by Emissions Sector

Sector	#	Measure Title
Construction	C-10-A	Water Exposed Surfaces
Construction	C-11	Limit Vehicle Speeds on Unpaved Roads

2. Emissions Summary

2.1. Construction Emissions Compared Against Thresholds

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Un/Mit.	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.58	5.93	7.00	0.01	0.28	< 0.005	0.28	0.26	< 0.005	0.26	—	1,305	1,305	0.05	0.01	< 0.005	1,310
Mit.	0.58	5.93	7.00	0.01	0.28	< 0.005	0.28	0.26	< 0.005	0.26	—	1,305	1,305	0.05	0.01	< 0.005	1,310
% Reduced	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	1.41	18.0	13.0	0.04	0.68	6.57	7.25	0.63	2.89	3.52	—	6,247	6,247	0.08	0.70	0.25	6,458
Mit.	1.41	18.0	13.0	0.04	0.68	3.31	3.99	0.63	1.32	1.95	—	6,247	6,247	0.08	0.70	0.25	6,458
% Reduced	—	—	—	—	—	50%	45%	—	54%	45%	—	—	—	—	—	—	—
Average Daily (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.05	0.45	0.49	< 0.005	0.02	0.04	0.06	0.02	0.02	0.03	—	110	110	< 0.005	< 0.005	0.02	112
Mit.	0.05	0.45	0.49	< 0.005	0.02	0.02	0.04	0.02	0.01	0.03	—	110	110	< 0.005	< 0.005	0.02	112

% Reduced	—	—	—	—	—	50%	32%	—	54%	25%	—	—	—	—	—	—	—
Annual (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.01	0.08	0.09	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	0.01	—	18.2	18.2	< 0.005	< 0.005	< 0.005	18.5
Mit.	0.01	0.08	0.09	< 0.005	< 0.005	< 0.005	0.01	< 0.005	< 0.005	< 0.005	—	18.2	18.2	< 0.005	< 0.005	< 0.005	18.5
% Reduced	—	—	—	—	—	50%	32%	—	54%	25%	—	—	—	—	—	—	—

2.2. Construction Emissions by Year, Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Year	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily - Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.58	5.93	7.00	0.01	0.28	< 0.005	0.28	0.26	< 0.005	0.26	—	1,305	1,305	0.05	0.01	< 0.005	1,310
Daily - Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	1.41	18.0	13.0	0.04	0.68	6.57	7.25	0.63	2.89	3.52	—	6,247	6,247	0.08	0.70	0.25	6,458
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.05	0.45	0.49	< 0.005	0.02	0.04	0.06	0.02	0.02	0.03	—	110	110	< 0.005	< 0.005	0.02	112
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.01	0.08	0.09	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	0.01	—	18.2	18.2	< 0.005	< 0.005	< 0.005	18.5

2.3. Construction Emissions by Year, Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Year	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e

Daily - Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.58	5.93	7.00	0.01	0.28	< 0.005	0.28	0.26	< 0.005	0.26	—	1,305	1,305	0.05	0.01	< 0.005	1,310
Daily - Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	1.41	18.0	13.0	0.04	0.68	3.31	3.99	0.63	1.32	1.95	—	6,247	6,247	0.08	0.70	0.25	6,458
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.05	0.45	0.49	< 0.005	0.02	0.02	0.04	0.02	0.01	0.03	—	110	110	< 0.005	< 0.005	0.02	112
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.01	0.08	0.09	< 0.005	< 0.005	< 0.005	0.01	< 0.005	< 0.005	< 0.005	—	18.2	18.2	< 0.005	< 0.005	< 0.005	18.5

2.4. Operations Emissions Compared Against Thresholds

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Un/Mit.	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.05	0.11	0.47	< 0.005	0.01	0.03	0.03	0.01	< 0.005	0.01	0.00	135	135	0.01	< 0.005	8.15	145
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.05	0.12	0.36	< 0.005	0.01	0.03	0.03	0.01	< 0.005	0.01	0.00	127	127	0.01	< 0.005	7.78	136
Average Daily (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.05	0.14	0.41	< 0.005	0.01	0.03	0.04	0.01	< 0.005	0.01	0.00	131	131	0.01	< 0.005	7.93	141
Annual (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.01	0.03	0.08	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	0.00	21.8	21.8	< 0.005	< 0.005	1.31	23.3

2.5. Operations Emissions by Sector, Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Sector	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	0.03	0.05	0.42	< 0.005	< 0.005	0.03	0.03	< 0.005	< 0.005	0.01	—	90.3	90.3	< 0.005	< 0.005	0.38	91.8
Area	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	35.2	35.2	< 0.005	< 0.005	—	35.3
Water	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Stationary	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.05	0.11	0.47	< 0.005	0.01	0.03	0.03	0.01	< 0.005	0.01	0.00	135	135	0.01	< 0.005	8.15	145
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	0.03	0.05	0.31	< 0.005	< 0.005	0.03	0.03	< 0.005	< 0.005	0.01	—	82.2	82.2	< 0.005	< 0.005	0.01	83.4
Area	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	35.2	35.2	< 0.005	< 0.005	—	35.3
Water	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Stationary	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.05	0.12	0.36	< 0.005	0.01	0.03	0.03	0.01	< 0.005	0.01	0.00	127	127	0.01	< 0.005	7.78	136
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Mobile	0.03	0.05	0.34	< 0.005	< 0.005	0.03	0.03	< 0.005	< 0.005	0.01	—	84.0	84.0	< 0.005	< 0.005	0.17	85.4
Area	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	35.2	35.2	< 0.005	< 0.005	—	35.3
Water	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Stationary	0.02	0.09	0.07	< 0.005	0.01	—	0.01	0.01	—	0.01	—	9.18	9.18	< 0.005	< 0.005	—	9.21
Total	0.05	0.14	0.41	< 0.005	0.01	0.03	0.04	0.01	< 0.005	0.01	0.00	131	131	0.01	< 0.005	7.93	141
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	0.01	0.01	0.06	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	—	13.9	13.9	< 0.005	< 0.005	0.03	14.1
Area	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	5.82	5.82	< 0.005	< 0.005	—	5.84
Water	—	—	—	—	—	—	—	—	—	—	0.00	0.51	0.51	< 0.005	< 0.005	—	0.51
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	1.29	1.29
Stationary	< 0.005	0.02	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.52	1.52	< 0.005	< 0.005	—	1.53
Total	0.01	0.03	0.08	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	0.00	21.8	21.8	< 0.005	< 0.005	1.31	23.3

2.6. Operations Emissions by Sector, Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Sector	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	0.03	0.05	0.42	< 0.005	< 0.005	0.03	0.03	< 0.005	< 0.005	0.01	—	90.3	90.3	< 0.005	< 0.005	0.38	91.8
Area	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	35.2	35.2	< 0.005	< 0.005	—	35.3

Water	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Stationary	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.05	0.11	0.47	< 0.005	0.01	0.03	0.03	0.01	< 0.005	0.01	0.00	135	135	0.01	< 0.005	8.15	145
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	0.03	0.05	0.31	< 0.005	< 0.005	0.03	0.03	< 0.005	< 0.005	0.01	—	82.2	82.2	< 0.005	< 0.005	0.01	83.4
Area	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	35.2	35.2	< 0.005	< 0.005	—	35.3
Water	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Stationary	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.05	0.12	0.36	< 0.005	0.01	0.03	0.03	0.01	< 0.005	0.01	0.00	127	127	0.01	< 0.005	7.78	136
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	0.03	0.05	0.34	< 0.005	< 0.005	0.03	0.03	< 0.005	< 0.005	0.01	—	84.0	84.0	< 0.005	< 0.005	0.17	85.4
Area	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	35.2	35.2	< 0.005	< 0.005	—	35.3
Water	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Stationary	0.02	0.09	0.07	< 0.005	0.01	—	0.01	0.01	—	0.01	—	9.18	9.18	< 0.005	< 0.005	—	9.21
Total	0.05	0.14	0.41	< 0.005	0.01	0.03	0.04	0.01	< 0.005	0.01	0.00	131	131	0.01	< 0.005	7.93	141
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Mobile	0.01	0.01	0.06	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	—	13.9	13.9	< 0.005	< 0.005	0.03	14.1
Area	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005
Energy	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	5.82	5.82	< 0.005	< 0.005	—	5.84
Water	—	—	—	—	—	—	—	—	—	—	0.00	0.51	0.51	< 0.005	< 0.005	—	0.51
Waste	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	1.29	1.29
Stationary	< 0.005	0.02	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.52	1.52	< 0.005	< 0.005	—	1.53
Total	0.01	0.03	0.08	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	0.00	21.8	21.8	< 0.005	< 0.005	1.31	23.3

3. Construction Emissions Details

3.1. Site Preparation (2023) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.54	5.02	5.57	0.01	0.27	—	0.27	0.25	—	0.25	—	858	858	0.03	0.01	—	861
Dust From Material Movement	—	—	—	—	—	0.53	0.53	—	0.06	0.06	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	0.01	0.02	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	2.35	2.35	< 0.005	< 0.005	—	2.36
Dust From Material Movement	—	—	—	—	—	< 0.005	< 0.005	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.39	0.39	< 0.005	< 0.005	—	0.39
Dust From Material Movement	—	—	—	—	—	< 0.005	< 0.005	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.03	0.03	0.33	0.00	0.00	0.07	0.07	0.00	0.02	0.02	—	67.3	67.3	< 0.005	< 0.005	0.01	68.1
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.19	0.19	< 0.005	< 0.005	< 0.005	0.19
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.03	0.03	< 0.005	< 0.005	< 0.005	0.03
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

3.2. Site Preparation (2023) - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.54	5.02	5.57	0.01	0.27	—	0.27	0.25	—	0.25	—	858	858	0.03	0.01	—	861
Dust From Material Movement	—	—	—	—	—	0.21	0.21	—	0.02	0.02	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	0.01	0.02	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	2.35	2.35	< 0.005	< 0.005	—	2.36
Dust From Material Movement	—	—	—	—	—	< 0.005	< 0.005	—	< 0.005	< 0.005	—	—	—	—	—	—	—

Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.39	0.39	< 0.005	< 0.005	—	0.39
Dust From Material Movement	—	—	—	—	—	< 0.005	< 0.005	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.03	0.03	0.33	0.00	0.00	0.07	0.07	0.00	0.02	0.02	—	67.3	67.3	< 0.005	< 0.005	0.01	68.1
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.19	0.19	< 0.005	< 0.005	< 0.005	0.19
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.03	0.03	< 0.005	< 0.005	< 0.005	0.03
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

3.3. Grading (2023) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.28	12.6	11.4	0.02	0.60	—	0.60	0.55	—	0.55	—	1,713	1,713	0.07	0.01	—	1,719
Dust From Material Movement	—	—	—	—	—	5.34	5.34	—	2.57	2.57	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.01	0.07	0.06	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	9.39	9.39	< 0.005	< 0.005	—	9.42
Dust From Material Movement	—	—	—	—	—	0.03	0.03	—	0.01	0.01	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	0.01	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.55	1.55	< 0.005	< 0.005	—	1.56

Dust From Material Movement	—	—	—	—	—	0.01	0.01	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.04	0.05	0.49	0.00	0.00	0.10	0.10	0.00	0.02	0.02	—	101	101	< 0.005	< 0.005	0.01	102
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.09	5.35	1.13	0.03	0.08	1.13	1.21	0.08	0.29	0.37	—	4,433	4,433	< 0.005	0.68	0.24	4,637
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.57	0.57	< 0.005	< 0.005	< 0.005	0.58
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	0.03	0.01	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	—	24.3	24.3	< 0.005	< 0.005	0.02	25.4
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.09	0.09	< 0.005	< 0.005	< 0.005	0.10
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	0.01	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	4.02	4.02	< 0.005	< 0.005	< 0.005	4.21

3.4. Grading (2023) - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.28	12.6	11.4	0.02	0.60	—	0.60	0.55	—	0.55	—	1,713	1,713	0.07	0.01	—	1,719
Dust From Material Movement	—	—	—	—	—	2.08	2.08	—	1.00	1.00	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.01	0.07	0.06	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	9.39	9.39	< 0.005	< 0.005	—	9.42
Dust From Material Movement	—	—	—	—	—	0.01	0.01	—	0.01	0.01	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	0.01	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.55	1.55	< 0.005	< 0.005	—	1.56
Dust From Material Movement	—	—	—	—	—	< 0.005	< 0.005	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.04	0.05	0.49	0.00	0.00	0.10	0.10	0.00	0.02	0.02	—	101	101	< 0.005	< 0.005	0.01	102
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.09	5.35	1.13	0.03	0.08	1.13	1.21	0.08	0.29	0.37	—	4,433	4,433	< 0.005	0.68	0.24	4,637
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.57	0.57	< 0.005	< 0.005	< 0.005	0.58
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	0.03	0.01	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	—	24.3	24.3	< 0.005	< 0.005	0.02	25.4
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.09	0.09	< 0.005	< 0.005	< 0.005	0.10
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	0.01	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	4.02	4.02	< 0.005	< 0.005	< 0.005	4.21

3.5. Building Construction (2023) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.58	5.93	7.00	0.01	0.28	—	0.28	0.26	—	0.26	—	1,305	1,305	0.05	0.01	—	1,309
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.58	5.93	7.00	0.01	0.28	—	0.28	0.26	—	0.26	—	1,305	1,305	0.05	0.01	—	1,309
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.03	0.32	0.38	< 0.005	0.02	—	0.02	0.01	—	0.01	—	71.5	71.5	< 0.005	< 0.005	—	71.7
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.01	0.06	0.07	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	11.8	11.8	< 0.005	< 0.005	—	11.9
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.31	0.31	< 0.005	< 0.005	< 0.005	0.32
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	0.35	0.35	< 0.005	< 0.005	< 0.005	0.36
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.28	0.28	< 0.005	< 0.005	< 0.005	0.28
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	0.35	0.35	< 0.005	< 0.005	< 0.005	0.36
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.02	0.02	< 0.005	< 0.005	< 0.005	0.02
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	0.02	0.02	< 0.005	< 0.005	< 0.005	0.02
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

3.6. Building Construction (2023) - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.58	5.93	7.00	0.01	0.28	—	0.28	0.26	—	0.26	—	1,305	1,305	0.05	0.01	—	1,309
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.58	5.93	7.00	0.01	0.28	—	0.28	0.26	—	0.26	—	1,305	1,305	0.05	0.01	—	1,309
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.03	0.32	0.38	< 0.005	0.02	—	0.02	0.01	—	0.01	—	71.5	71.5	< 0.005	< 0.005	—	71.7

Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.01	0.06	0.07	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	11.8	11.8	< 0.005	< 0.005	—	11.9
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.31	0.31	< 0.005	< 0.005	< 0.005	0.32
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	0.35	0.35	< 0.005	< 0.005	< 0.005	0.36
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.28	0.28	< 0.005	< 0.005	< 0.005	0.28
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	0.35	0.35	< 0.005	< 0.005	< 0.005	0.36
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.02	0.02	< 0.005	< 0.005	< 0.005	0.02
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	0.02	0.02	< 0.005	< 0.005	< 0.005	0.02
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

3.7. Architectural Coating (2023) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.15	0.93	1.15	< 0.005	0.04	—	0.04	0.03	—	0.03	—	134	134	0.01	< 0.005	—	134
Architectural Coatings	0.25	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	0.01	0.02	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.83	1.83	< 0.005	< 0.005	—	1.84
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.30	0.30	< 0.005	< 0.005	—	0.30
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.06	0.06	< 0.005	< 0.005	< 0.005	0.06
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

3.8. Architectural Coating (2023) - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Off-Road Equipment	0.15	0.93	1.15	< 0.005	0.04	—	0.04	0.03	—	0.03	—	134	134	0.01	< 0.005	—	134
Architectural Coatings	0.25	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	0.01	0.02	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.83	1.83	< 0.005	< 0.005	—	1.84
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.30	0.30	< 0.005	< 0.005	—	0.30
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	0.06	0.06	< 0.005	< 0.005	< 0.005	0.06
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

4. Operations Emissions Details

4.1. Mobile Emissions by Land Use

4.1.1. Unmitigated

Mobile source emissions results are presented in Sections 2.6. No further detailed breakdown of emissions is available.

4.1.2. Mitigated

Mobile source emissions results are presented in Sections 2.5. No further detailed breakdown of emissions is available.

4.2. Energy

4.2.1. Electricity Emissions By Land Use - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Total	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Total	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	5.82	5.82	< 0.005	< 0.005	—	5.84
Total	—	—	—	—	—	—	—	—	—	—	—	5.82	5.82	< 0.005	< 0.005	—	5.84

4.2.2. Electricity Emissions By Land Use - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Total	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Total	—	—	—	—	—	—	—	—	—	—	—	35.1	35.1	< 0.005	< 0.005	—	35.3
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	5.82	5.82	< 0.005	< 0.005	—	5.84
Total	—	—	—	—	—	—	—	—	—	—	—	5.82	5.82	< 0.005	< 0.005	—	5.84

4.2.3. Natural Gas Emissions By Land Use - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Other Non-Asphalt Surfaces	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01

4.2.4. Natural Gas Emissions By Land Use - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Other Non-Asphalt Surfaces	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.03	0.03	< 0.005	< 0.005	—	0.03
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01

4.3. Area Emissions by Source

4.3.2. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Source	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Consumer Products	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Landscape Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Consumer Products	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Consumer Products	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Landscape Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005

4.3.1. Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Source	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Consumer Products	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Landscape Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	0.01	0.01	< 0.005	< 0.005	—	0.01
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Consumer Products	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Consumer Products	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	< 0.005	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Landscap Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005
Total	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005

4.4. Water Emissions by Land Use

4.4.2. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Total	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Total	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00

User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.51	0.51	< 0.005	< 0.005	—	0.51
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.51	0.51	< 0.005	< 0.005	—	0.51

4.4.1. Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Total	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Total	—	—	—	—	—	—	—	—	—	—	0.00	3.09	3.09	< 0.005	< 0.005	—	3.10
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00

User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.51	0.51	< 0.005	< 0.005	—	0.51
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.51	0.51	< 0.005	< 0.005	—	0.51

4.5. Waste Emissions by Land Use

4.5.2. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00

4.5.1. Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Other Non-Asphalt Surfaces	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00

4.6. Refrigerant Emissions by Land Use

4.6.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	1.29	1.29
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	1.29	1.29

4.6.2. Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	7.77	7.77
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
User Defined Commercial	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	1.29	1.29
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	1.29	1.29

4.7. Offroad Emissions By Equipment Type

4.7.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.7.2. Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.8. Stationary Emissions By Equipment Type

4.8.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Emergency Generator	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Emergency Generator	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Emergency Generator	< 0.005	0.02	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.52	1.52	< 0.005	< 0.005	—	1.53
Total	< 0.005	0.02	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.52	1.52	< 0.005	< 0.005	—	1.53

4.8.2. Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Emergency	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Emergency Generator	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Total	0.01	0.07	0.05	< 0.005	0.01	—	0.01	0.01	—	0.01	—	6.55	6.55	< 0.005	< 0.005	—	6.57
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Emergency Generator	< 0.005	0.02	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.52	1.52	< 0.005	< 0.005	—	1.53
Total	< 0.005	0.02	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	1.52	1.52	< 0.005	< 0.005	—	1.53

4.9. User Defined Emissions By Equipment Type

4.9.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.9.2. Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10. Soil Carbon Accumulation By Vegetation Type

4.10.1. Soil Carbon Accumulation By Vegetation Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Vegetation	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.2. Above and Belowground Carbon Accumulation by Land Use Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.3. Avoided and Sequestered Emissions by Species - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Species	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.4. Soil Carbon Accumulation By Vegetation Type - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Vegetatio	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.5. Above and Belowground Carbon Accumulation by Land Use Type - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.6. Avoided and Sequestered Emissions by Species - Mitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Species	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

5. Activity Data

5.1. Construction Schedule

Phase Name	Phase Type	Start Date	End Date	Days Per Week	Work Days per Phase	Phase Description
Site Preparation	Site Preparation	3/16/2023	3/17/2023	5.00	1.00	—
Grading	Grading	3/18/2023	3/20/2023	5.00	2.00	—
Building Construction	Building Construction	3/21/2023	4/17/2023	5.00	20.0	—
Architectural Coating	Architectural Coating	4/18/2023	4/24/2023	5.00	5.00	—

5.2. Off-Road Equipment

5.2.1. Unmitigated

Phase Name	Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor
Site Preparation	Graders	Diesel	Average	1.00	8.00	148	0.41
Site Preparation	Tractors/Loaders/Backhoes	Diesel	Average	1.00	8.00	84.0	0.37
Grading	Graders	Diesel	Average	1.00	6.00	148	0.41
Grading	Rubber Tired Dozers	Diesel	Average	1.00	6.00	367	0.40
Grading	Tractors/Loaders/Backhoes	Diesel	Average	1.00	7.00	84.0	0.37
Building Construction	Cranes	Diesel	Average	1.00	4.00	367	0.29
Building Construction	Forklifts	Diesel	Average	2.00	6.00	82.0	0.20
Building Construction	Tractors/Loaders/Backhoes	Diesel	Average	2.00	8.00	84.0	0.37
Architectural Coating	Air Compressors	Diesel	Average	1.00	6.00	37.0	0.48

5.2.2. Mitigated

Phase Name	Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor
Site Preparation	Graders	Diesel	Average	1.00	8.00	148	0.41
Site Preparation	Tractors/Loaders/Backhoes	Diesel	Average	1.00	8.00	84.0	0.37
Grading	Graders	Diesel	Average	1.00	6.00	148	0.41
Grading	Rubber Tired Dozers	Diesel	Average	1.00	6.00	367	0.40
Grading	Tractors/Loaders/Backhoes	Diesel	Average	1.00	7.00	84.0	0.37
Building Construction	Cranes	Diesel	Average	1.00	4.00	367	0.29
Building Construction	Forklifts	Diesel	Average	2.00	6.00	82.0	0.20
Building Construction	Tractors/Loaders/Backhoes	Diesel	Average	2.00	8.00	84.0	0.37
Architectural Coating	Air Compressors	Diesel	Average	1.00	6.00	37.0	0.48

5.3. Construction Vehicles

5.3.1. Unmitigated

Phase Name	Trip Type	One-Way Trips per Day	Miles per Trip	Vehicle Mix
Site Preparation	—	—	—	—
Site Preparation	Worker	5.00	18.5	LDA,LDT1,LDT2
Site Preparation	Vendor	—	10.2	HHDT,MHDT
Site Preparation	Hauling	0.00	20.0	HHDT
Site Preparation	Onsite truck	—	—	HHDT
Grading	—	—	—	—
Grading	Worker	7.50	18.5	LDA,LDT1,LDT2
Grading	Vendor	—	10.2	HHDT,MHDT
Grading	Hauling	62.5	20.0	HHDT

Grading	Onsite truck	—	—	HHDT
Building Construction	—	—	—	—
Building Construction	Worker	0.02	18.5	LDA,LDT1,LDT2
Building Construction	Vendor	0.01	10.2	HHDT,MHDT
Building Construction	Hauling	0.00	20.0	HHDT
Building Construction	Onsite truck	—	—	HHDT
Architectural Coating	—	—	—	—
Architectural Coating	Worker	< 0.005	18.5	LDA,LDT1,LDT2
Architectural Coating	Vendor	—	10.2	HHDT,MHDT
Architectural Coating	Hauling	0.00	20.0	HHDT
Architectural Coating	Onsite truck	—	—	HHDT

5.3.2. Mitigated

Phase Name	Trip Type	One-Way Trips per Day	Miles per Trip	Vehicle Mix
Site Preparation	—	—	—	—
Site Preparation	Worker	5.00	18.5	LDA,LDT1,LDT2
Site Preparation	Vendor	—	10.2	HHDT,MHDT
Site Preparation	Hauling	0.00	20.0	HHDT
Site Preparation	Onsite truck	—	—	HHDT
Grading	—	—	—	—
Grading	Worker	7.50	18.5	LDA,LDT1,LDT2
Grading	Vendor	—	10.2	HHDT,MHDT
Grading	Hauling	62.5	20.0	HHDT
Grading	Onsite truck	—	—	HHDT
Building Construction	—	—	—	—
Building Construction	Worker	0.02	18.5	LDA,LDT1,LDT2
Building Construction	Vendor	0.01	10.2	HHDT,MHDT

Building Construction	Hauling	0.00	20.0	HHDT
Building Construction	Onsite truck	—	—	HHDT
Architectural Coating	—	—	—	—
Architectural Coating	Worker	< 0.005	18.5	LDA,LDT1,LDT2
Architectural Coating	Vendor	—	10.2	HHDT,MHDT
Architectural Coating	Hauling	0.00	20.0	HHDT
Architectural Coating	Onsite truck	—	—	HHDT

5.4. Vehicles

5.4.1. Construction Vehicle Control Strategies

Non-applicable. No control strategies activated by user.

5.5. Architectural Coatings

Phase Name	Residential Interior Area Coated (sq ft)	Residential Exterior Area Coated (sq ft)	Non-Residential Interior Area Coated (sq ft)	Non-Residential Exterior Area Coated (sq ft)	Parking Area Coated (sq ft)
Architectural Coating	0.00	0.00	96.0	32.0	203

5.6. Dust Mitigation

5.6.1. Construction Earthmoving Activities

Phase Name	Material Imported (cy)	Material Exported (cy)	Acres Graded (acres)	Material Demolished (sq. ft.)	Acres Paved (acres)
Site Preparation	—	—	0.50	0.00	—
Grading	—	1,000	1.50	0.00	—

5.6.2. Construction Earthmoving Control Strategies

Non-applicable. No control strategies activated by user.

5.7. Construction Paving

Land Use	Area Paved (acres)	% Asphalt
Other Non-Asphalt Surfaces	0.08	0%
User Defined Commercial	0.00	0%

5.8. Construction Electricity Consumption and Emissions Factors

kWh per Year and Emission Factor (lb/MWh)

Year	kWh per Year	CO2	CH4	N2O
2023	0.00	532	0.03	< 0.005

5.9. Operational Mobile Sources

5.9.1. Unmitigated

Land Use Type	Trips/Weekday	Trips/Saturday	Trips/Sunday	Trips/Year	VMT/Weekday	VMT/Saturday	VMT/Sunday	VMT/Year
Total all Land Uses	5.00	5.00	5.00	1,825	100	100	100	36,500

5.9.2. Mitigated

Land Use Type	Trips/Weekday	Trips/Saturday	Trips/Sunday	Trips/Year	VMT/Weekday	VMT/Saturday	VMT/Sunday	VMT/Year
Total all Land Uses	NaN	NaN	NaN	NaN	NaN	NaN	NaN	NaN

5.10. Operational Area Sources

5.10.1. Hearths

5.10.1.1. Unmitigated

5.10.1.2. Mitigated

5.10.2. Architectural Coatings

Residential Interior Area Coated (sq ft)	Residential Exterior Area Coated (sq ft)	Non-Residential Interior Area Coated (sq ft)	Non-Residential Exterior Area Coated (sq ft)	Parking Area Coated (sq ft)
0	0.00	96.0	32.0	203

5.10.3. Landscape Equipment

Season	Unit	Value
Snow Days	day/yr	0.00
Summer Days	day/yr	180

5.10.4. Landscape Equipment - Mitigated

Season	Unit	Value
Snow Days	day/yr	0.00
Summer Days	day/yr	180

5.11. Operational Energy Consumption

5.11.1. Unmitigated

Electricity (kWh/yr) and CO2 and CH4 and N2O and Natural Gas (kBTU/yr)

Land Use	Electricity (kWh/yr)	CO2	CH4	N2O	Natural Gas (kBTU/yr)
Other Non-Asphalt Surfaces	0.00	532	0.0330	0.0040	0.00
User Defined Commercial	24,100	532	0.0330	0.0040	100

5.11.2. Mitigated

Electricity (kWh/yr) and CO2 and CH4 and N2O and Natural Gas (kBTU/yr)

Land Use	Electricity (kWh/yr)	CO2	CH4	N2O	Natural Gas (kBTU/yr)
Other Non-Asphalt Surfaces	0.00	532	0.0330	0.0040	0.00
User Defined Commercial	24,100	532	0.0330	0.0040	100

5.12. Operational Water and Wastewater Consumption

5.12.1. Unmitigated

Land Use	Indoor Water (gal/year)	Outdoor Water (gal/year)
Other Non-Asphalt Surfaces	0.00	0.00
User Defined Commercial	0.00	500,000

5.12.2. Mitigated

Land Use	Indoor Water (gal/year)	Outdoor Water (gal/year)
Other Non-Asphalt Surfaces	0.00	0.00
User Defined Commercial	0.00	500,000

5.13. Operational Waste Generation

5.13.1. Unmitigated

Land Use	Waste (ton/year)	Cogeneration (kWh/year)
Other Non-Asphalt Surfaces	0.00	0.00
User Defined Commercial	0.00	0.00

5.13.2. Mitigated

Land Use	Waste (ton/year)	Cogeneration (kWh/year)
Other Non-Asphalt Surfaces	0.00	0.00

User Defined Commercial	0.00	0.00

5.14. Operational Refrigeration and Air Conditioning Equipment

5.14.1. Unmitigated

Land Use Type	Equipment Type	Refrigerant	GWP	Quantity (kg)	Operations Leak Rate	Service Leak Rate	Times Serviced
Apartments High Rise	User Defined	R-410A	2,088	25.0	16.5	16.5	20.0

5.14.2. Mitigated

Land Use Type	Equipment Type	Refrigerant	GWP	Quantity (kg)	Operations Leak Rate	Service Leak Rate	Times Serviced
Apartments High Rise	User Defined	R-410A	2,088	25.0	16.5	16.5	20.0

5.15. Operational Off-Road Equipment

5.15.1. Unmitigated

Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor

5.15.2. Mitigated

Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor

5.16. Stationary Sources

5.16.1. Emergency Generators and Fire Pumps

Equipment Type	Fuel Type	Number per Day	Hours per Day	Hours per Year	Horsepower	Load Factor
Emergency Generator	Diesel	1.00	0.17	87.0	33.5	1.00

5.16.2. Process Boilers

Equipment Type	Fuel Type	Number	Boiler Rating (MMBtu/hr)	Daily Heat Input (MMBtu/day)	Annual Heat Input (MMBtu/yr)

5.17. User Defined

Equipment Type	Fuel Type
—	—

5.18. Vegetation

5.18.1. Land Use Change

5.18.1.1. Unmitigated

Vegetation Land Use Type	Vegetation Soil Type	Initial Acres	Final Acres

5.18.1.2. Mitigated

Vegetation Land Use Type	Vegetation Soil Type	Initial Acres	Final Acres

5.18.1. Biomass Cover Type

5.18.1.1. Unmitigated

Biomass Cover Type	Initial Acres	Final Acres

5.18.1.2. Mitigated

Biomass Cover Type	Initial Acres	Final Acres

5.18.2. Sequestration

5.18.2.1. Unmitigated

Tree Type	Number	Electricity Saved (kWh/year)	Natural Gas Saved (btu/year)

5.18.2.2. Mitigated

Tree Type	Number	Electricity Saved (kWh/year)	Natural Gas Saved (btu/year)

6. Climate Risk Detailed Report

6.1. Climate Risk Summary

Cal-Adapt midcentury 2040–2059 average projections for four hazards are reported below for your project location. These are under Representation Concentration Pathway (RCP) 8.5 which assumes GHG emissions will continue to rise strongly through 2050 and then plateau around 2100.

Climate Hazard	Result for Project Location	Unit
Temperature and Extreme Heat	33.8	annual days of extreme heat
Extreme Precipitation	3.50	annual days with precipitation above 20 mm
Sea Level Rise	0.00	meters of inundation depth
Wildfire	10.8	annual hectares burned

Temperature and Extreme Heat data are for grid cell in which your project are located. The projection is based on the 98th historical percentile of daily maximum/minimum temperatures from observed historical data (32 climate model ensemble from Cal-Adapt, 2040–2059 average under RCP 8.5). Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.
Extreme Precipitation data are for the grid cell in which your project are located. The threshold of 20 mm is equivalent to about ¾ an inch of rain, which would be light to moderate rainfall if received over a full day or heavy rain if received over a period of 2 to 4 hours. Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.
Sea Level Rise data are for the grid cell in which your project are located. The projections are from Radke et al. (2017), as reported in Cal-Adapt (2040–2059 average under RCP 8.5), and consider different increments of sea level rise coupled with extreme storm events. Users may select from four model simulations to view the range in potential inundation depth for the grid cell. The four simulations make different assumptions about expected rainfall and temperature are: Warmer/drier (HadGEM2-ES), Cooler/wetter (CNRM-CM5), Average conditions (CanESM2), Range of different rainfall and temperature possibilities (MIROC5). Each grid cell is 50 meters (m) by 50 m, or about 164 feet (ft) by 164 ft.
Wildfire data are for the grid cell in which your project are located. The projections are from UC Davis, as reported in Cal-Adapt (2040–2059 average under RCP 8.5), and consider historical data of climate, vegetation, population density, and large (> 400 ha) fire history. Users may select from four model simulations to view the range in potential wildfire probabilities for the grid cell. The four simulations make different assumptions about expected rainfall and temperature are: Warmer/drier (HadGEM2-ES), Cooler/wetter (CNRM-CM5), Average conditions (CanESM2), Range of different rainfall and temperature possibilities (MIROC5). Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.

6.2. Initial Climate Risk Scores

Climate Hazard	Exposure Score	Sensitivity Score	Adaptive Capacity Score	Vulnerability Score
Temperature and Extreme Heat	4	0	0	N/A
Extreme Precipitation	N/A	N/A	N/A	N/A
Sea Level Rise	N/A	N/A	N/A	N/A
Wildfire	N/A	N/A	N/A	N/A
Flooding	N/A	N/A	N/A	N/A
Drought	0	0	0	N/A
Snowpack Reduction	N/A	N/A	N/A	N/A
Air Quality Degradation	N/A	N/A	N/A	N/A

The sensitivity score reflects the extent to which a project would be adversely affected by exposure to a climate hazard. Exposure is rated on a scale of 1 to 5, with a score of 5 representing the greatest exposure.
The adaptive capacity of a project refers to its ability to manage and reduce vulnerabilities from projected climate hazards. Adaptive capacity is rated on a scale of 1 to 5, with a score of 5 representing the greatest ability to adapt.
The overall vulnerability scores are calculated based on the potential impacts and adaptive capacity assessments for each hazard. Scores do not include implementation of climate risk reduction measures.

6.3. Adjusted Climate Risk Scores

Climate Hazard	Exposure Score	Sensitivity Score	Adaptive Capacity Score	Vulnerability Score
Temperature and Extreme Heat	4	1	1	4
Extreme Precipitation	N/A	N/A	N/A	N/A
Sea Level Rise	N/A	N/A	N/A	N/A
Wildfire	N/A	N/A	N/A	N/A
Flooding	N/A	N/A	N/A	N/A
Drought	1	1	1	2
Snowpack Reduction	N/A	N/A	N/A	N/A
Air Quality Degradation	N/A	N/A	N/A	N/A

The sensitivity score reflects the extent to which a project would be adversely affected by exposure to a climate hazard. Exposure is rated on a scale of 1 to 5, with a score of 5 representing the greatest exposure.

The adaptive capacity of a project refers to its ability to manage and reduce vulnerabilities from projected climate hazards. Adaptive capacity is rated on a scale of 1 to 5, with a score of 5 representing the greatest ability to adapt.
The overall vulnerability scores are calculated based on the potential impacts and adaptive capacity assessments for each hazard. Scores include implementation of climate risk reduction measures.

6.4. Climate Risk Reduction Measures

7. Health and Equity Details

7.1. CalEnviroScreen 4.0 Scores

The maximum CalEnviroScreen score is 100. A high score (i.e., greater than 50) reflects a higher pollution burden compared to other census tracts in the state.

Indicator	Result for Project Census Tract
Exposure Indicators	—
AQ-Ozone	97.1
AQ-PM	46.5
AQ-DPM	33.3
Drinking Water	36.2
Lead Risk Housing	3.47
Pesticides	9.59
Toxic Releases	30.1
Traffic	62.7
Effect Indicators	—
CleanUp Sites	0.00
Groundwater	0.00
Haz Waste Facilities/Generators	50.1
Impaired Water Bodies	0.00
Solid Waste	0.00
Sensitive Population	—
Asthma	44.6
Cardio-vascular	79.7

Low Birth Weights	71.6
Socioeconomic Factor Indicators	—
Education	58.7
Housing	2.26
Linguistic	—
Poverty	44.2
Unemployment	65.6

7.2. Healthy Places Index Scores

The maximum Health Places Index score is 100. A high score (i.e., greater than 50) reflects healthier community conditions compared to other census tracts in the state.

Indicator	Result for Project Census Tract
Economic	—
Above Poverty	53.94584884
Employed	18.74759399
Median HI	61.27293725
Education	—
Bachelor's or higher	29.93712306
High school enrollment	100
Preschool enrollment	9.29038881
Transportation	—
Auto Access	73.42486847
Active commuting	1.039394328
Social	—
2-parent households	68.54869755
Voting	50.18606442
Neighborhood	—
Alcohol availability	91.41537277

Park access	22.16091364
Retail density	7.930193764
Supermarket access	17.18208649
Tree canopy	1.437187219
Housing	—
Homeownership	78.81432054
Housing habitability	80.41832414
Low-inc homeowner severe housing cost burden	74.86205569
Low-inc renter severe housing cost burden	40.84434749
Uncrowded housing	81.14974978
Health Outcomes	—
Insured adults	54.27948159
Arthritis	86.8
Asthma ER Admissions	56.5
High Blood Pressure	89.6
Cancer (excluding skin)	85.3
Asthma	34.7
Coronary Heart Disease	90.3
Chronic Obstructive Pulmonary Disease	71.2
Diagnosed Diabetes	72.3
Life Expectancy at Birth	20.3
Cognitively Disabled	60.3
Physically Disabled	65.4
Heart Attack ER Admissions	33.6
Mental Health Not Good	38.2
Chronic Kidney Disease	79.8
Obesity	34.9

Pedestrian Injuries	74.7
Physical Health Not Good	52.6
Stroke	84.7
Health Risk Behaviors	—
Binge Drinking	12.7
Current Smoker	37.0
No Leisure Time for Physical Activity	54.9
Climate Change Exposures	—
Wildfire Risk	0.0
SLR Inundation Area	0.0
Children	35.2
Elderly	80.7
English Speaking	70.4
Foreign-born	22.2
Outdoor Workers	36.3
Climate Change Adaptive Capacity	—
Impervious Surface Cover	88.5
Traffic Density	69.0
Traffic Access	23.0
Other Indices	—
Hardship	53.9
Other Decision Support	—
2016 Voting	53.6

7.3. Overall Health & Equity Scores

Metric	Result for Project Census Tract
CalEnviroScreen 4.0 Score for Project Location (a)	39.0

Healthy Places Index Score for Project Location (b)	42.0
Project Located in a Designated Disadvantaged Community (Senate Bill 535)	No
Project Located in a Low-Income Community (Assembly Bill 1550)	No
Project Located in a Community Air Protection Program Community (Assembly Bill 617)	No

a: The maximum CalEnviroScreen score is 100. A high score (i.e., greater than 50) reflects a higher pollution burden compared to other census tracts in the state.
b: The maximum Health Places Index score is 100. A high score (i.e., greater than 50) reflects healthier community conditions compared to other census tracts in the state.

7.4. Health & Equity Measures

No Health & Equity Measures selected.

7.5. Evaluation Scorecard

Health & Equity Evaluation Scorecard not completed.

7.6. Health & Equity Custom Measures

No Health & Equity Custom Measures created.

8. User Changes to Default Data

Screen	Justification
Construction: Construction Phases	No demolition or paving needed
Operations: Energy Use	Per shelter specifications
Land Use	Per site plans
Operations: Refrigerants	Marvair Models WAC200S or DAC 200S to be included in site
Operations: Water and Waste Water	Water usage estimate
Operations: Hearths	No hearths

APPENDIX D

BIOLOGICAL RESOURCES REPORT



AT&T Site CSL02583 (Kendall Property)

Biological Resources Impact Analysis
CSL02583, Kendall Property
APN: 0357-411-12-0000
Hesperia, San Bernardino County, California

Prepared for:

AT&T Mobility, LLC
1452 Edinger Avenue, 3rd Floor
Tustin, CA 92780

Prepared by:

Contact: Kyle Workman, Project Ecologist

Environmental Assessment Specialists, Inc.
71 San Marino Avenue
Ventura, CA 93003

September 29, 2023

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SECTION 1:
INTRODUCTION

This report contains the findings of a Biological Resources Impact Analysis conducted by Environmental Assessment Specialists, Inc. (EAS) on a proposed AT&T Mobility, LLC (AT&T) cellular facility, CSL02583 (Kendall Property), in San Bernardino County, California. The project site is generally located north of State Route 138, south of State Route 18, and east of Interstate 15, and is depicted on the Hesperia, California U.S. Geological Survey (USGS) 7.5-minute topographic map.

AT&T proposes the installation of a new unmanned telecommunications facility at this location. Proposed is the installation of a new 28' diameter x 117' tall faux water tank within the new CME enclosure, 12 panel antennas mounted within the faux water tank, 36 remote radio units and 6 DC9 surge suppressors at antenna level. Additionally proposed are a 10' tall split face CMU enclosure with 2" wall cap, 1 CWIC equipment shelter, 1 20kW AC Generac generator with 140-gallon total diesel fuel tank, 1 GPS antenna at grade level, landscaping and irrigation, power and telco panels, and power, telco and fiber/coax runs. Power and telco runs will be approximately 435' in length.

The project site was surveyed on November 11, 2022 by qualified biologist Kyle Workman. The biological resources within the site are described in terms of plant communities and jurisdictional drainage features. A literature review provided information regarding sensitive plant and wildlife species potentially occurring within the project site and immediate vicinity. Based on current site conditions and suitable habitat requirements of sensitive species, this report provides an assessment of the sensitive resources found on the site and analyzes the biological significance of the site in view of federal, state, and local laws and policies.

SECTION 2:
METHODOLOGY

2.1 - BIOLOGICAL RESOURCES

Data regarding biological resources on the project site were obtained through a literature review that included data on biological resources in the project vicinity and applicable reference materials provided by AT&T.

Sensitive biological resources present, or potentially present, onsite were identified through a literature review using the following resources: California Department of Fish and Wildlife (CDFW 2022), California Natural Diversity Data Base (CNDDB 2022), and the California Native Plant Society (Tibor 2001 and CNPSEI 2022). For the purpose of this report, "sensitive" or "special status" species are those plant or wildlife species that are federally and/or state listed species, proposed for listing, candidate species and CDFW Species of Special Concern.

An initial review indicated that the project site is located within a vacant, undeveloped lot. Kyle Workman conducted the biological resources field survey to document existing conditions and to determine potential impacts to sensitive biological resources based on current site plans. The survey was conducted on foot making note of biological resources, such as plant and wildlife species, on field data sheets. These data sheets are included in Appendix A. Special attention was paid to plant communities to determine the presence or potential occurrence of any sensitive species that may occur on the project site.

SECTION 3:
EXISTING CONDITIONS

3.1 - SITE DESCRIPTION

The biological assessment survey of the project site was conducted on November 11, 2022. Weather conditions included a temperature of approximately 54 degrees Fahrenheit, winds of 1 to 4 miles per hour, and clear skies. The site is specifically located at 13225 Buffalo Road, near the City of Hesperia, unincorporated San Bernardino County, California. Land use adjacent to the site generally consists of rural residential development. Previous disturbances on the site include off-road vehicle use and existing dirt roads provide access to the site.

AT&T proposes the installation of a new unmanned telecommunications facility at this location. Proposed is the installation of a new 28' diameter x 117' tall faux water tank within the new CME enclosure, 12 panel antennas mounted within the faux water tank, 36 remote radio units and 6 DC9 surge suppressors at antenna level. Additionally proposed are a 10' tall split face CMU enclosure with 2" wall cap, 1 CWIC equipment shelter, 1 20kW AC Generac generator with 140-gallon total diesel fuel tank, 1 GPS antenna at grade level, landscaping and irrigation, power and telco panels, and power, telco and fiber/coax runs. Power and telco runs will be approximately 435' in length

3.2 - VEGETATION

The proposed site will be developed within a vacant lot and native vegetation occurs onsite. Vegetation on and within the vicinity of the site primarily consists of a mixed desert scrub community. Common species observed include shortpod mustard (*Hirschfeldia incana*), rubber rabbitbrush (*Ericameria nauseosa*), western Joshua tree (*Yucca brevifolia*), desert tea (*Ephedra californica*), burrowbush (*Ambrosia dumosa*), *big* sagebrush (*Artemisia tridentata*), phacelia (*Phacelia* sp.) and California buckwheat (*Eriogonum fasciculatum*). Several Joshua trees and juniper trees (*Juniperus californica*) occur within the immediate vicinity of the project site, but will not be impacted by the development of the proposed facility. A complete list of plant species observed on or in the vicinity of the project site can be found in Appendix A: Field Data Sheets.

3.3 - SOILS

The projects site contains a single soil series. A soil series is a group of soils that have similar soil profiles (such as, thickness and arrangement). The soils that exist on the project site and the site's

associated parcel consist of Hesperia loamy fine sand, 2 to 5 percent slopes (United States Department of Agriculture (USDA) Soil Survey.

3.4 - GENERAL WILDLIFE

The project site and surrounding area provide habitat for wildlife species that commonly occur in mixed desert scrub communities. No amphibian, reptilian, or mammalian species were observed or detected during the field survey. Avian species observed/detected include:

- Common raven (*Corvus corax*)
- Mourning dove (*Zenaida macroura*)
- House wren (*Troglodytes aedon*)

Other wildlife species expected to occur onsite include western fence lizard (*Sceloporus occidentalis*), California towhee (*Pipilo crissalis*), and white-tailed antelope squirrel (*Ammospermophilus leucurus*).

3.5 - SENSITIVE BIOLOGICAL RESOURCES

Special Status Species

Special status species are native species that have been accorded special legal or management protection because of concern for their continued existence. There are several categories of protection at both federal and state levels, depending on the magnitude of threat to continued existence and existing knowledge of population levels.

The U.S. Fish and Wildlife Service (USFWS) administers the federal Endangered Species Act (ESA). The ESA provides a process for listing species as either threatened or endangered, and methods of protecting listed species. The ESA defines as "endangered" any plant or animal species that is in danger of extinction throughout all or a significant portion of its range. A "threatened" species is a species that is likely to become endangered in the foreseeable future. A "proposed" species is one that has been officially proposed by USFWS for addition to the federal threatened and endangered species list.

Section 9 of the ESA prohibits "take" of threatened or endangered species. The term "take" means to harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in such conduct. Take can include disturbance to habitats used by a threatened or endangered species during any portion of its life history. The presence of any federally threatened or endangered species that is in a project area generally imposes severe constraints on development, particularly if development would result in take of the species or its habitat. Under the regulations of the ESA, the USFWS may authorize take when it is incidental to, but not the purpose of, an otherwise lawful act.

The California Department of Fish and Wildlife (CDFW) administers the California Endangered Species Act (CESA). The State of California considers an "endangered" species one whose prospects of survival and reproduction are in immediate jeopardy, a "threatened" species is one present in such small numbers throughout its range that it is likely to become an endangered species in the near future in the absence of special protection or management, and a "rare" species is one present in such small numbers throughout its range that it may become endangered if its present environment worsens. The term "rare" species applies to California native plants. State threatened and endangered species are fully protected against take, as defined above. "Species of special concern" is an informal designation used by CDFW for some declining wildlife species that are not state candidates. This designation does not provide legal protection, but signifies that these species are recognized as sensitive by CDFW.

The California Native Plant Society (CNPS) has developed an inventory of California's sensitive plant species (Tibor 2001). This inventory summarizes information on the distribution, rarity, and endangerment of California's vascular plants. The inventory is divided into four lists based on the rarity of the species. In addition, the CNPS provides an inventory of plant communities that are considered sensitive by the state and federal resource agencies, academic institutions, and various conservation groups. Determination of the level of sensitivity is based on the number and size of remaining occurrences as well as recognized threats.

Sensitive habitats are natural communities that support concentrations of sensitive plant or wildlife species, are of relatively limited distribution, or are of particular value to wildlife (CNDDB 2022). Sensitive habitats are not afforded legal protection unless they support protected species, except for wetland habitats, which cannot be filled without authorization from the U.S. Army Corps of Engineers (USACE) and CDFW.

The following discussion describes the special-status plants, wildlife, and habitats that have been afforded special recognition by federal, state, or local resource agencies or organizations and are known to occur in the region of the project site. Sources used for the classification of sensitive resources are as follows:

- Plants - California Department of Fish and Wildlife (CDFW April 2022), California Natural Diversity Data Base (CNDDB 2022), and California Native Plant Society (Tibor 2001 and CNPSEI 2022)
- Habitats - CNDDB (2022), Holland (1986)
- Wildlife - CDFW (March 2022), CNDDB (2022)

A review of the CNDDB and the CNPS Electronic Inventory of Rare and Endangered Vascular Plants resulted in a list of 7 sensitive plant species, 14 sensitive wildlife species, and 0 sensitive plant communities that occur within the Hesperia, California USGS topographic quadrangle.

The sensitive plant species include:

- Booths evening-primrose (*Eremothera boothii* ssp. *boothii*)
- Western Joshua tree (*Yucca brevifolia*)
- Mojave paintbrush (*Castilleja plagiotoma*)
- Mojave spineflower (*Chorizanthe spinosa*)
- Ribbed cryptantha (*Johnstonella costata*)
- Short-joint beavertail (*Opuntia basilaris* var. *brachyclada*)
- White pygmy-poppy (*Canbya candida*)

Vegetation on the project site consists of a mixed desert scrub community. Several western Joshua trees occur within the vicinity of the access road and lease area, however, no impacts are anticipated to occur to the western Joshua trees during the construction or ongoing operations associated with the proposed facility. Therefore, the development of the project site is not expected to adversely impact western Joshua trees.

The sensitive wildlife species include:

- American badger (*Taxidea taxus*)
- Burrowing owl (*Athene cunicularia*)
- Coast horned lizard (*Phrynosoma blainvillii*)
- Cooper's hawk (*Accipiter cooperi*)
- Costa's hummingbird (*Calypte costae*)
- Gray vireo (*Vireo vicinior*)
- Le Conte's thrasher (*Toxostoma lecontei*)
- Loggerhead shrike (*Lanius ludovicianus*)
- Long-eared owl (*Asio otus*)
- Mohave ground squirrel (*Spermophilus mohavensis*)
- Mohave tui chub (*Siphateles bicolor mohavensis*)
- Pallid bat (*Antrozous pallidus*)
- Willow flycatcher (*Empidonax traillii*)
- Yellow warbler (*Dendroica petechia brewsteri*)

Proposed development will be contained within an undeveloped parcel and native vegetation occurs onsite. The proposed access road and lease area consists of heavily compacted bare ground and no small mammal burrows occur on the project site. The proposed project site contains a mixed desert scrub community; however, no small mammal burrows were observed onsite. No portions of the proposed development footprint contain the important habitat suitability elements for any of the above-listed sensitive wildlife species; none are likely to occur within the proposed development footprint itself. Therefore, no direct impacts are anticipated to result to any sensitive wildlife species and their habitat from implementation of the proposed project.

No sensitive plant communities occur on the project site.

3.6 - JURISDICTIONAL AREAS

The USACE regulates discharges of dredged or fill material into waters of the United States. These waters include wetlands and non-wetland bodies of water that meet specific criteria. USACE regulatory jurisdiction pursuant to Section 404 of the federal Clean Water Act is founded on a connection or nexus between the water body in question and interstate commerce. This connection may be direct through a tributary system, linking a stream channel with traditional navigable waters used in interstate or foreign commerce, or may be indirect, through a nexus identified in the USACE regulations.

Waters of the U.S.

USACE jurisdiction over non-tidal waters of the United States extends laterally to the ordinary high water mark (OHWM) or beyond the OHWM to the limit of any adjacent wetlands, if present (33 CFR 328.4). The OHWM is defined as "that line on the shore established by the fluctuations of water and indicated by physical characteristics such as a clear natural line impressed on the bank, shelving, changes in the character of soil, destruction of terrestrial vegetation, the presence of litter and debris, or other appropriate means that consider the characteristics of the surrounding area" [33 CFR 329.11(a)(1)]. Jurisdiction typically extends upstream to the point where the OHWM is no longer perceptible. Recently, the federal courts have restricted USACE jurisdiction over waters that are not directly connected to traditional navigable waters (isolated waters), thereby increasing the focus on clearly establishing the physical connection between the subject water body(ies) as a tributary to traditional navigable waters or otherwise by directly establishing the nexus with interstate commerce.

During the biological assessment survey, the site was evaluated according to the guidelines provided in the USACE 1987 Manual (i.e. Environmental Laboratory, 1987). Waters of the U.S. were absent from the site; no water bodies having a perceptible OHWM were identified on site or adjacent to the site.

Wetlands

The USACE and EPA define "wetlands" as "areas that are inundated or saturated by surface or groundwater at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted to life in saturated soil conditions." In order to be considered a jurisdictional wetland under Section 404, an area must possess three wetland characteristics: hydrophytic vegetation, hydric soils, and wetland hydrology. Each characteristic has a specific set of mandatory wetland criteria that must be satisfied in order for that particular wetland characteristic to be met. Several parameters may be analyzed to determine whether the criteria are satisfied.

The project site and surrounding area contain plant species commonly found in mixed desert scrub communities. No hydrophytic plant species were observed on the project site; therefore, it was not necessary to examine the other two wetland criteria (hydrology and soils), since all three criteria must be met where wetlands are present. No jurisdictional wetlands will be impacted by the installation of the proposed facility.

3.7 - NESTING BIRDS

The Migratory Bird Treaty Act (MBTA) protects all common wild birds found in the United States except the house sparrow, starling, feral pigeon, and resident Wildlife birds such as pheasant, grouse, quail, and wild turkey. Resident Wildlife birds are managed separately by each state. The MBTA makes it unlawful for anyone to kill, capture, collect, possess, buy, sell, trade, ship, import, or export any migratory bird including feathers, parts, nests, or eggs.

California Fish and Game (CFG) Code 3503 makes it illegal to destroy any birds' nest or any birds' eggs that are protected under the MBTA. CFG Code 3503.5 further protects all birds in the orders *Falconiformes* and *Strigiformes* (birds of prey, such as hawks and owls) and their eggs and nests from any form of take.

No avian nests or nesting activity were observed during the field survey. The trees and shrubs located within the immediate vicinity of the project site provide suitable avian nesting habitat.

SECTION 4:
SENSITIVE BIOLOGICAL RESOURCES IMPACT ANALYSIS

4.1 - SENSITIVE PLANT AND WILDLIFE SPECIES

- **Sensitive Plant Species:** Several western Joshua trees occur within the vicinity of the access road and lease area, however, no impacts are anticipated to occur to the western Joshua trees during the construction or ongoing operations associated with the proposed facility. EAS consulted with CDFW biologists following the approval of the Western Joshua Tree Conservation Act. The CDFW biologist concurred that although western Joshua trees occur within the vicinity of the site, they are not likely to be impacted by the development of the proposed facility and no additional permits are required.

- A western Joshua tree occurs approximately 30-feet west of the proposed utility line trench route and access road. The following avoidance and mitigation measures are recommended in order to minimize potential impacts to the western Joshua tree.

- A designated biologist will provide a worker environmental awareness training program to all personnel working on the project and be present during trenching and ground disturbing activities that occur near the western Joshua tree.

- All work areas will be confined to the smallest area possible and all work areas will be clearly delineated.

- To minimize potential impacts to the western Joshua tree, the limits of the proposed trench route and access road should be marked with exclusion fencing will be installed to ensure no impacts occur to the tree.

- To minimize potential impacts from vehicles travelling to the site, all vehicles must maintain speeds below 10 mph when accessing the site.

- **Sensitive Wildlife Species:** The project site contains no suitable habitat for any sensitive wildlife species. Therefore, no sensitive wildlife species have a moderate or high potential to occur onsite and focused surveys are not recommended.

- Several burrows suitable for burrowing owl and Mohave ground squirrel were observed within the vicinity of the project site. No Mohave ground squirrel, owls or owl sign were observed during the survey and the site is considered unoccupied. Due to the presence of suitable habitat within the vicinity of the project site, a preconstruction clearance survey is recommended within two weeks of the onset of construction activity.

- **Sensitive Plant Communities:** No sensitive plant communities occur on the project site, none will be impacted by the proposed development.

4.2 - JURISDICTIONAL AREAS

No potentially jurisdictional waters or wetlands are present on or in the vicinity of the project site. Therefore, installation of the proposed facility will not impact any jurisdictional areas.

4.3 - NESTING BIRDS

The trees and shrubs located within the immediate vicinity of the project site provide suitable nesting habitat for several avian species. Therefore, pursuant to the MBTA and CFG Code, installation of the proposed facility should be conducted outside the nesting season. The nesting season generally extends from early February through August, but can vary slightly from year to year based upon seasonal weather conditions.

If facility installation must occur during the nesting season, a qualified biologist should conduct a nesting bird survey to identify any potential nesting activity. If active nests are observed, construction activity must be prohibited within a 500-foot (~160-meter) buffer around the nest until the nestlings have fledged. All construction activity within the vicinity of active nests must be conducted in the presence of a qualified biological monitor. Construction activity may encroach into the buffer area at the discretion of the biological monitor.

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Appendix A: Field Data Sheets and Site Photographs

APPENDIX E

CULTURAL RESOURCES REPORT



AT&T Site CSL02583 (Kendall Property)

Phase I Cultural Resource Assessment
AT&T Mobility, LLC Facility Candidate CSL02583 (Kendall Property), Hesperia, San Bernardino County, California

Hesperia, California, USGS 7.5-minute Topographic Quadrangle Map
Section 2, Township 3 North, Range 5 West
APN 0357-411-12-0000
1.06-Acre Study Area

Prepared for:

AT&T Mobility, LLC
1452 Edinger Avenue, 3rd Floor
Tustin, CA 92780

Submitted To:

County of San Bernardino Planning Department
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San Bernardino, CA 92415

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Fieldwork Conducted By: Sarah A. Williams, M.A.
Fieldwork Conducted On: October 13, 2022
Report Date: January 5, 2023

Keywords: 1.06 Acre, Negative Results, Buffalo Road and Jargon Road

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MANAGEMENT SUMMARY

This report documents a cultural resource assessment for AT&T Mobility, LLC (AT&T) project, CSL02583 (Kendall Property), located at 13225 Buffalo Road, in the City of Hesperia, San Bernardino County, California. AT&T proposes to place antennas in a new 117-foot-tall faux water tank stealth antenna structure and install associated equipment. Environmental Assessment Specialists, Inc. (EAS) has conducted this investigation at the request of AT&T.

This investigation was designed to be compliant with National Environmental Policy Act (NEPA) standards and was written in accordance with Section 106 of the National Historic Preservation Act (NHPA) as regulated by the Nationwide Programmatic Agreement for the Review of Effects on Historic Properties for Certain Undertakings Approved by the Federal Communications Commission of September 2004 (PA). In addition, the investigation addresses specific California Environmental Quality Act (CEQA)-level requirements, as requested by the County of San Bernardino Planning Department.

The parcel measures approximately 2.27 acres and is located within APN 0357-411-12-0000. The Area of Potential Effects (APE) is a smaller area within the 2.27-acre project area consisting of the tower location and lease area with a buffer of approximately 200 feet in every direction. The project area measures approximately 1.06 acres.

On September 27, 2022, EAS archaeologist Sarah Williams, M.A., conducted a record search at the South Central Coastal Information Center (SCCIC), which is located at the California State University, Fullerton. A search radius of one mile outside the APE boundaries was used and the results indicated that no known cultural resources are present within the APE or the larger project area. Details of the record search results are found in Section 4.

EAS contacted the Native American Heritage Commission (NAHC) on September 13, 2022, requesting a Sacred Lands File search for the APE. The response from the NAHC was received on November 29, 2022. The NAHC response indicated positive results for sacred lands or traditional cultural properties for the APE. EAS subsequently sent information-request letters to each tribal entity named by the NAHC on December 5, 2022. All responses received at the EAS office have been incorporated into Appendix A.

A pedestrian survey was conducted on October 13, 2022, for the APE with negative results. Based upon the findings of the pedestrian survey in conjunction with the lack of known cultural resources within the APE, EAS finds it unlikely that cultural resources, including historic properties and/or cultural resources, would be adversely affected/impacted by the proposed project development. Therefore, EAS recommends a finding of no adverse effect/impacts to historic properties/cultural resources and does not recommend additional mitigative efforts prior to project implementation.

SECTION 1: INTRODUCTION

At the request of AT&T, EAS conducted a cultural resource assessment for an APE within a parcel totaling approximately 2.27-acres. The proposed project consists of the installation of antennas in a new faux-water tank stealth antenna structure for AT&T.

Federal, state, and local agencies have developed laws and regulations designed to protect significant cultural resources that may be affected by projects regulated, funded, or undertaken by an agency. These laws govern the preservation of cultural resources of national, state, regional, and local significance. The assessment for this project was conducted in accordance with the National Environmental Policy Act (NEPA) of 1969; Section 106 of the National Historic Preservation Act (NHPA) of 1966, as amended, as implemented at 36 Code of Federal Regulations (CFR) 800, all as governed by the Nationwide Programmatic Agreement for the Review of Effects on Historic Properties for Certain Undertakings Approved by the Federal Communications Commission of September 2004 (PA). In addition, this assessment fulfills specific California Environmental Quality Act (CEQA) requirements, as requested by the County of San Bernardino.

This report follows the California Office of Historic Preservation (OHP) procedures for cultural resource surveys and the Guidelines of the State Office of Historic Preservation's Archaeological Resource Management Report (ARMR): Recommended Contents and Format for archaeological reports. This report is organized into sections and appendices, which are summarized as follows:

- Section 1 introduces the project, the location, and the cultural resources team.
- Section 2 summarizes cultural setting.
- Section 3 presents the regulatory framework and scope of work.
- Section 4 provides the records search and survey results.
- Section 5 provides management recommendations.
- Section 6 contains the project certification.
- Section 7 presents a reference list.
- Appendix A provides required cultural resource compliance documents.
- Appendix B provides personnel qualifications.
- Appendix C provides recent photographs of the APE.
- Appendix D provides the construction documents.

1.1 - Project Location

The 1.06-acre project area is generally located in the western portion of San Bernardino County near the City of Hesperia, California, and is found 0.41 mile south of Ranchero Road and 2.56 miles east of Interstate 15 (Exhibit 1). The APE is on the Hesperia, California, United States Geological Survey (USGS) 7.5-minute topographic quadrangle map, in Section 2 of Township 3 North, Range 5 West (Exhibit 2). Specifically, it is located west of Escondido Avenue, south of Buffalo Road, east of Jargon Road, and north of Farmington Street (Exhibit 3). The APE is located within the southwestern portion of APN 0357-411-12-0000. The San Bernardino County Assessor shows the total parcel acreage for 0357-411-12-0000 is 2.77 acres.

1.2 - Project Description

AT&T proposes the installation of a new unmanned telecommunications facility at this location. Proposed is the installation of a new 28’ diameter x 117’ tall faux water tank within the new CMU enclosure, 12 panel antennas mounted within the faux water tank, 36 remote radio unites and 6 DC9 surge suppressors at antenna level. Additionally proposed are a 10’ tall split face CMU enclosure with 2” wall cap, 1 CWIC equipment shelter, 1 20kW AC Generac generator with 140 gallon total diesel fuel tank, 1 GPS antenna at grade level, landscaping and irrigation, power and telco panels, and power, telco and fiber/coax runs. Power and telco runs will be approximately 435’ in length (Appendix D).

1.3 - Environmental Setting

1.3.1 - Topography, Geology, and Soils

The project is located on a slight slope on a shallow ridge in an undeveloped desert lot. Scattered rural residential structures are located along the surrounding, more roads. The faux water tank structure and equipment enclosure will be in the southwest portion of the parcel. The elevation ranges from approximately 3700 feet above mean sea level (AMSL) to 3720 feet AMSL within the project area.

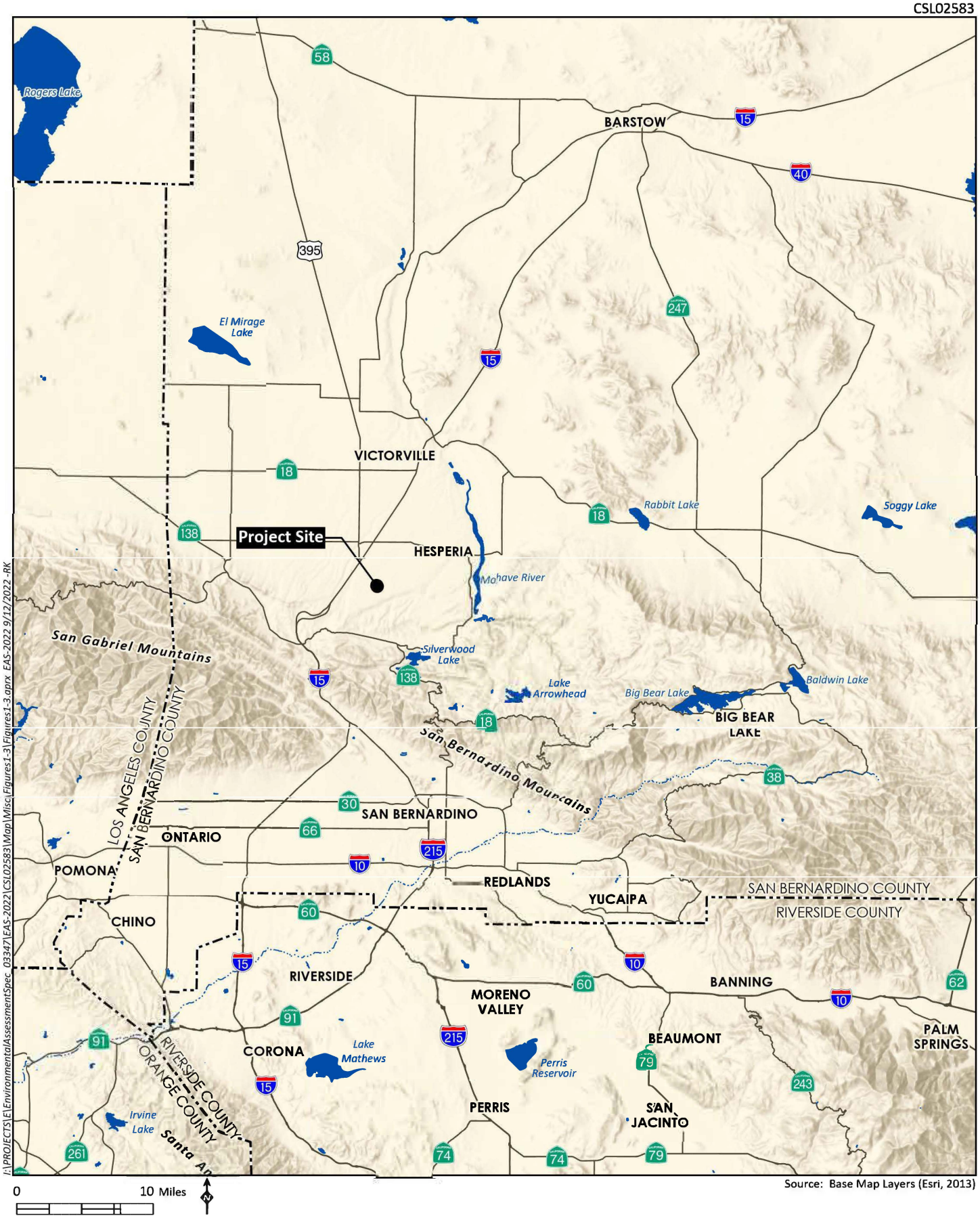
The project area is geologically mapped as containing Quaternary older alluvium.

1.3.2 - Vegetation and Wildlife

Vegetation within the project area consists of plants within the Joshua Tree Woodland community, with some non-native grasses. No wildlife was observed during the site visit.

1.3.3 - Land Use

The APE is in the southwest corner of the parcel, which is undeveloped desert land. The vicinity surrounding the APE has been partially developed for rural residential properties, centered on larger streets, like Escondido Avenue, and some of the larger dirt crossroads.

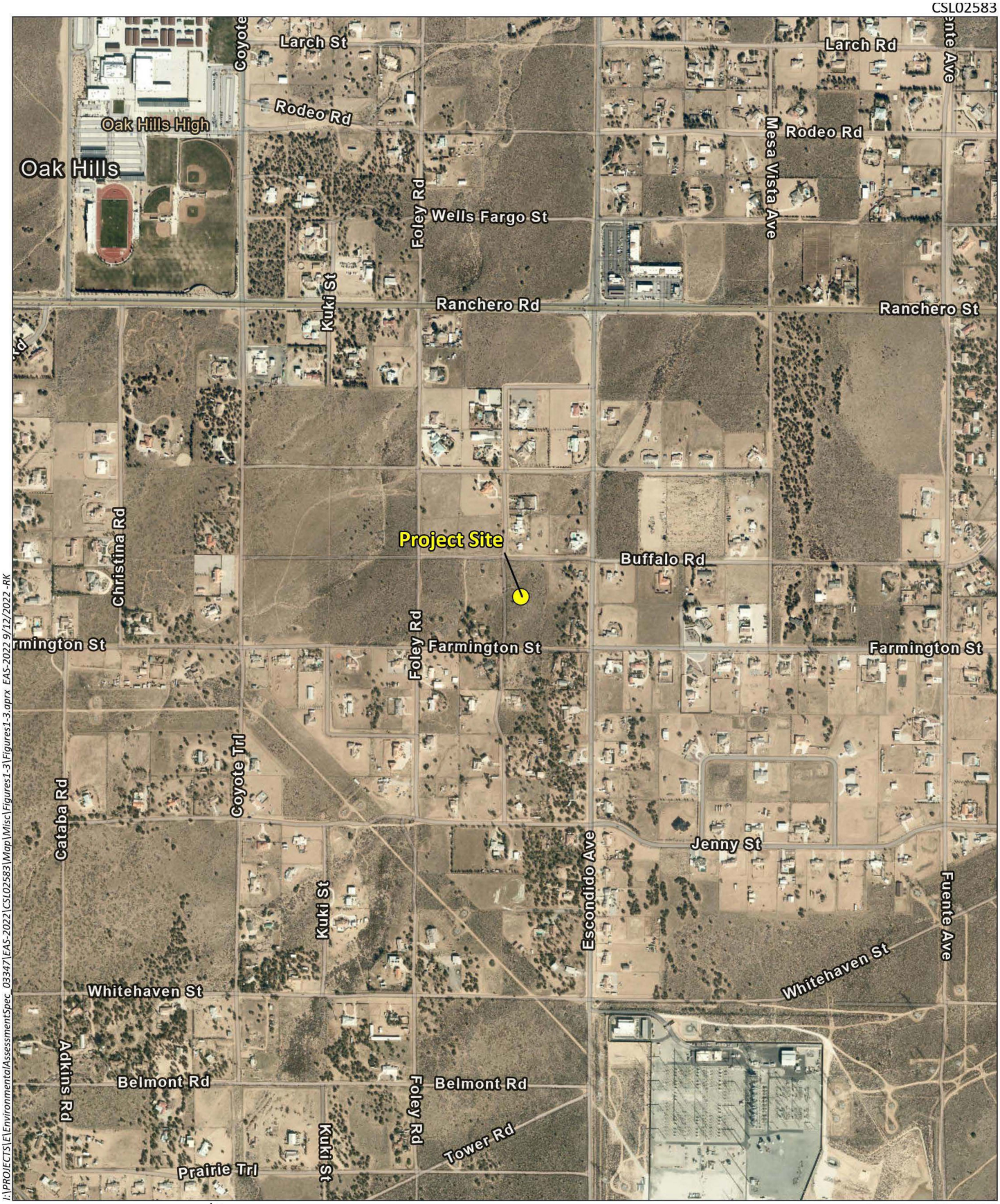


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Source: Base Map Layers (Esri, 2013)

Regional Location

Figure 1



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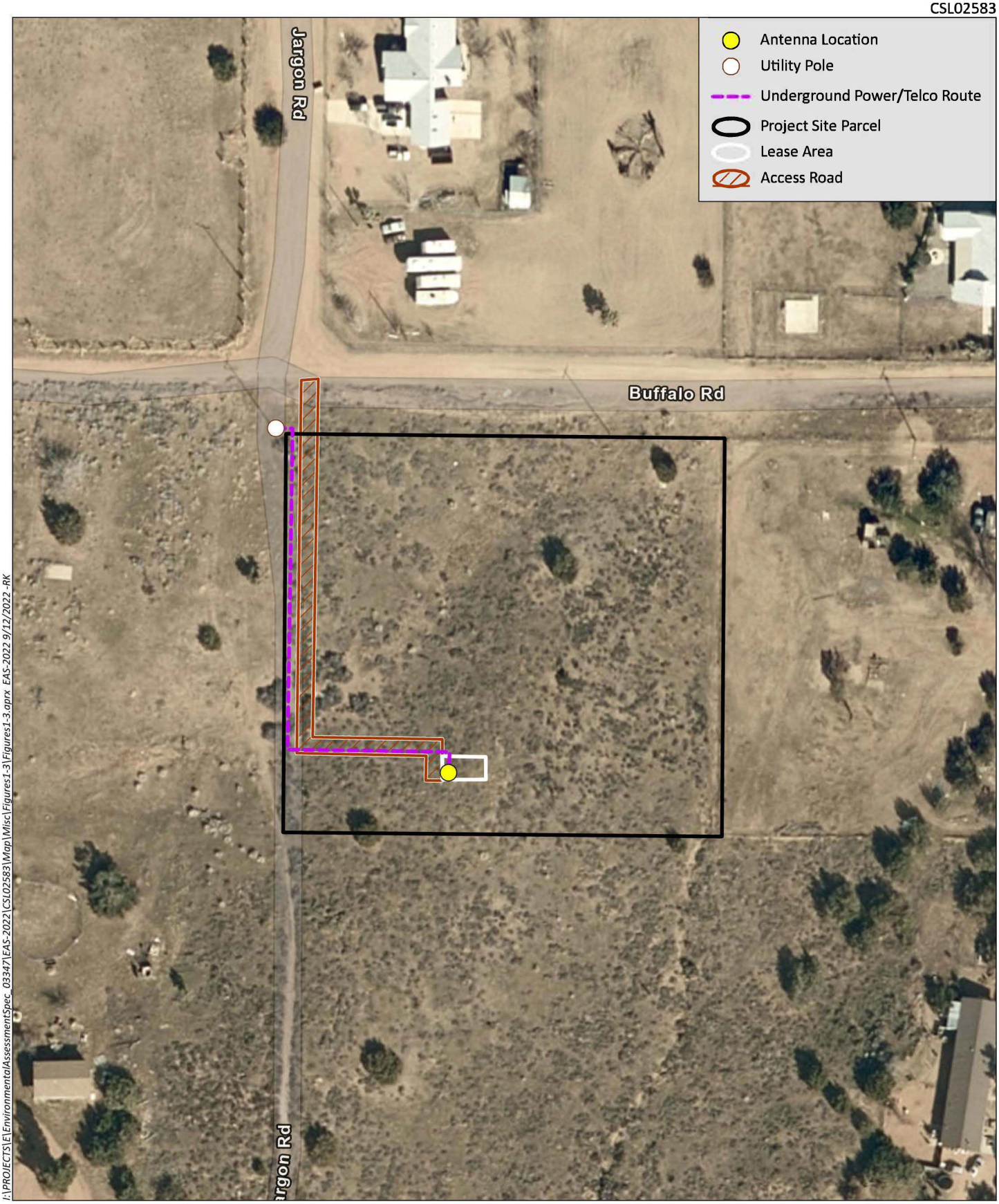
0 1,000 Feet

Source: Aerial (Esri 2020)

Site Location

Figure 2

CSL02583



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Source: Aerial (Esri 2020)

0 100 Feet

N

Project Site

Figure 3

1.4 - Assessment Team

EAS archaeologist Sarah Williams, M.A., conducted the cultural resource records search at the SCCIC on September 27, 2022. Ms. Williams conducted the site survey on October 13, 2022 and authored this report. Ms. Carrie D. Wills, M.A., RPA, reviewed the report. Professional qualifications for all team members are in Appendix B.

SECTION 2: CULTURAL SETTING

The following is a brief overview of the pre-contact and historic context in which to understand the relevance of sites found in the general vicinity of the APE. This section is not intended to be a comprehensive review of the current resources available; rather this section serves as a generalized overview. Descriptions that are more detailed can be found in ethnographic studies, mission records, and major published sources including Kroeber (1925), Wallace (1955), Warren (1968), Heizer (1978), Moratto (1984), and Chartkoff and Chartkoff (1984), Jones and Klar (2007).

2.1.1 - Pre-contact Background

Four general, but distinctive cultural periods have been identified by Wallace (1955) for the pre-contact occupation of southern California (Early Hunter; Milling Stone; Intermediate; Late).

Early Hunter Period (before 6500 B.C.) sites are characterized by large projectile points and other stone implements adapted to chase big game animals. The large size and weight of the points suggest that the primary weapon for hunting was the dart, propelled by a spear thrower. Lack of grinding tools, suggest that the inhabitants were not exploiting the plant foods to the extent that later cultures were. They were nomadic in hunters, following the game throughout the seasons. Archaeological sites representing this early period are not common.

The Milling Stone Period (about 6500 B.C. to 1000 B.C.) represents a long period of time characterized by small, highly mobile groups of Native Americans. These groups probably had a seasonal round of settlement that included both inland and coastal residential bases. They relied primarily on grasses and seeds for food. Characteristic inland sites include numerous manos, metates, and hammerstones. Shell middens are more common at coastal sites.

The Intermediate Period occurred from approximately 1000 B.C. to A.D. 750. Mortars and pestles first appear in this period, indicating knowledge of acorn leaching. Use of the acorn probably permitted greater sedentism, especially at inland locations. Large projectile points suggest use of spear throwers rather than the bow and arrow. Settlement patterns during this period are not well understood.

The Late Period (A.D. 750 to Historic Contact) saw a more semi-sedentary settlement pattern. Smaller project points suggest introduction of the bow and arrow and less or no reliance on the spear thrower.

2.2 - Native American Background: Serrano

The Serrano are part of the Takic language family, which is a language group also shared, albeit distantly, by the Luiseno, Tongva, Cahuilla and Cupeno tribal entities

Although it is difficult to ascribe a definitive boundary for the Serrano, the literature has suggested that this nationality had encompassed a vast and topographically varied area. The localities of eastern Los

Angeles County, along the Cajon Pass to Victorville, to the far eastern reaches of Twentynine Palms, which is beyond the foothills of the San Bernardino Mountains and to the southern extremities of the San Gorgonio Pass. As with most Native peoples, a typical village site would have been located within the accessibility of water and in areas that would provide a good shelter from the wind.

2.3 - Historic Background

The Spanish used the existing overland routes established by the Serrano Indians to travel through the High Desert region, exploring through the region to become the State of California. In the early 1800s, Jedediah Smith was one of the first American explorers to also used the same routes to travel through the valley to the Cajon Pass, into the San Bernardino Valley before heading to the San Gabriel Mission. Other travelers, traders, and settlers followed along the same routes, including a group of Mormons in 1851 who would settle the city of San Bernardino. In 1861, John Brown, Sr., built a toll road through Crowder Canyon, which was in use until the railroad was built in the 1880s (County of San Bernardino; Stickel and Weinman-Roberts, 1980).

2.3.1 - The Settlement of Hesperia

Max Stroebel was one of the first landowners of the High Desert region which became Hesperia. He bought 35,000 acres in 1869 to prepare for the railroad coming through the region. But when it took longer than anticipated, Stroebel sold it in 1871 to a group of Germans wishing to form temperance colony. The group, later known as the 35th Parallel Association, sold the land in 1885, beginning a series of quick sales, ending with the sale to the Hesperia Land and Water Company in 1886. The town was laid out, and water was brought in from Deep Creek via the Hesperia Ditch (County of San Bernardino; Stickel and Weinman-Roberts, 1980).

The Atchison, Topeka and Santa Fe railroad was completed in 1885. The original industry of the region was transporting juniper into Los Angeles by train (City of Hesperia). However, successive floods kept washing out the water pipeline in 1888, discouraging those who had been lured by the promises of the Development company, leading the town settlers to leave (Stickel and Weinman-Roberts, 1980).

In 1911, the water system was taken over by the Appleton Land, Water and Power Company, running the water system to Victorville and Hesperia. The Hesperia Water Company was formed in 1915, to operate the system in Hesperia (Digital Desert).

When Route 66 was completed in 1928, Hesperia became a stopping point for people ascending and descending through the Cajon Pass. After the 1950s, Hesperia began growing again when the Hesperia Land and Development Company purchased the town and began developing it again. The City of Hesperia was incorporated in 1888 (City of Hesperia; County of San Bernardino).

2.4 - Bureau of Land Management General Land Office Records Search

EAS conducted an on-line search of the Bureau of Land Management (BLM) General Land Office (GLO) records for Section 2 of Township 3 North, Range 5 West. Three patents are on record for this section.

Names on patent	Issue Date	Authority	Acres	Section, Township, Range	Aliquots
Ball, Vicent W	29 June 1920	May 20, 1862: Homestead EntryOriginal (12 Stat. 392)	155.36	S2, T3N R5W S2, T3N R5W	Lot/Trct 1 Lot/Trct 2
Clipperton, Norval H	13 June 1918	May 20, 1862: Homestead EntryOriginal (12 Stat. 392)	314.72	S2, T3N R5W S2, T3N R5W S2, T3N R5W	SW ¼ Lot/Trct 1 Lot/Trct 2
Del Dotto, Joseph A	3 March 1919	May 20, 1862: Homestead EntryOriginal (12 Stat. 392)	160.00	S2, T3N R5W	SE ¼

The APE is in the southeast quarter of the southeast quarter of the northwest quarter in Section 2 of Township 3 North and Range 5 West. Two patents include this section, suggesting that the APE was included in previous land patents.

SECTION 3: REGULATORY FRAMEWORK AND SCOPE OF WORK

Federal agencies are required to consider the effects of their actions on historic properties and afford the Advisory Council on Historic Preservation (ACHP) a reasonable opportunity to comment on such undertakings under NEPA Section (§)106. Federal agencies are responsible for initiating NEPA §106 review and completing the steps in the process that are outlined in the regulations. They must determine if NHPA §106 applies to a given project and, if so, initiate review in consultation with the State Historic Preservation Officer (SHPO) and/or Tribal Historic Preservation Officer (THPO). Federal agencies are also responsible for involving the public and other interested parties. Furthermore, NHPA § 106 requires that any federal or federally assisted undertaking, or any undertaking requiring federal licensing or permitting, consider the effect of the action on historic properties listed in or eligible for the NRHP. Under the CFR, 36 CFR Part 800.8, federal agencies are specifically encouraged to coordinate compliance with NEPA §106 and the NEPA process. The implementing regulations "Protection of Historic Properties" are found in 36 CFR Part 800. Resource eligibility for listing on the NRHP is detailed in 36 CFR Part 63 and the criteria for resource evaluation are found in 36 CFR Part 60.4 [a-d].

The NHPA established the National Register of Historic Places (NRHP) as the official federal list for cultural resources that are considered important for their historical significance at the local, state, or national level. To be determined eligible for listing in the NRHP, properties must meet specific criteria for historic significance and possess certain levels of integrity of form, location, and setting. The criteria for listing on the NRHP are significance in American history, architecture, archaeology, engineering, and culture as present in districts, sites, buildings, structures and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association. In addition, a resource must meet one or all of these eligibility criteria:

1. Is associated with events that have made a significant contribution to the broad patterns of our history.

2. Is associated with the lives of persons significant in our past.

3. Embodies the distinctive characteristics of a type, period, or method of construction; represent the work of a master; possess high artistic values, represent a significant and distinguishable entity whose components may lack individual distinction.

4. Have yielded, or may be likely to yield, information important in prehistory or history.

Criterion D is usually reserved for archaeological resources. Eligible properties must meet at least one of the criteria and exhibit integrity, measured by the degree to which the resource retains its historical properties and conveys its historical character.

3.1.1 - Criteria Considerations

Ordinarily cemeteries, birthplaces, graves of historical figures, properties owned by religious institutions or used for religious purposes, buildings that have been moved from their original locations, reconstructed historic buildings, properties primarily commemorative in nature, and properties that have achieved significance within the past 50 years are generally not considered eligible for the NRHP. However, such properties will qualify if they are integral parts of districts that do meet the criteria or if they fall within the following categories:

1. A religious property deriving primary significance from architectural or artistic distinction or historical importance.

2. A building or structure removed from its original location which is primarily significant for architectural value, or which is the surviving structure most importantly associated with a historic person or event.

3. A birthplace or grave of a historical figure of outstanding importance if there is no appropriate site or building associated with his or her productive life.

4. A cemetery that derives its primary importance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events.

5. A reconstructed building when accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan, and when no other building or structure with the same association has survived.

6. A property primarily commemorative in intent if design, age, tradition, or symbolic value has invested it with its own exceptional significance.

7. A property achieving significance within the past 50 years if it is of exceptional importance.

3.2 - Thresholds of Significance

In consultation with the SHPO/THPO and other entities that attach religious and cultural significance to identified historic properties, the Agency shall apply the criteria of adverse effect to historic

properties within the Area of Potential Effect (APE). The Agency official shall consider the views of consulting parties and the public when considering adverse effects.

3.2.1 - Federal Criteria of Adverse Effects

Under federal regulations, 36 CFR Part 800.5, an adverse effect is found when an undertaking alters, directly or indirectly, any of the characteristics of a historic property that qualifies the property for inclusion in the NRHP in a manner that diminishes the integrity of the property's location, design, setting, materials, workmanship, feeling, or association. Consideration will be given to all qualifying characteristics of a historic property, including those that may have been identified subsequent to the original evaluation of the property's eligibility for listing in the NRHP. Adverse effects may include reasonably foreseeable effects caused by the undertaking that may occur later in time, be further removed in distance, or be cumulative.

According to 36 CFR Part 800.5, adverse effects on historic properties include, but are not limited to, those listed below:

- Physical destruction of or damage to all or part of the property.
- Alteration of a property, including restoration, rehabilitation, repair, maintenance, stabilization, hazardous material remediation, and provision of handicapped access, that is not consistent with the US Secretary of the Interior's Standards for the Treatment of Historic Properties per 36 CFR Part 68 and applicable guidelines.
- Removal of the property from its historic location.
- Change of the character of the property's use or of physical features within the property's setting that contribute to its historic significance.
- Introduction of visual, atmospheric, or audible elements that diminish the integrity of the property's significant historic features.
- Neglect of a property that causes its deterioration, except where such neglect and deterioration are recognized qualities of a property of religious and cultural significance to an Indian tribe or Native Hawaiian organization.
- Transfer, lease, or sale of property out of federal ownership or control without adequate and legally enforceable restrictions or conditions to ensure long term preservation of the property's historic significance.

3.2.2 - If Adverse Effects Are Found

If adverse effects are found, the agency official shall continue consultation as stipulated at 36 CFR Part 800.6. The agency official shall consult with the SHPO/THPO and other consulting parties to develop alternatives to the undertaking that could avoid, minimize, or mitigate adverse effects to historic resources. According to 36 CFR Part 800.14(d), if adverse effects cannot be avoided then standard treatments established by the ACHP may be used as a basis for Memorandum of Agreement (MOA).

According to 36 CFR Part 800.11(e), the filing of an approved MOA, and appropriate documentation, concludes the § 106 process. The MOA must be signed by all consulting parties and approved by the ACHP prior to construction activities. If no adverse effects are found and the SHPO/THPO or the ACHP do not object within 30 days of receipt, the agencies' responsibilities under § 106 will be satisfied upon completion of report and documentation as stipulated in 36 CFR Part 800.11. The information must be made available for public review upon request, excluding information covered by confidentiality provisions.

With regard to the FCC Programmatic Agreement, special emphasis is placed upon cultural resources with a California Historical Resource Status of 1 through 3. For the purposes of this cultural resources assessment, a Historic Property is further regarded as:

1. Properties listed in the National Register or the California Register.

2. Properties determined eligible for listing in the National Register or the California Register.

3. Appears eligible for the National Register or the California Register through Survey Evaluation.

3.3 - State-Level Evaluation Processes

An archaeological site may be considered an historical resource if it is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military or cultural annals of California per PRC § 5020.1(j) or if it meets the criteria for listing on the CR per California Code of Regulations (CCR) at Title 14 CCR § 4850.

The most recent amendments to the CEQA guidelines direct lead agencies to first evaluate an archeological site to determine if it meets the criteria for listing in the CR. If an archeological site is a historical resource, in that it is listed or eligible for listing in the CR, potential adverse impacts to it must be considered as stated in PRC §§ 21084.1 and 21083.2(l). If an archeological site is considered not to be a historical resource but meets the definition of a "unique archeological resource" as defined in PRC § 21083.2, then it would be treated in accordance with the provisions of that section.

With reference to PRC § 21083.2, each site found within a project area will be evaluated to determine if it is a unique archaeological resource. A unique archaeological resource is described as an archaeological artifact, object, or site about which it can be clearly demonstrated that, without merely adding to the current body of knowledge, there is a high probability that it meets one or more of the following criteria:

1. Contains information needed to answer important scientific research questions and that there is a demonstrable public interest in that information.

2. Has a special and particular quality such as being the oldest of its type or the best available example of its type.

3. Is directly associated with a scientifically recognized important pre-contact or historic event or person.

As used in this report, "non-unique archaeological resource" means an archaeological artifact, object, or site that does not meet the criteria for eligibility for listing on the CR, as noted in subdivision (g) of PRC § 21083.2. A non-unique archaeological resource requires no further consideration, other than simple recording of its components and features. Isolated artifacts are typically considered non-unique archaeological resources. Historic structures that have had their superstructures demolished or removed can be considered historic archaeological sites and are evaluated following the processes used for pre-contact sites. Finally, OHP recognizes an age threshold of 45 years. Cultural resources built less than 45 years ago may qualify for consideration, but only under the most extraordinary circumstances.

Title 14, CCR, Chapter 3 § 15064.5 is associated with determining the significance of impacts to archeological and historical resources. Here, the term historical resource includes the following:

4. A resource listed in, or determined eligible by the State Historical Resources Commission, for listing in the CR (PRC § 5024.1; Title 14 CCR, § 4850 et seq.).

5. A resource included in a local register of historical resources, as defined in PRC § 5020.1(k) or identified as significant in an historical resource survey meeting the PRC § 5024.1(g) requirements, shall be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant.

6. Any object, building, structure, site, area, place, record, or manuscript, which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered a historical resource, provided the lead agency's determination

is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be historically significant if the resource meets the criteria for listing on the California Register of Historical Resources (PRC § 5024.1; Title 14 CCR § 4852) including the following:

1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

2. Is associated with the lives of persons important in our past.

3. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.

4. Has yielded, or may be likely to yield, information important in prehistory or history.

Typically, archaeological sites exhibiting significant features qualify for the CR under Criterion D because such features have information important to the prehistory of California. A lead agency may determine that a resource may be a historical resource as defined in PRC §§ 5020.1(j) or 5024.1 even if it is:

- Not listed in or determined to be eligible for listing in the CR.
- Not included in a local register of historical resources pursuant to PRC § 5020.1(k).
- Identified in an historical resources survey per PRC § 5024.1(g).

3.3.1 - Threshold of Significance

If a project will have a significant impact on a cultural resource, several steps must be taken to determine if the cultural resource is a "unique archaeological resource" under CEQA. If analysis and/or testing determine that the resource is a unique archaeological resource and therefore subject to mitigation prior to development, a threshold of significance should be developed. The threshold of significance is a point where the qualities of significance are defined, and the resource is determined to be unique under CEQA. A significant impact is regarded as the physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of the resource will be reduced to a point that it no longer meets the significance criteria. Should analysis indicate that project development will destroy the unique elements of a resource; adverse impacts to the resource must be mitigated under CEQA regulations. The preferred form of mitigation is to preserve the resource in-situ, in an undisturbed state. However, as that is not always possible or feasible, appropriate mitigation measures may include, but are not limited to:

1. Planning construction to avoid the resource.
2. Deeding conservation easements.
3. Capping the site prior to construction.

If a resource is determined to be a "non-unique archaeological resource," no further consideration of the resource is necessary for the lead agency.

3.4 - San Bernardino County Guidelines for Cultural Resources Review

The County of San Bernardino established guidelines for cultural resources work in the Cultural Resources Preservation Overlay (Chapter 82.12) of the County of San Bernardino 2007 Development Code.

82.12.010 Purpose

The Cultural Resources Preservation (CP) Overlay established by Sections 82.01.020 (Land Use Plan and Land Use Zoning Districts) and 82.01.030 (Overlays) is intended to provide for the identification and preservation of important archaeological and historical resources. This is necessary because:

a. Many of the resources are unique and non-renewable; and

b. The preservation of cultural resources provides a greater knowledge of County history, thus promoting County identity and conserving historic and scientific amenities for the benefit of future generations.

Adopted Ordinance 4011 (2007); Amended Ordinance 4067 (2009)

82.12.020 Location Requirements

The CP Overlay may be applied to areas where archaeological and historic sites that warrant preservation are known or are likely to be present. Specific identification of known cultural resources is indicated by listing in one or more of the following inventories:

a. California Archaeological Inventory;

b. California Historic Resources Inventory;

c. California Historical Landmarks;

d. California Points of Historic Interest; and/or

e. National Register of Historic Places.

Adopted Ordinance 4011 (2007); Amended Ordinance 4067 (2009)

82.12.030 Application Requirements

The application for a project proposed within the CP Overlay shall include a report prepared by a qualified professional that determines through appropriate investigation the presence or absence of archaeological and/or historical resources on the project site and within the project area, and recommends appropriate data recovery or protection measures. The measures may include:

a. Site recordation;

b. Mapping and surface collection of artifacts, with appropriate analysis and curation;

c. Excavation of sub-surface deposits when present, along with appropriate analysis and artifact curation; and/or

d. Preservation in an open space easement and/or dedication to an appropriate institution with provision for any necessary maintenance and protection; and/or

e. Proper curation of archeological and historical resource data and artifacts collected within a project area pursuant to federal repository standards. Such data and artifacts shall be curated at San Bernardino County Museum. Pursuant to State Historical Resources Commission motion dated 7 Feb 1992, the repository selected should consider 36 CFR 79, Curation of Federally-owned and Administered Archaeological Collection, Final Rule, as published Federal Register, 12 Sept 1990, or a later amended for archival collection standards.

Adopted Ordinance 4011 (2007); Amended Ordinance 4067 (2009)

82.12.040 Development Standards

a. The proposed project shall incorporate all measures recommended in the report required by Section 82.12.030 (Application Requirements).

b. Archaeological and historical resources determined by qualified professionals to be extremely important should be preserved as open space or dedicated to a public institution when possible.

Adopted Ordinance 4011 (2007); Amended Ordinance 4067 (2009)

82.12.050 Native American Monitor

If Native American cultural resources are discovered during grading or excavation of a development site of the site is within a high sensitivity Cultural Resources Preservation Overlay District, the local tribe will be notified. If requested by the tribe, a Native American Monitor shall be required during such grading or excavation to ensure all artifacts are properly protected and/or recovered.

Adopted Ordinance 4011 (2007); Amended Ordinance 4067 (2009)

3.5 - Research Design

Previous research can provide a basic understanding of the cultural resources that might be found within the project area. While some historical and archaeological work has been done on lands on or within a mile of the project margins, research on the history of peoples living on and near Hesperia, and the land ownership history and background of persons obtaining land from the government through various public claims act can provide a starting point for further research.

General topic areas common to southern California prehistory include 1) pre-contact chronology, 2) subsistence strategies, 3) settlement patterning, 4) exchange, and 5) tool technology. Historic topic areas include 1) land use, 2) personal backgrounds and 3) construction timetables. These general topics are difficult to address at the inventory level of analysis but do provide a background for making statements about what is understood from an inventory. These topics allow for site type and content to be understood and evaluated within the framework of the local site area as well as in the broader context of the region.

For this reason, the goals of a Phase I survey study are to determine whether cultural resources are located within or near a defined project area, what type of resources are present or could be present, and to predict the chance for future discoveries of sites in the project area if construction-related impacts take place. Research assumptions were based upon the findings of the records search conducted at the SCCIC. Field research was undertaken following County parameters, with the archaeological team spaced 15 or less meters apart.

The research assumptions for the field survey consisted of the following:

The probability for detecting pre-contact archaeological sites appears to be low, based upon a minimal number of known pre-contact resources within 1 mile of the project area. Sites around the area typically exhibit lithic artifacts.

The probability for detecting historic-age resources appears to be moderate, based on the moderate number of historic-age resources known within the search radius. Previously known resources tend to consist of roads and transmission lines associated with the residential history of the area.

3.6 - Research Goals

The goal of this study was to determine whether cultural resources are located within the project area, whether or not any existing cultural resources should be considered significant resources, and to develop specific mitigation measures that will address potential impacts to existing or potential resources. Thus, this study consisted of six distinct efforts:

1. Request of NAHC Sacred Lands File record search and contact with appropriate tribal groups and individuals.

2. Review of previous cultural resource sites and studies in the region.

3. Examination of archived aerial photographs, topographic maps, and road maps.

4. Evaluation of cultural resource sensitivity.

5. Conduct a transect survey of the project area.

6. Development of recommendations associated with mitigation monitoring and/or impacts to existing cultural resources following CEQA Guidelines.

3.7 - Records Searches

3.7.1 - Information Center Search

The purpose of the cultural resource records search is to identify all previously recorded resources, such as, pre-contact age and historic age archaeological sites, historic age buildings, structures, objects, and districts. This includes identifying the presence of any Historic Properties (resources listed in or eligible for listing in the NRHP) within the APE, as required by Section 106 of the National Historic Preservation Act (NHPA) of 1966 and its implementing regulations, 36 CFR Part 800. In addition, this search includes an assessment of the presence or absence of historical and archaeological resources as defined by CEQA. The records search entailed a review of all previously recorded pre-contact and historic age archaeological sites within a 1-mile radius of the project area, as well as a review of all cultural resource survey/excavation reports. A records search at the SCCIC, which is located at the California State University, Fullerton, was conducted to determine the existence of previously documented cultural resources within the APE and the general vicinity. The records search included current inventories of the:

- National Register of Historic Places (NRHP)
- California Register of Historical Resources (CR)
- California Historical Landmarks (CHL)
- California Points of Historical Interest (CPHI)
- Built Environment Resource Database (BERD)
- Archival maps for the City and County of San Bernardino

3.7.2 - Native American Heritage Commission Record Search

A Sacred Lands File search request was sent to the NAHC in an effort to determine whether any sacred sites are recorded within the APE, or in the general vicinity. Additional contact was made with the tribal groups and individuals named by the NAHC.

3.8 - Site Visit and Pedestrian Survey

The purpose of the site visit and pedestrian survey was to determine whether the proposed project will impact or affect any previously undocumented resources. The project area and the locations of planned project-related excavations (if any) were visited and photographed. The APE was established with reference to planed-for candidate construction methods, the existing topography, and the current level of local urbanization with a buffer to account for indirect and/ or visual impacts.

Any identified archaeological resources would be recorded onto Department of Parks and Recreation (DPR) 523 Forms to be submitted to the SCCIC for the assignment of a permanent identification number.

3.9 - Sites and Isolates

Pre-contact and historic cultural resource sites can vary in form and function from area to area. Pre-contact and historic cultural resources are defined as three or more items, such as lithics, stone tools, glass, cans, etc., that are not from a single source or material found within a 10-square meter area. Historic sites that could qualify as significant in California are typically more than 45 years old or have the potential to be more than 45 years old. These definitions assume that items found in an area with a diversity of materials can represent more than a single activity at a location. Discrete components of a site, also known as loci, may be identified to represent repeated activity, such as milling stations or hearths.

Any cultural resources that cannot meet the minimum criteria for consideration as a site are considered isolated finds.

SECTION 4: RESULTS

4.1 - Record Search

4.1.1 - Information Center Search

On September 27, 2022, EAS archaeologist Sarah Williams, M.A., conducted the cultural resource records search at the SCCIC, which is located at the California State University, Fullerton. To identify any cultural resources, including historic properties on or near the APE, a 1-mile search radius was used. EAS examined current inventories of the NRHP, the California Historical Landmarks (CHL), the California Register of Historical Resources (CRHR) the California Points of Historical Interest (CPHI), and the California State Built Environment Resources Directory (BERD) for San Bernardino County. In addition, archival maps were inspected for indications of historic age structures within the APE.

The results of the record search indicated that thirteen cultural resources (Table 1) have been recorded within the search radius of the APE. No NRHP evaluated or listed resource has been recorded within the search radius (Table 2). In addition, twenty-three area-specific survey reports (Table 3) are on file with the SCCIC for the search radius. One of these addresses the APE. This suggests the APE has been previously surveyed.

Table 1: Known Cultural Resources Located Within 1-Mile, 0.5-Mile and 0.25-Mile Radius of the APE

Primary Number	Section, Township, Range	Resource Description	~1-mile Radius	~0.5-mile Radius	~0.25-mile Radius	Within APE?
P36-060851	S2 T3N R5W	Isolate hole in top can		●		No
P36-027752	S1, 11, 12, T3N R5W	SCE Eldorado-Lugo Transmission Line	●			No
P36-027757	S 1, 11, 12, T3N R5W	SCE Lugo-Mojave Transmission Line	●			No
P36-004274	S1, 2, 11, T3N R5W	Toll Road- Hesperia Bypass	●			No
P36-008857	S11, T3N R5W	Southern California Edison (SCE) Lugo-Mira Loma No. 1 500kV	●			No
P36-014067	S11, T3N R5W	Scatter of fire affected rocks with chalcedony flake and quartzite core	●			No

P36-014876	S 1,2, & 11, T3N R5W	SCE Lugo-Pisgah No. 1 Transmission Line	●			No
P36-032669	S11, T3N R5W	Small refuse scatter	●			No
P36-004255	S 34-35, T3N R5W	Hesperia Pole Line	●			No
P36-060863	S35, T4N R5W	Isolate hole in top can	●			No
P36-007762	S34, T4N R5W	Concrete slabs and can concentrations	●			No
P36-031200	S11, T3N R5W	SCE Eldorado-Lugo 500kV Transmission Line	●			No
P36-002910	S34, 25, T4N R5W	National Trails Highway/ Route 66	●			No

Table 2: Historic Structures/Features within the search radius for the San Bernardino County BERD, NRHP, CR, CHL, and/or CHPI inventories

Address/ site number	Resource Description	Eval?	~1-mile Radius	~0.5-mile Radius	~0.25-mile Radius	Within APE?
None			●			No

Table 3: Known Cultural Resource Reports within 1-mile Radius of the APE

	NADB and Report Number	Details	Includes APE?
1	SB-00191	Smith, 1973.	Yes
2	SB-00192	Smith, 1974.	No
3	SB-00193	Smith, 1974.	No
4	SB-00240	Connelly, 1974.	No
5	SB-00507	Leonard, 1977.	No
6	SB-00742	Hearn, 1979.	No
7	SB-00900	Weil, 1979.	No
8	SB-00901	Weil, 1980	No

	NADB and Report Number	Details	Includes APE?
9	SB-01025	Harris, 1973.	No
10	SB-01026	Harris, 1974.	No
11	SB-01027	Reynolds, 1980.	No
12	SB-01219	Hall, Wilke, Cart and Swenson, 1981.	No
13	SB-01220	Bean, Vane and Young, 1981.	No
14	SB-02158	Mortland, 1974.	No
15	SB-03020	Sturm, Becker, and Rosenthal, 1993.	No
16	SB-05239	Homes, 2003.	No
17	SB-05241	Bodmer and Ballester, 2006.	No
18	SB-05766	Love, 1997.	No
19	SB-05893	Ahmet, 2008.	No
20	SB-05981	Ahmet, 2008.	No
21	SB-06855	Mason, 2010.	No
22	SB-06901	Smallwood, 2010.	No
23	SB-07875	Millington, 2014.	No

Table 4: Archival Map Review

USGS Archival Topographic Map	Observations
1956 *Hesperia, CA* 7.5'	The general area was minimally developed with a few roads in the vicinity. The candidate location is undeveloped at this time.

Table 5: Cultural Sensitivity Based on the Records Search Data

Historic	Moderate
Pre-contact	Low

4.1.2 - Native American Heritage Commission Record Search

EAS contacted the Native American Heritage Commission (NAHC) on September 13, 2022, requesting a Sacred Lands File search for the APE. The response from the NAHC was received on November 29, 2022. The NAHC response indicated positive results for sacred lands or traditional cultural properties for the APE. EAS subsequently sent information-request letters to each tribal entity named by the NAHC on December 5, 2022. All responses received at the EAS office have been incorporated into Appendix A.

4.2 - Site Visit and Pedestrian Survey

On October 13, 2022, EAS archaeologist Sarah Williams, M.A., surveyed the APE, utilizing 3 to 5-meter transects. The APE is in the southwest portion of an undeveloped parcel. The vicinity has had minimal disturbance, with some modern trash found along the northern and western edges which border them . Ground surface visibility is partially obscured by bushes, however the visibility at the tower and equipment location is good with little modern trash. Trenching will run west, then north, running parallel to the narrow, dirt Jargon Road to the point of connection at Buffalo Road. Ground surface visibility along the trenching route is limited due to vegetation and modern trash.

The field survey photographs are found in Appendix C, and include the following:

South of the APE is undeveloped desert land, with rural residential properties to the southwest and southeast.

To the east of the APE are rural residential properties along Escondido Avenue.

North of the APE is an undeveloped developed land and rural residential properties.

To the west of the APE is a dirt road and undeveloped desert land.

4.2.1 - Visual Indirect APE

The results of the record search indicate that there are no NRHP eligible or listed historic properties located within one mile of the APE.

SECTION 5: SUMMARY

In accordance with Section 106 of the NHPA and CEQA, as requested by the County of San Bernardino, EAS has assessed the effects/impacts of project development on any cultural resources, including historic properties. The results of the record search indicated that one pre-contact resource (P36-014067) has been recorded within the one-mile search radius, however, it is over a 0.50 mile away and was determined to lack integrity and not be eligible for NR or CR. No NR eligible or listed resources are on record within a one-mile radius of the APE.

The pedestrian survey conducted for this project was negative for both pre-contact and historic age resources. Additionally, the stealth design of the faux water tank antenna structure would minimize impacts to the current view-shed.

5.1 - Recommendations

The results of this assessment indicate that no known cultural resources or historic properties will be impacted by the installation of the proposed telecommunications facility. Therefore, EAS recommends

a finding of no historic properties in APE for Direct and Visual Effects. In addition, there would be no impacts to the one known pre-contact resource due to distance from the APE. Therefore, EAS recommends that the proposed undertaking proceed without further archaeological review or mitigative procedures.

5.2 - Inadvertent Discovery Procedures

5.2.1 - Accidental Discovery of Human Remains

There is always the possibility that ground-disturbing activities during construction may uncover previously unknown buried human remains. Should this occur, Section 7050.5 of the California Health and Safety Code applies, and the following procedures shall be followed.

In the event of an accidental discovery or recognition of any human remains, Public Resource Code (PRC) Section 5097.98 must be followed. In this instance, once project-related earthmoving begins and if there is accidental discovery or recognition of any human remains, the following steps shall be taken:

1. There shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie adjacent human remains until the County Coroner is contacted to determine if the remains are Native American and if an investigation of the cause of death is required. If the coroner determines the remains to be Native American, the coroner shall contact the NAHC within 24 hours, and the NAHC shall identify the person or persons it believes to be the "most likely descendant" of the deceased Native American. The most likely descendant may make recommendations to the landowner or the person responsible for the excavation work, for means of treating or disposing of, with appropriate dignity, the human remains, and any associated grave goods as provided in PRC Section 5097.98, or

2. Where the following conditions occur, the landowner or his/her authorized representative shall rebury the Native American human remains and associated grave goods with appropriate dignity either in accordance with the recommendations of the most likely descendent or on the project area in a location not subject to further subsurface disturbance:

    - The NAHC is unable to identify a most likely descendent or the most likely descendent failed to make a recommendation within 48 hours after being notified by the commission;

    - The descendent identified fails to make a recommendation; or

    - The landowner or his authorized representative rejects the recommendation of the descendent, and the mediation by the NAHC fails to provide measures acceptable to the landowner.

5.2.2 - Accidental Discovery of Cultural Resources

As mandated by Section 106 of the NHPA, federal agencies must take into account the effects of their undertakings on historic properties and seek ways to avoid, minimize, or mitigate adverse effects on such properties [36 CFR 800.1(a)]. Likewise, CEQA regulations state, "a project that may cause a substantial adverse change in the significance of a historical resource is a project that may have a significant effect on the environment" (PRC Section 21084.1). "Substantial adverse change" means "demolition, destruction, relocation, or alteration such that the significance of an historical resource would be impaired" [PRC Section 5020.1(q)].

If an archaeological site qualifies for listing on the NRHP or CR, the provisions in Section 106 and CEQA mandate that the lead agencies further determine whether the proposed undertaking will have an "effect" and "adverse effect" upon the site [36 CFR 800.4(d)(1)]. According to federal regulations, "Effect means alteration to the characteristics of a historic property qualifying it for inclusion in or eligibility for the National Register" [36 CFR 800.16(i)]. The criteria of adverse effect are:

An adverse effect is found when an undertaking may alter, directly or indirectly, any of the characteristics of a historic property that qualify the property for inclusion in the National Register in a manner that would diminish the integrity of the property's location, design, setting, materials, workmanship, feeling, or association. Consideration shall be given to all qualifying characteristics of a historic property, including those that may have been identified subsequent to the original evaluation of the property's eligibility for the National Register. Adverse effects may include reasonably foreseeable effects caused by the undertaking that may occur later in time, be farther removed in distance or be cumulative [36 CFR 800.5(a)(1)].

In accordance with PRC Section 21082 and Section 15064.5 of the CEQA Guidelines and [36 CFR 800] of Section 106 of the NHPA, if buried cultural resources are discovered during construction, operations shall stop in the immediate vicinity of the find and a qualified archaeologist shall be consulted to determine whether the resource requires further study. The archaeologist shall make recommendations to the lead agency concerning appropriate measures that will be implemented to protect the resources, including but not limited to excavation and evaluation of the finds, consistent with Section 15064.5 of the CEQA Guidelines and 36 CFR 800. Cultural resources could consist of but are not limited to stone, bone, wood, or shell artifacts, or features including hearths, structural remains, or historic dumpsites. In accordance with PRC Section 21082 and Section 15064.5 of the CEQA Guidelines, no further grading or construction activity shall occur within 50 feet of the discovery until the lead agency approves the measures to protect these resources.

In addition, reasonable efforts to avoid, minimize, or mitigate adverse effects to the property will be taken and the State Historic Preservation Officer (SHPO) and Indian tribes with concerns about the

property, and the Advisory Council on Historic Preservation (Council) will be notified within 48 hours in compliance with 36 CFR 800.13 (b) (3).

SECTION 6: CERTIFICATION

I hereby certify that the statements furnished above and in the attached exhibits present the data and information required for this archaeological report, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief.

Date: January 5, 2023 Signed: Sarah A. Williams

Sarah Williams
Environmental Assessment Specialists, Inc.

SECTION 7: REFERENCES

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Strong, W.D. 1972. Aboriginal Society in Southern California. Banning: Malki Museum Press.

Wallace, W.J. 1955. A Suggested Chronology for Southern California Coastal Archaeology. Southwestern Journal of Anthropology 11(3):214-230.

Warren, C.N. 1968. Cultural Tradition and Ecological Adaptation on the Southern California Coast. In Archaic Prehistory in the Western United States, C. Irwin-Williams, ed. Eastern New Mexico University Contributions in Anthropology, Vol. 1, No. 3, pp. 1-4. Portales.

Appendix A:
Cultural Resources Correspondence

A.1: Native American Heritage Commission Sacred Lands File Search

NATIVE AMERICAN HERITAGE COMMISSION

CHAIRPERSON
Laura Miranda
Luiseño

VICE CHAIRPERSON
Reginald Pagaling
Chumash

SECRETARY
Sara Dutschke
Miwok

COMMISSIONER
Isaac Bojorquez
Ohlone-Costanoan

COMMISSIONER
Buffy McQuillen
Yokayo Pomo, Yuki, Nomlaki

COMMISSIONER
Wayne Nelson
Luiseño

COMMISSIONER
Stanley Rodriguez
Kumeyaay

COMMISSIONER
[Vacant]

COMMISSIONER
[Vacant]

EXECUTIVE SECRETARY
Raymond C. Hitchcock
Miwok/Nisenan

NAHC HEADQUARTERS
1550 Harbor Boulevard
Suite 100
West Sacramento,
California 95691
(916) 373-3710
nahc@nahc.ca.gov
NAHC.ca.gov

November 29, 2022

Nadima Jones
Environmental Assessment Specialists, Inc.

Via Email to: ***NJ2022@easenv.com***

Re: CSL02583 Project, San Bernardino County

Dear Ms. Jones:

A record search of the Native American Heritage Commission (NAHC) Sacred Lands File (SLF) was completed for the information submitted for the above referenced project. The results were positive. Please contact the Chemehuevi Indian Tribe and San Manuel Band of Mission Indians on the attached list for information. Please note that tribes do not always record their sacred sites in the SLF, nor are they required to do so. A SLF search is not a substitute for consultation with tribes that are traditionally and culturally affiliated with a project's geographic area. Other sources of cultural resources should also be contacted for information regarding known and recorded sites, such as the appropriate regional California Historical Research Information System (CHRIS) archaeological Information Center for the presence of recorded archaeological sites.

Attached is a list of Native American tribes who may also have knowledge of cultural resources in the project area. This list should provide a starting place in locating areas of potential adverse impact within the proposed project area. Please contact all of those listed; if they cannot supply information, they may recommend others with specific knowledge. By contacting all those listed, your organization will be better able to respond to claims of failure to consult with the appropriate tribe. If a response has not been received within two weeks of notification, the Commission requests that you follow-up with a telephone call or email to ensure that the project information has been received.

If you receive notification of change of addresses and phone numbers from tribes, please notify the NAHC. With your assistance, we can assure that our lists contain current information.

If you have any questions or need additional information, please contact me at my email address: Cameron.vela@nahc.ca.gov.

Sincerely,

Cameron Vela

Cameron Vela
Cultural Resources Analyst

Attachment

Native American Heritage Commission
Native American Contact List
San Bernardino County
11/29/2022

Agua Caliente Band of Cahuilla Indians
Reid Milanovich, Chairperson
5401 Dinah Shore Drive — Cahuilla
Palm Springs, CA, 92264
Phone: (760) 699 - 6800
Fax: (760) 699-6919
laviles@aguacaliente.net

Agua Caliente Band of Cahuilla Indians
Patricia Garcia-Plotkin, Director
5401 Dinah Shore Drive — Cahuilla
Palm Springs, CA, 92264
Phone: (760) 699 - 6907
Fax: (760) 699-6924
ACBCI-THPO@aguacaliente.net

Chemehuevi Indian Tribe
Sierra Pencille, Chairperson
P.O. Box 1976 1990 Palo Verde Drive — Chemehuevi
Havasu Lake, CA, 92363
Phone: (760) 858 - 4219
Fax: (760) 858-5400
chairman@cit-nsn.gov

Gabrieleno Band of Mission Indians - Kizh Nation
Andrew Salas, Chairperson
P.O. Box 393 — Gabrieleno
Covina, CA, 91723
Phone: (626) 926 - 4131
admin@gabrielenoindians.org

Gabrieleno/Tongva San Gabriel Band of Mission Indians
Anthony Morales, Chairperson
P.O. Box 693 — Gabrieleno
San Gabriel, CA, 91778
Phone: (626) 483 - 3564
Fax: (626) 286-1262
GTTribalcouncil@aol.com

Gabrielino /Tongva Nation
Sandonne Goad, Chairperson
106 1/2 Judge John Aiso St., #231 — Gabrielino
Los Angeles, CA, 90012
Phone: (951) 807 - 0479
sgoad@gabrielino-tongva.com

Gabrielino Tongva Indians of California Tribal Council
Robert Dorame, Chairperson
P.O. Box 490 — Gabrielino
Bellflower, CA, 90707
Phone: (562) 761 - 6417
Fax: (562) 761-6417
gtongva@gmail.com

Gabrielino Tongva Indians of California Tribal Council
Christina Conley, Tribal Consultant and Administrator
P.O. Box 941078 — Gabrielino
Simi Valley, CA, 93094
Phone: (626) 407 - 8761
christina.marsden@alumni.usc.edu

Gabrielino-Tongva Tribe
Charles Alvarez,
23454 Vanowen Street — Gabrielino
West Hills, CA, 91307
Phone: (310) 403 - 6048
roadkingcharles@aol.com

Kern Valley Indian Community
Brandy Kendricks,
30741 Foxridge Court — Kawaiisu Tubatulabal Koso
Tehachapi, CA, 93561
Phone: (661) 821 - 1733
krazykendricks@hotmail.com

Kern Valley Indian Community
Robert Robinson, Chairperson
P.O. Box 1010 — Kawaiisu Tubatulabal Koso
Lake Isabella, CA, 93240
Phone: (760) 378 - 2915
bbutterbredt@gmail.com

Kern Valley Indian Community
Julie Turner, Secretary
P.O. Box 1010 — Kawaiisu Tubatulabal Koso
Lake Isabella, CA, 93240
Phone: (661) 340 - 0032

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resource Section 5097.98 of the Public Resources Code.

This list is only applicable for contacting local Native Americans with regard to cultural resources assessment for the proposed CSL02583 Project, San Bernardino County.

Morongo Band of Mission Indians
Robert Martin, Chairperson
12700 Pumarra Road — Cahuilla
Banning, CA, 92220 — Serrano
Phone: (951) 755 - 5110
Fax: (951) 755-5177
abrierty@morongo-nsn.gov

Morongo Band of Mission Indians
Ann Brierty, THPO
12700 Pumarra Road — Cahuilla
Banning, CA, 92220 — Serrano
Phone: (951) 755 - 5259
Fax: (951) 572-6004
abrierty@morongo-nsn.gov

Quechan Tribe of the Fort Yuma Reservation
Manfred Scott, Acting Chairman
Kw'ts'an Cultural Committee
P.O. Box 1899 — Quechan
Yuma, AZ, 85366
Phone: (928) 750 - 2516
scottmanfred@yahoo.com

Quechan Tribe of the Fort Yuma Reservation
Jill McCormick, Historic Preservation Officer
P.O. Box 1899 — Quechan
Yuma, AZ, 85366
Phone: (760) 572 - 2423
historicpreservation@quechantribe.com

San Fernando Band of Mission Indians
Donna Yocum, Chairperson
P.O. Box 221838 — Kitanemuk
Newhall, CA, 91322 — Vanyume
Phone: (503) 539 - 0933 — Tataviam
Fax: (503) 574-3308
ddyocum@comcast.net

San Manuel Band of Mission Indians
Jessica Mauck, Director of Cultural Resources
26569 Community Center Drive — Serrano
Highland, CA, 92346
Phone: (909) 864 - 8933
Jessica.Mauck@sanmanuel-nsn.gov

Santa Rosa Band of Cahuilla Indians
Lovina Redner, Tribal Chair
P.O. Box 391820 — Cahuilla
Anza, CA, 92539
Phone: (951) 659 - 2700
Fax: (951) 659-2228
lsaul@santarosa-nsn.gov

Serrano Nation of Mission Indians
Mark Cochrane, Co-Chairperson
P. O. Box 343 — Serrano
Patton, CA, 92369
Phone: (909) 528 - 9032
serranonation1@gmail.com

Serrano Nation of Mission Indians
Wayne Walker, Co-Chairperson
P. O. Box 343 — Serrano
Patton, CA, 92369
Phone: (253) 370 - 0167
serranonation1@gmail.com

Soboba Band of Luiseno Indians
Joseph Ontiveros, Cultural Resource Department
P.O. BOX 487 — Cahuilla
San Jacinto, CA, 92581 — Luiseno
Phone: (951) 663 - 5279
Fax: (951) 654-4198
jontiveros@soboba-nsn.gov

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resource Section 5097.98 of the Public Resources Code.

This list is only applicable for contacting local Native Americans with regard to cultural resources assessment for the proposed CSL02583 Project, San Bernardino County.

Soboba Band of Luiseno Indians
Isaiah Vivanco, Chairperson
P. O. Box 487 — Cahuilla
San Jacinto, CA, 92581 — Luiseno
Phone: (951) 654 - 5544
Fax: (951) 654-4198
ivivanco@soboba-nsn.gov

Twenty-Nine Palms Band of Mission Indians
Darrell Mike, Chairperson
46-200 Harrison Place — Chemehuevi
Coachella, CA, 92236
Phone: (760) 863 - 2444
Fax: (760) 863-2449
29chairman@29palmsbomi-nsn.gov

Twenty-Nine Palms Band of Mission Indians
Anthony Madrigal, Tribal Historic Preservation Officer
46-200 Harrison Place — Chemehuevi
Coachella, CA, 92236
Phone: (760) 775 - 3259
amadrigal@29palmsbomi-nsn.gov

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Environmental Assessment Specialists, Inc.

71 San Marino Avenue Ventura CA 93003
Office (805) 650-0949 Fax (805) 650-8054 www.easenv.com

December 5, 2022

Gabrielino-Tongva Tribe
Charles Alvarez, Councilmember
23454 Vanowen Street
West Hills, CA 91307

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

Environmental Assessment Specialists, Inc. (EAS) is under contract with AT&T Mobility, LLC (AT&T) to submit this proposed telecommunication site information to Native American tribal groups and other interested parties for review. Your response would be greatly appreciated. This submittal is being requested for compliance with Federal Communications Commission (FCC) regulation 47 CFR 1.1201-19 to determine if the site will impact historic places and/or archaeologically sensitive sites. Below please find the proposed site description for the above-referenced telecommunications facility.

Site Location and Description

The 1.06-acre project area is generally located in the western portion of San Bernardino County near the City of Hesperia, California, and is found 0.41 mile south of Ranchero Road and 2.56 miles east of Interstate 15 (Exhibit 1). The APE is on the Hesperia, California, United States Geological Survey (USGS) 7.5-minute topographic quadrangle map, in Section 2 of Township 3 North, Range 5 West (Exhibit 2). AT&T proposes the installation of a new unmanned telecommunications facility at this location. Proposed is the installation of a new 28' diameter x 117' tall faux water tank within the new CMU enclosure, 12 panel antennas mounted within the faux water tank, 36 remote radio unites and 6 DC9 surge suppressors at antenna level. Additionally proposed are a 10' tall split face CMU enclosure with 2" wall cap, 1 CWIC equipment shelter, 1 20kW AC Generac generator with 140-gallon total diesel fuel tank, 1 GPS antenna at grade level, landscaping and irrigation, power and telco panels, and power, telco and fiber/coax runs. Power and telco runs will be approximately 435' in length.

If you have any questions regarding historical resources, please feel free to contact me at (818) 898-4866, or via U.S. mail or e-mail GJL1999@easenv.com. Thank you for your consideration, and we hope to hear from you soon. (Note: If requesting monitoring, please send an e-mail or letter for our records.)

Sincerely,

Gavin Leaver

Gavin Leaver
Environmental Assessment Specialists, Inc.
Please mail your response to:
12301 Kenny Drive
Granada Hills CA 91344

Environmental Assessment Specialists, Inc.

71 San Marino Avenue Ventura CA 93003
Office (805) 650-0949 Fax (805) 650-8054 www.easenv.com

December 5, 2022

Morongo Band of Mission Indians
Ann Brierty, THPO
12700 Pumarra Road
Banning, CA 92220

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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Sincerely,

Gavin Leaver

Gavin Leaver
Environmental Assessment Specialists, Inc.
Please mail your response to:
12301 Kenny Drive
Granada Hills CA 91344

Environmental Assessment Specialists, Inc.

71 San Marino Avenue Ventura CA 93003
Office (805) 650-0949 Fax (805) 650-8054 www.easenv.com

December 5, 2022

Serrano Nation of Mission Indians
Mark Cochrane, Co-Chairperson
P.O. Box 343
Patton, CA 92369

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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Sincerely,

Gavin Leaver

Gavin Leaver
Environmental Assessment Specialists, Inc.
Please mail your response to:
12301 Kenny Drive
Granada Hills CA 91344

Environmental Assessment Specialists, Inc.

71 San Marino Avenue Ventura CA 93003
Office (805) 650-0949 Fax (805) 650-8054 www.easenv.com

December 5, 2022

Gabrielino Tongva Indians of California Tribal Council
Christina Conley
P.O. Box 941078
Simi Valley, CA 93094

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Gabrielino Tongva Indians of California Tribal Council
Robert Dorame, Chairman
P.O. Box 490
Bellflower, CA 90707

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December 5, 2022

Agua Caliente Band of Cahuilla Indians
Patricia Garcia-Plotkin, Director, THPO
5401 Dinah Shore Drive
Palm Springs, CA 92264

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December 5, 2022

Gabrielino/Tongva Nation
Sandonne Goad, Chairperson
106 1/2 Judge Aiso Street, #231
Los Angeles, CA 90012

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Brandy Kendricks
30741 Foxridge Court
Tehachapi, CA 93561

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December 5, 2022

Twenty-Nine Palms Band of Mission Indians
Anthony Madrigal, Jr., THPO
46-200 Harrison Place
Coachella, CA 92236

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December 5, 2022

Morongo Band of MIssion Indians
Robert Martin, Chairperson
12700 Pumarra Road
Banning, CA 92220

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December 5, 2022

San Manuel Band of Mission Indians
Jessica Mauk, Director-CRM Dept
26569 Community Center Drive
Highland, CA 92346

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December 5, 2022

Quechan Tribe of the Fort Yuma Reservation
Jill McCormick, Historic Preservation Officer
P.O. Box 1899
Yuma, AZ 85366

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December 5, 2022

Twenty-Nine Palms Band of Mission Indians
Darrell Mike, Chairperson
46-200 Harrison Place
Coachella, CA 92236

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Reid Milanovich, Chairperson
5401 Dinah Shore Drive
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December 5, 2022

Gabrieleno/Tongva San Gabriel Band of Mission Indians
Anthony Morales, Chairperson
P.O. Box 693
San Gabriel, CA 91778

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If you have any questions regarding historical resources, please feel free to contact me at (818) 898-4866, or via U.S. mail or e-mail GJL1999@easenv.com. Thank you for your consideration, and we hope to hear from you soon. (Note: If requesting monitoring, please send an e-mail or letter for our records.)

Sincerely,

Gavin Leaver

Gavin Leaver
Environmental Assessment Specialists, Inc.
Please mail your response to:
12301 Kenny Drive
Granada Hills CA 91344

Environmental Assessment Specialists, Inc.

71 San Marino Avenue Ventura CA 93003
Office (805) 650-0949 Fax (805) 650-8054 www.easenv.com

December 5, 2022

Soboba Band of Mission Indians
Joseph Ontiveros, Cultural Resources Department
P.O. Box 487
San Jacinto, CA 92581

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Chemehuevi Indian Tribe
Sierra Pencille, Chairperson
P.O. Box 1976
Havasu Lake, CA 92363

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Santa Rosa Band of Cahuilla Indians
Lovina Redner, Tribal Chair
P.O Box 391820
Anza, CA 92539

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Kern Valley Indian Community
Robert Robinson, Chairperson
P.O. Box 1010
Lake Isabella, CA 93283

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Gabrieleno Band of Mission Indians - Kizh Nation
Andrew Salas, Chairperson
P.O. Box 393
Covina, CA 91723

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Quechan Tribe of the Fort Yuma Reservation
Manfred Scott, Acting Chairman
P.O. Box 1899
Yuma, AZ 85366

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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December 5, 2022

Kern Valley Indian Community
Julie Turner, Secretary
P.O. Box 1010
Lake Isabella, CA 93283

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December 5, 2022

Soboba Band of Luiseno Indians
Isaiah Vivanco, Chairperson
P.O. Box 487
San Jacinto, CA 92581

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December 5, 2022

Serrano Nation of Mission Indians
Wayne Walker, Co-Chairperson
P.O. Box 343
Patton, CA 92369

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December 5, 2022

San Fernando Band of Mission Indians
Donna Yocum, Chairperson
P.O. Box 221838
Newhall, CA 91322

RE: Cultural Resource Identification Study/Sacred Lands File Search for Proposed AT&T Mobility, LLC Candidate CSL02583 (Kendall Property), 13225 Buffalo Road, Hesperia, San Bernardino County, California

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Environmental Assessment Specialists, Inc.
Please mail your response to:
12301 Kenny Drive
Granada Hills CA 91344

From: Mr. Bonnie Bryant <Bonnie.Bryant@sanmanuel-nsn.gov>
Sent: Wednesday, December 28, 2022 11:38 AM
To: Gavin Leaver <gjl1999@easenv.com>
Subject: AT & T Project CSL02583

Hello Mr. Leaver,

Thank you for providing the attached documentation, as requested within CSL02583, on December 13, 2022, and for affording SMBMI the opportunity to review the materials. The proposed project area exists within Serrano ancestral territory and, therefore, is of interest to the tribe. However, SMBMI does not have any concerns with the proposed project, as planned, at this time. As a result, SMBMI requests that the following language be made a part of the project's permit/NTP conditions:

1. If human remains or funerary objects are encountered during any activities associated with the project, work within a 100-foot buffer of the find shall cease, and the County Coroner shall be contacted pursuant to State Health and Safety Code §7050.5 and that code enforced for the duration of the project.

2. In the event that any pre-contact cultural resources are discovered during project activities, all work within a 60-foot buffer shall cease, and a qualified archaeologist meeting Secretary of Interior standards shall be hired to assess the find. Work on the other portions of the project outside of the buffered area may continue during this assessment period. Additionally, San Manuel Band of Mission Indians will be contacted if any such find occurs and be provided information and permitted/invited to perform a site visit when the archaeologist makes his/her assessment, in order to provide Tribal input. The archaeologist shall complete an isolate/site record for the find and submit this document to the Lead Agency for dissemination to the San Manuel Band of Mission Indians.

3. If eligible pre-contact resources are discovered, and avoidance cannot be ensured, an SOI-qualified archaeologist shall be retained to develop a cultural resources Treatment Plan and a Discovery and Monitoring Plan. Drafts of which shall be provided to San Manuel Band of Mission Indians for review and comment. The Lead Agency or designated POC shall, in good faith, consult with San Manuel Band of Mission Indians on the disposition and treatment of any artifacts or other cultural materials encountered during the project.

Note: San Manuel Band of Mission Indians realizes that there may be additional tribes claiming cultural affiliation to the area; however, San Manuel Band of Mission Indians can only speak for itself. The tribe has no objection if the agency, developer, or archaeologist wishes to consult with other tribes in addition to SMBMI and if the Lead Agency wishes to revise the conditions to recognize additional tribes.

This communication concludes SMBMI's input on this project, at this time, and no additional consultation is required unless there is an unanticipated discovery of cultural resources during project implementation. If you should have any questions, please do not hesitate to contact me at your convenience.

Respectfully,

Mr. Bonnie Bryant

Cultural Resource technician

San Manuel Band of Mission Indians

Bonnie.Bryant@sanmanuel-nsn.gov

Mr. Bonnie Bryant

Cultural Resources Tech
Bonnie.Bryant@sanmanuel-nsn.gov
O:(909) 864-8933 x 50-2033
M:(909) 633-6615
26569 Community Center Dr Highland, California 92346



Appendix B:
Personnel Qualifications

Carrie D. Wills

Senior Project Archaeologist

OVERVIEW

- 20+ Years' Experience
- Master's degree, Anthropology – California State University, Hayward
- Bachelor's degree, Anthropology – California State University, Hayward
- Registered Professional Archaeologist #11138
- Meets Secretary of Interior's Standards for Archaeology

Carrie D. Wills, M.A., RPA, has been a Senior Project Archaeologist for the past 20+ years working at both prehistoric and historic sites. Ms. Wills has coordinated compliance efforts and trained teams ranging in size from 2 to 12 professional archaeologists/architectural historians in the complexities of small and large scale projects and managed their time and reviewed their reports prior to submittal. Some of the talents she brings to the table combine the ability to quickly and efficiently organize, evaluate, and complete numerous projects within stringent deadlines. Ms. Wills has consistently provided feasible solutions that protect significant resources while staying within budgetary constraints. Additionally, she has excellent communication skills and enjoys working and coordinating with co-workers, other scientists, and agency personnel. Ms. Wills has always been a self-starter and is personally and professionally motivated to ensure that each of the projects she works on adheres to the highest professional standards and is completed on time and within budget.

Ms. Wills has extensive experience managing projects that include pre-field assessments, archival research, pedestrian field surveys, site evaluation and testing, and data recovery and analysis for both prehistoric and historic projects. Her experience includes conducting field research, evaluating sites and features for historic significance and preparing reports that comply with the CEQA, Section 106 and NEPA.

Ms. Wills' management skills include writing proposals that reflect a concise understanding of the project objectives and provides the client with a reasonable budget and workable time frame. She has managed projects from the early planning stages (hiring crew members, coordinating transportation, hotels, and equipment) to organizing and assigning daily tasks and ensuring that the project stays on time and within budget. She has extensive experience coordinating with various agencies including USACE, BOR, and city and county governments. Perhaps one of her main strengths is her ability to organize, write, and edit comprehensive reports that meet all of the individual agency requirements, provide the most salient details about the project, and comply with CEQA, Section 106, and NEPA regulations.

In addition, Ms. Wills has conducted numerous consultations with Native American tribal representatives and government agencies and has good working relationships built on mutual trust and respect.

RELATED EXPERIENCE

The Conservation Center for Wildlife Care, Saratoga, Santa Clara County. At the request of the Peninsula Humane Society and SPCA, conducted a cultural resource investigation that included a NWIC record search and NAHC Sacred Lands File search, and a field survey, for the approximately 170 acre APE at the proposed Conservation Center for Wildlife Care located outside the City of Saratoga. In addition, coordinated with the project's architectural historian on the building/structure evaluations and recorded the structures on appropriate DPR forms. The final Section 106 report was presented to the USACE for submittal to the SHPO for concurrence with the Finding of No Adverse Effect.

Section 106 Assessment – ***DSRSD Central Dublin Recycled Water Distribution and Retrofit Project, City of Dublin, Alameda County, California.*** As project archaeologist/manager, conducted a cultural resource investigation that included record search reviews, historic map reviews, and a limited field survey of the proposed Central Dublin Recycled Water Distribution and Retrofit Project Area of Potential Effect (APE) that fulfilled the protocols associated with Section 106 of NHPA. The results of the investigation were submitted to archaeological staff at the Bureau of Reclamation and received concurrence with MBA's findings of effect.

Section 106 Assessment – Lake Solano Regional Park Visitor's Center Project, County of Solano. As project archaeologist, Ms. Wills conducted a cultural resource investigation that included record search reviews and a pedestrian field survey. As the project had a federal nexus, the work included a comprehensive report that met the criteria in Section 106 of the National Historic Preservation Act. The lead agency was the Bureau of Reclamation which has specific procedures that must be followed when unanticipated human remains or cultural resources are discovered. In addition to complying with the Bureau of Reclamation procedures, the results of the research and field survey were submitted to the State Historic Preservation Officer (SHPO) for concurrence with the stated recommendations.

Section 106 Assessment /HABS Documentation – ***St. Regis Napa Valley Project, City of Napa, Napa County.*** Served as the archaeologist for a historical and architectural analysis of a historic structure in the County of Napa. Following the evaluation of the historic significance of the structure and recording it to HABS standards, the results were sent to SHPO and received concurrence with the finding of no adverse effect to historic resources.

Section 106 Evaluation – ***Dixon Veterans Memorial Hall Project and the Benicia Veterans Memorial Hall Project, County of Solano.*** Served as the lead technical consultant for an analysis of two historic structures within the County of Solano. After evaluating and recording the buildings to Section 106 standards, the results were sent to SHPO and received concurrence with MBA's findings of no effect to historic resources.

Section 106 Evaluation – ***Solano County Free Library Center Project, County of Solano.*** Served as the lead technical consultant for a historical and architectural analysis of an historic structure in the County of Solano. Also served as the senior project archaeologist. After evaluating and recording the building to Section 106 standards, the results were sent to SHPO and received concurrence with MBA's findings of no effect to historic resources.

Section 106 Evaluation – ***Suisun Veterans Memorial Building Project, Suisun City.*** Served as the lead technical consultant for a historical and architectural analysis of an older structure in the City of Suisun City. After evaluating and recording the building to Section 106 standards, the results were sent to SHPO and received concurrence with MBA's findings of no effect to historic resources.

East Cypress Partners, LLC, Baldochi Project, City of Oakley, Contra Costa County. As lead archaeologist, conducted a cultural resource investigation that included a NWIC record search and NAHC Sacred Lands File search, and a field survey of the Baldocchi Project APE for East Cypress Partners, LLC. Totaling approximately 30 acres, the project included evaluation of a small homestead's buildings and structures for submittal to the Bureau of Reclamation who in turn submitted the findings to the State Historic Preservation Officer (SHPO) for concurrence.

Branciforte Project, Santa Cruz, CA. Ms. Wills conducted various tasks within an area considered highly sensitive for archaeological resources including developing an Archaeological Monitoring and Data Recovery Plan that detailed the treatment of the known archeological site during project development. To define the possible subsurface areas where unknown human remains may have been present, at the request of the City and the Native American monitor, the highly unusual procedure of using cadaver dogs to search the area was implemented. The excavated artifacts and resources are currently being analyzed, cataloged and prepared for curation and a comprehensive report is in the final stages of completion.

Bailey-Fellowes Dike Breach Assessment. As Project Manager, Ms. Wills conducted a feasibility study and estimated cost for breaching Fellows Dike at Calero Reservoir and relocating the CRHR eligible Bailey-Fellows House and eight other associated structures for the of Santa Clara Water District (District). The District chose two alternatives for analysis: one to repair the dike and retain the structures in place and the other to breach the dike and inundate the House and other buildings. Ms. Wills led a team of geologists, house moving companies, historic building designers, structural architects, and geologists, to analyze the two alternatives and provide the District with a feasible analysis to make their decision.

General Plan Update, County of Monterey. As senior project archaeologist, assisted in updating the General Plan with new policies including archaeological, historical, and paleontological resources. Tasks included a review of existing policies and suggestions for alternatives and updates relevant to current trends. Worked closely with Monterey County staff, agency personnel, and sub-consultants to ensure a high quality, timely Plan Update.

Historic American Buildings Survey Documentation – Larkspur 16.8-Acre Project, City of Larkspur, Marin County. Serving as project archaeologist, conducted a field survey, records and map review, and historic building evaluation for more than 20 buildings and structures associated with the circa 1920–1980 Niven Nursery in the City of Larkspur. The existing buildings and greenhouses that retained their historic integrity were evaluated for historic significance, recorded on appropriate Department of Parks and Recreation (DPR) forms, and documented to Historic American Building Survey (HABS) standards. Additionally, two prehistoric sites were previously recorded within the project area, and although neither of them was found during the pedestrian survey, to ensure site protection, construction monitoring was recommended during all ground-disturbing activities in these areas.

Historic American Buildings (HABS) Survey – ***KB Home Monte Vista, City of San Jose. Served as project manager for the KB Home Monte Vista Project.*** Conducted Historic American Buildings Survey Level III documentation for a large multi-structure canning facility, Del Monte Plant #3, in San Jose. Tasks included producing over 200 large-format, black and white photographs of exterior and interior views of the existing structures. The MBA historic report augmented the photographic documentation by placing the structures within the appropriate historic context and addressing both the architectural and historical aspects of the site's significance. Specifically, the historical report focused on the Plant's contribution to the growth of the canning industry in San José. The plant was also assessed for historic significance and found to meet the criteria for listing on the National Register of Historic Places as a District along with two other local Del Monte canneries. MBA coordinated with state, federal, and city agencies including, but not limited to, City of San Jose Department of Planning and the National Park Service HABS/Historic American Engineering Record coordinator.

Cultural Resources Assessment – ***Zone 3A, Line D Capacity Improvements Project and Zone 5, Line A West Levee Improvements Projects, County of Alameda.*** Served as project manager and senior archaeologist, conducting a cultural resource assessment for the Zone 3A Line D Capacity Improvements Project, Hayward, and the Zone 5 Line A West Levee Improvements Project, Union City. The assessment consisted of record searches, review of historic literature, and more than 20 historic aerials to provide an understanding of development within the project areas and a historical context for the projects.

Telecommunications Projects – Most Northern CA Counties. Serving as senior project archaeologist, conducted record searches and map reviews, field surveys, historic building and ground disturbance evaluations, and authored compliance reports for SHPO submittal for over 1,000 telecommunications sites. Coordinated efforts with archaeologists, architectural historians, GIS co-workers, environmental firms, and numerous carriers including AT&T, T-Mobile, Sprint and Verizon.

.

PROFESSIONAL AFFILIATIONS

- Society for HistoricalArchaeology
- Society for California Archaeology
- Register of Professional Archaeologists #11138

SARAH A. WILLIAMS
ARCHAEOLOGIST

EDUCATION

2001-2003 Masters of Arts, History, Armstrong Atlantic State University, Savannah, Georgia

1997-2001 Bachelors of Science, Anthropology, University of California, Riverside, Riverside, California

1994-1998 Diploma, Riverside Polytechnic High School, Riverside, California

PROFESSIONAL EXPERIENCE

2/2005-present *Field Archaeologist, Riverside, California*

As a subcontractor, I conduct field surveys, testing and excavations as a part of a team of archaeologists. I conduct site visits of project locations, documenting the presence of any historic properties within the area. I perform record searches at the region information centers within the California Historical Resources Information System. I produce detailed reports reviewing the record search results and detailing the site visit findings.

6/2003-12/2003 *Museum Aid, Fort Pulaski National Monument, Savannah, Georgia*

I assisted a senior park ranger in the completion of the yearly inventory of collections. I Maintained ANCS+ Rediscovery database (National Park Service standardized software), the accession book and files, and the paper catalog records. I performed minor preservation procedures for the park's institutional archives, including rehousing documents in acid-free folders, removing metal fasteners, and the freezing of records for pest control, following guidelines set forth in the National Park Service Conserve-o-gram series.

1/2002-12/2003 *Graduate Assistant, Dean's Office, College of Education, Armstrong Atlantic State University, Savannah, Georgia*

As assistant to the Admission/Certification Officer, I completed teacher certification packets, maintained the student database (on Microsoft Access) and supplemental reports on Microsoft Excel, as an assistant to the Admission/Certification Officer. I prepared materials for the National Council of the Accreditation of Teacher Education visit in April 2002.

4/2002-10/2003 *Researcher, Ships of the Sea Museum, Savannah, Georgia*

Using local documents, I researched ships entering and clearing the port of Savannah and entered the information into an Access database. This information will go into a larger database covering the port's activity for the first 150 years of Savannah's history.

1/2002-12/2002 *Intern, Savannah History Museum, Savannah, Georgia*

I completed three archival/preservation projects for the curatorial staff. In the first, I rehoused artifacts from an archaeological collection and created the museum's first ceramic type collection. In the second I arranged, rehoused, and preserved a recently acquired archival collection. I have prepared walls for new exhibits, installations, and prepared exhibits (dressed mannequins,

mounted panels, constructed supporting materials). For my third project, I cleaned and photographed a historic boat prior to moving it inside the museum. It is now on exhibit.

2001-2001 *Graduate Assistant, History Department, Armstrong Atlantic State University, Savannah, Georgia*

In a project for the Coastal Georgia Regional Development Center, in connection with the History Department faculty, I researched and wrote brief narratives on the historic sites and districts within on of Georgia's coastal counties. A Power Point presentation was developed to present a summary of our research to the Historic Preservation Advisory Council.

9/1999-7/ 2001 *Professional Student Intern, County of Riverside, Department of Child Support Services, Riverside, California*

I performed the same duties as an Office Assistant II, including basic office tasks (typing, filing, copying, making phone calls, etc.). As a member of the Locate Team, I researched defendants to find a valid home and/or employment address and processed the legal documents for an attempted service. I recorded the steps used in the process and entered new information into the county's Star/Kids database. I trained new members of the Locate Team, introducing them to the steps in researching defendants

RESEARCH

9/2003-12/2003 *Intern, Tybee Island Historical Society, Tybee Island, Georgia*

For my thesis project, I created the first ceramic type collections for the Historical Society. I established a timeline based on the artifacts recovered around the Tybee Lighthouse, which will be the basis for a new exhibit.

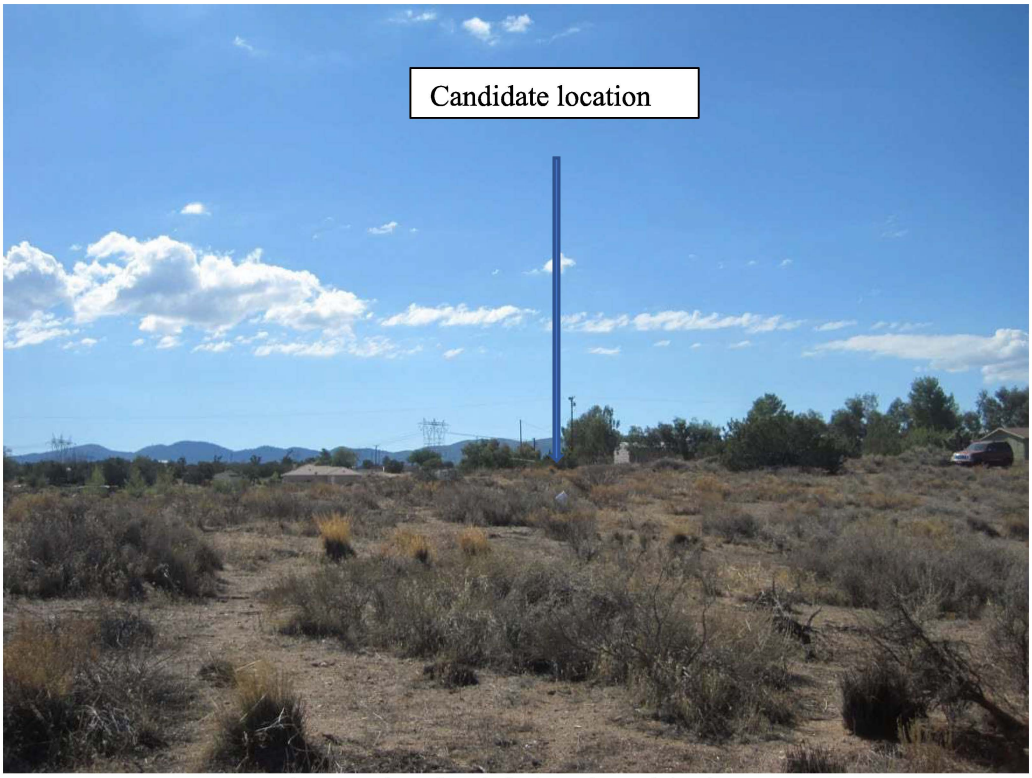
2001-2001 *Field Technician, University of California, Riverside, Riverside, California*

For a Field Course in Archaeology, I surveyed and documented archaeological sites in Riverside and San Bernardino Counties, California.

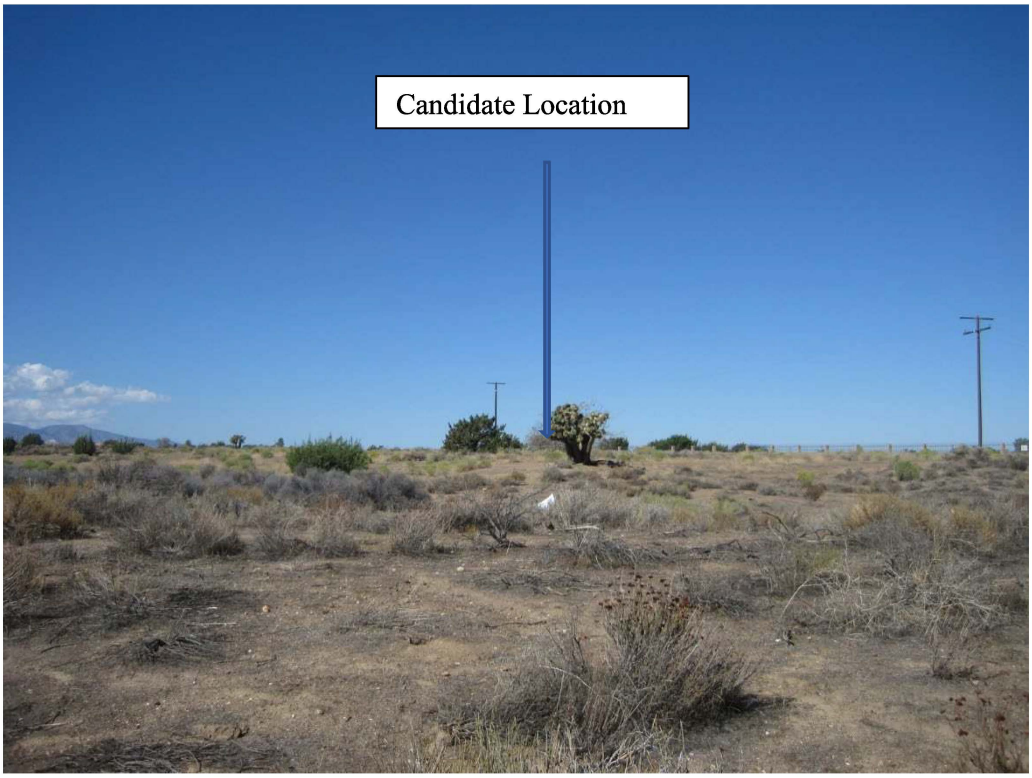
PROFESSIONAL MEMBERSHIPS

Phi Alpha Theta

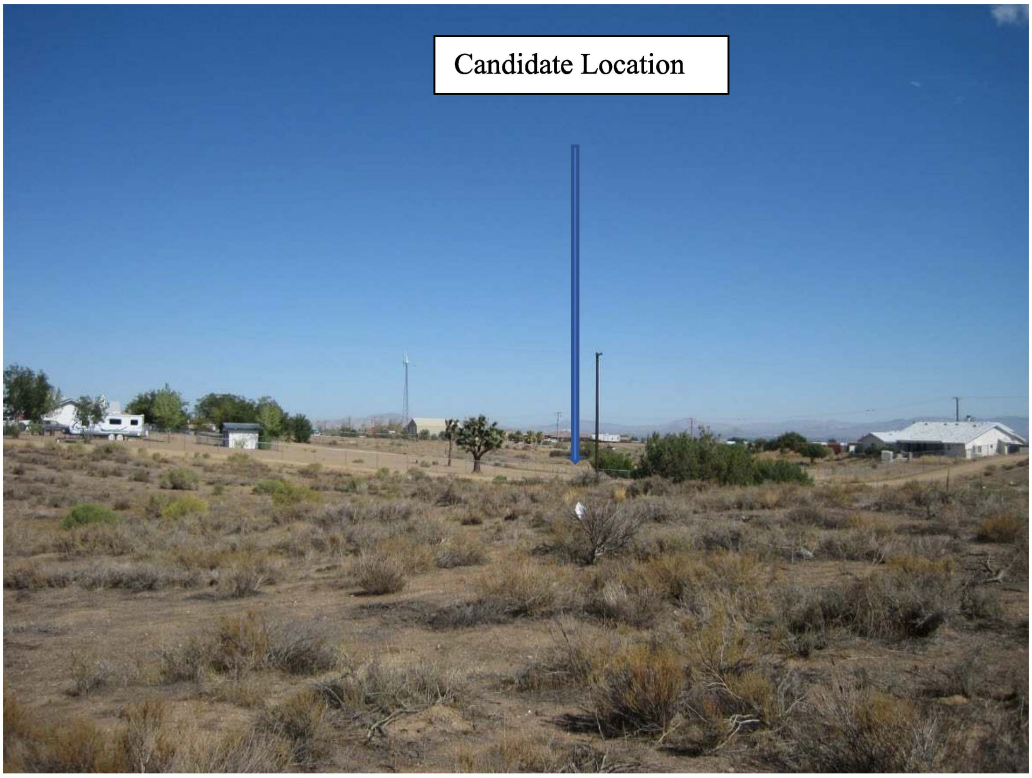
Appendix C: Photographs



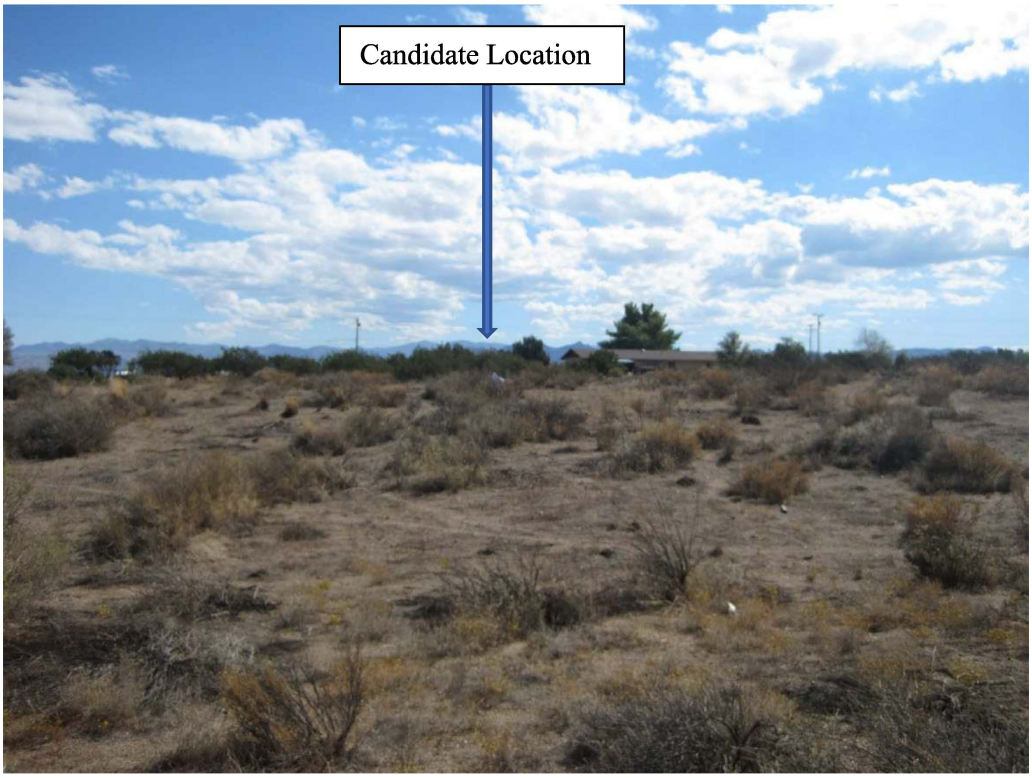
Photograph 1: South facing view of the APE.



Photograph 2: West facing view of the APE



Photograph 3: North facing view of the APE



Photograph 4: East facing view of the APE



Photograph 5: North facing view from the APE



Photograph 6: Northeast facing view from the APE



Photograph 7: East facing view from the APE



Photograph 8: Southeast facing view from APE



Photograph 9: South facing view from the APE



Photograph 10: Southwest facing view from the APE



Photograph 11: West facing view from the APE



Photograph 12: Northwest facing view from the APE



Photograph 13: East facing view of the trenching route towards the APE



Photograph 14: North facing view of the trench route



Photograph 15: West facing view of the point of connection

Appendix D:
Construction Documents

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SITE NUMBER: CSL02583
SITE NAME: KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

A/E DOCUMENT REVIEW STATUS		
Status Code		
1		Accepted – With minor or no comments, construction may proceed
2		Not Accepted – Please resolve comments and resubmit
4		Review not required. Construction may proceed.

Acceptance does not constitute approval of design details, calculations, analysis, test methods or materials developed or selected by the subcontractor and does not relieve subcontractor from full compliance obligations.

	ENG	CONST				
Reviewed						
Status By				Date		

DRAWING INDEX (ZONING)

		REV.
AA-CSL02583-T01	TITLE SHEET	4
AA-CSL02583-A01	SITE PLAN	4
AA-CSL02583-A01.1	FUEL MODIFICATION PLAN	4
AA-CSL02583-A02	EQUIPMENT LAYOUT PLAN	4
AA-CSL02583-A03	ANTENNA LAYOUT PLAN AND SCHEDULES	4
AA-CSL02583-A04	ELEVATION	4
AA-CSL02583-A05	ELEVATION	4
AA-CSL02583-L-01	IRRIGATION PLAN, IRRIGATION LEGEND, AND WATER CALCS	0
AA-CSL02583-L-02	IRRIGATION DETAILS & NOTES	0
AA-CSL02583-L-03	PLANTING PLAN, NOTES AND DETAILS	0
AA-CSL02583-B01	TOPOGRAPHIC SURVEY (FOR REFERENCE ONLY)	2
AA-CSL02583-B02	TOPOGRAPHIC SURVEY (FOR REFERENCE ONLY)	2

CODE COMPLIANCE

** NOTE: ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THESE CODES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES.

1. 2019 CALIFORNIA ADMINISTRATIVE CODE (CAC)
2. 2019 CALIFORNIA BUILDING CODE (CBC), VOLUMES 1, AND 2
3. 2019 CALIFORNIA ELECTRICAL CODE
4. 2019 CALIFORNIA MECHANICAL CODE (CMC)
5. 2019 CALIFORNIA ENERGY CODE
6. 2019 CALIFORNIA FIRE CODE (CFC)
7. 2019 CALIFORNIA GREEN CODE
8. 2019 CALIFORNIA REFERENCES STANDARDS CODE

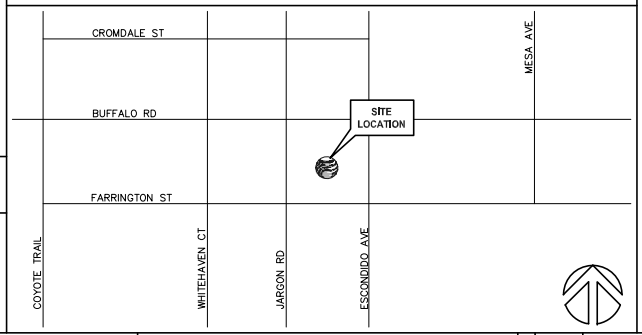
DIRECTIONS

DRIVING DIRECTIONS FROM AT&T WIRELESS, TUSTIN

FROM AT&T TUSTIN OFFICE (1452 EDINGER AVENUE, 3RD FLOOR, TUSTIN, CA 92780):

1. HEAD SOUTHEAST ON EDINGER AVE TOWARD RED HILL AVE
2. TURN LEFT ONTO RED HILL AVE
3. TURN LEFT ONTO SYCAMORE AVE
4. TAKE THE RAMP ON THE LEFT FOR CA-55 NORTH AND HEAD TOWARD RIVERSIDE
5. TAKE THE RAMP ON THE RIGHT FOR CA-91 E / RIVERSIDE FWY E
6. AT EXIT 39, HEAD RIGHT ON THE RAMP FOR WEIR CANYON RD TOWARD YORBA LINDA BLVD
7. TURN RIGHT ONTO S WEIR CANYON RD TOWARD WEIR CANYON RD
8. TURN LEFT ONTO E SANTA ANA CANYON RD
9. TURN LEFT ONTO S GYPSUM CANYON RD
10. TAKE THE RAMP ON THE RIGHT FOR CA-91 EAST AND HEAD TOWARD RIVERSIDE
11. AT EXIT 51, HEAD RIGHT ON THE RAMP FOR I-15 TOWARD BARSTOW / SAN DIEGO
12. TAKE THE RAMP ON THE LEFT FOR I-15 NORTH AND HEAD TOWARD BARSTOW / KENWOOD AVE
13. AT EXIT 140, HEAD ON THE RAMP RIGHT AND FOLLOW SIGNS FOR RANCHERO RD
14. TURN RIGHT ONTO RANCHERO RD
15. TURN RIGHT ONTO ESCONDIDO AVE
16. TURN RIGHT ONTO BUFFALO RD
17. ARRIVE AT SITE ON LEFT

VICINITY MAP



PROJECT INFORMATION

SCOPE OF WORK: AN UNMANNED TELECOMMUNICATIONS FACILITY INCLUDING THE FOLLOWING:

1. (1) 28'-0"Ø X117'H FAUX WATER TANK WITHIN (N) CMU ENCLOSURE
2. (12) PANEL ANTENNAS MOUNTED WITHIN (N) FAUX WATER TANK
3. (36) REMOTE RADIO UNITS AND (6) DC9 SURGE SUPPRESSORS AT ANTENNA LEVEL
4. 10'H SPLIT FACE CMU ENCLOSURE W/ 2" WALL CAP
5. (1) CWIC EQUIPMENT SHELTER WITHIN (N) CMU ENCLOSURE
6. (1) 20KW AC GENERAC GENERATOR (W/ 140 GAL. TOTAL) DIESEL FUEL TANK
7. (1) GPS ANTENNA AT GRADE LEVEL
8. LANDSCAPE AND IRRIGATION
9. POWER AND TELCO PANELS
10. POWER, TELCO AND FIBER/COAX RUNS

SITE ADDRESS:	13225 BUFFALO RD HESPERIA, CA 92344	APPLICANT:	AT&T MOBILITY SERVICES 1452 EDINGER AVE., 3RD FLR. TUSTIN, CA 92780
PROPERTY OWNER:	HARRIET KENDALL OAK HILLS, CA 92344	SITE ACQUISITION: COMPANY: PHONE:	CRYSTAL RODRIGUES-MARAMBA COASTAL BUSINESS GROUP (949) 336-1550
CONTACT: PHONE:	HARRIET KENDALL -	ZONING: COMPANY: PHONE:	CRYSTAL RODRIGUES-MARAMBA COASTAL BUSINESS GROUP (949) 336-1550
		RF ENGINEER: COMPANY: PHONE:	AHMED KHAN AT&T (714) 351-2256
BUILDING SUMMARY:		CONSTRUCTION: COMPANY: PHONE:	RON VANDERWAL BECHTEL COMMUNICATIONS (714) 343-0931
OCCUPANCY:	U (UNMANNED TELECOMMUNICATIONS)		
TYPE OF CONSTRUCTION:	V-B		
LEASE AREA:	2,720 SQ.FT.	POWER COMPANY: TEL COMPANY:	TBD TBD
ZONING:	RL – RURAL LIVING		
LAND USE:	VACANT		
APN:	0357-411-12-0000		
JURISDICTION:	COUNTY OF SAN BERNARDINO		
ELEVATION (NAVD88):	3714' (AMSL)		
LATITUDE (NAD83):	N 34°22'38.25" (34.377293°)		
LONGITUDE (NAD83):	W 117°22'27.66" (-117.374349°)		
ACCESSIBILITY REQ'D:	UNMANNED TELELCOMMUNICATIONS FACILITY AND NOT FOR HUMAN HABITATION. HANDICAPPED ACCESS NOT REQUIRED.		

DCI PACIFIC
A|E|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
4	09/06/22	INCORP. PLANNING COMMENTS	RF	BOK	DKD
3	08/04/22	DRM COMMENTS AND RFDS	FV	BOK	DKD
2	06/13/22	INCORP. PLANNING COMMENTS	RF	BOK	DKD
1	11/03/21	ADDRESS REVISION	FV	BOK	DKD
0	09/20/21	ISSUED FOR ZONING PERMIT	RF	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT BK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

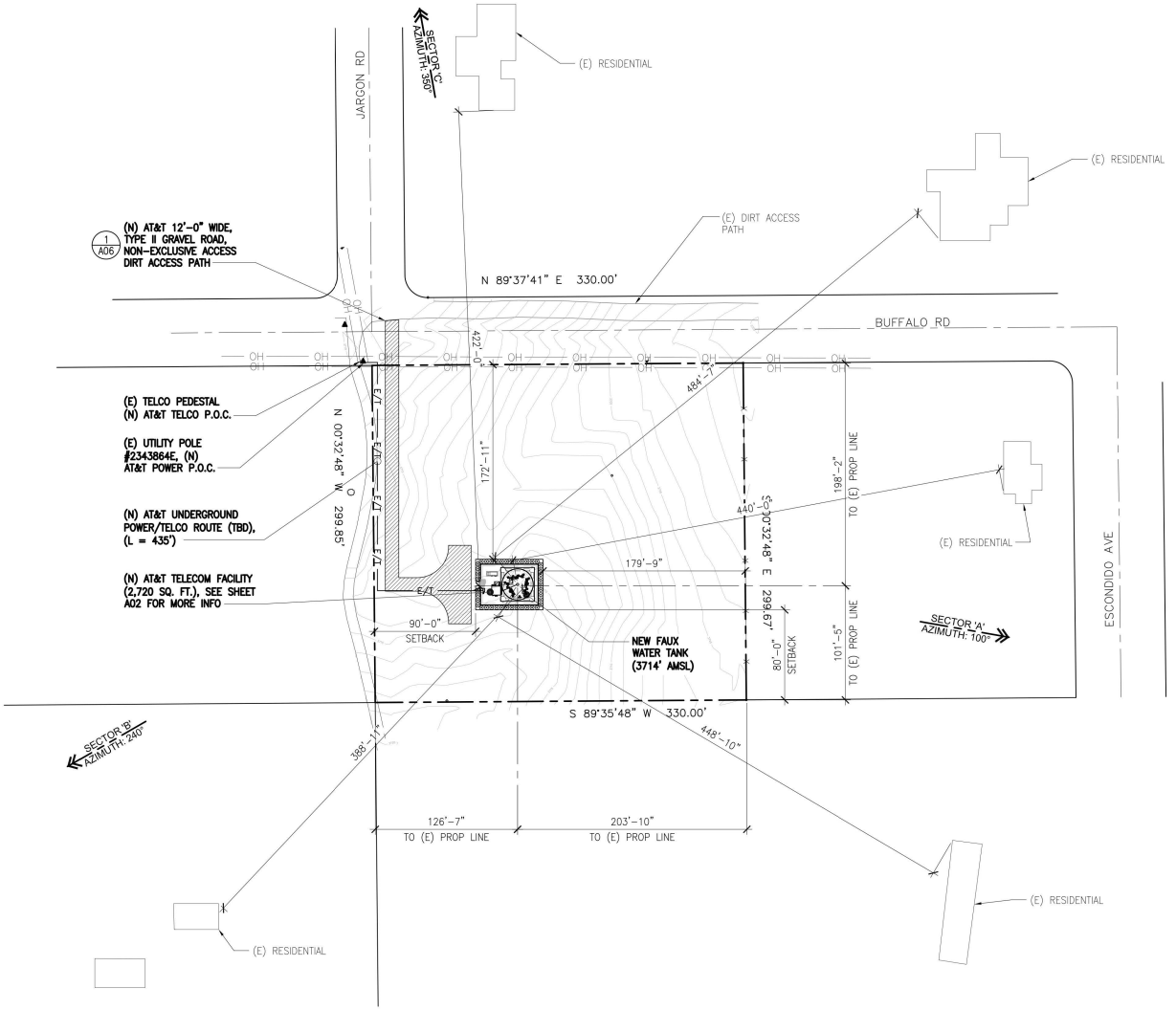
AT&T MOBILITY
TUSTIN, CA

TITLE SHEET

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-T01	4

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NOTE:
PENDING POWER AND TELCO UTILITY COORDINATION REPORT



SITE PLAN

NORTH | SCALE: 1" = 50'-0" | 0 20' 50' | 1

DCI PACIFIC
A|E|C WORKS
ARCHITECTURE | ENGINEERING | CONSULTING
26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
4	09/06/22	INCORP. PLANNING COMMENTS	RF	BOK	DKD
3	08/04/22	DRM COMMENTS AND RFDS	FV	BOK	DKD
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1	11/03/21	ADDRESS REVISION	FV	BOK	DKD
0	09/20/21	ISSUED FOR ZONING PERMIT	RF	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

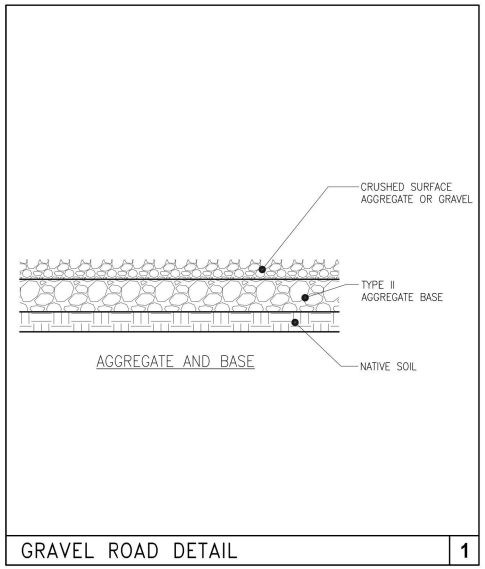
AT&T MOBILITY
TUSTIN, CA

SITE PLAN

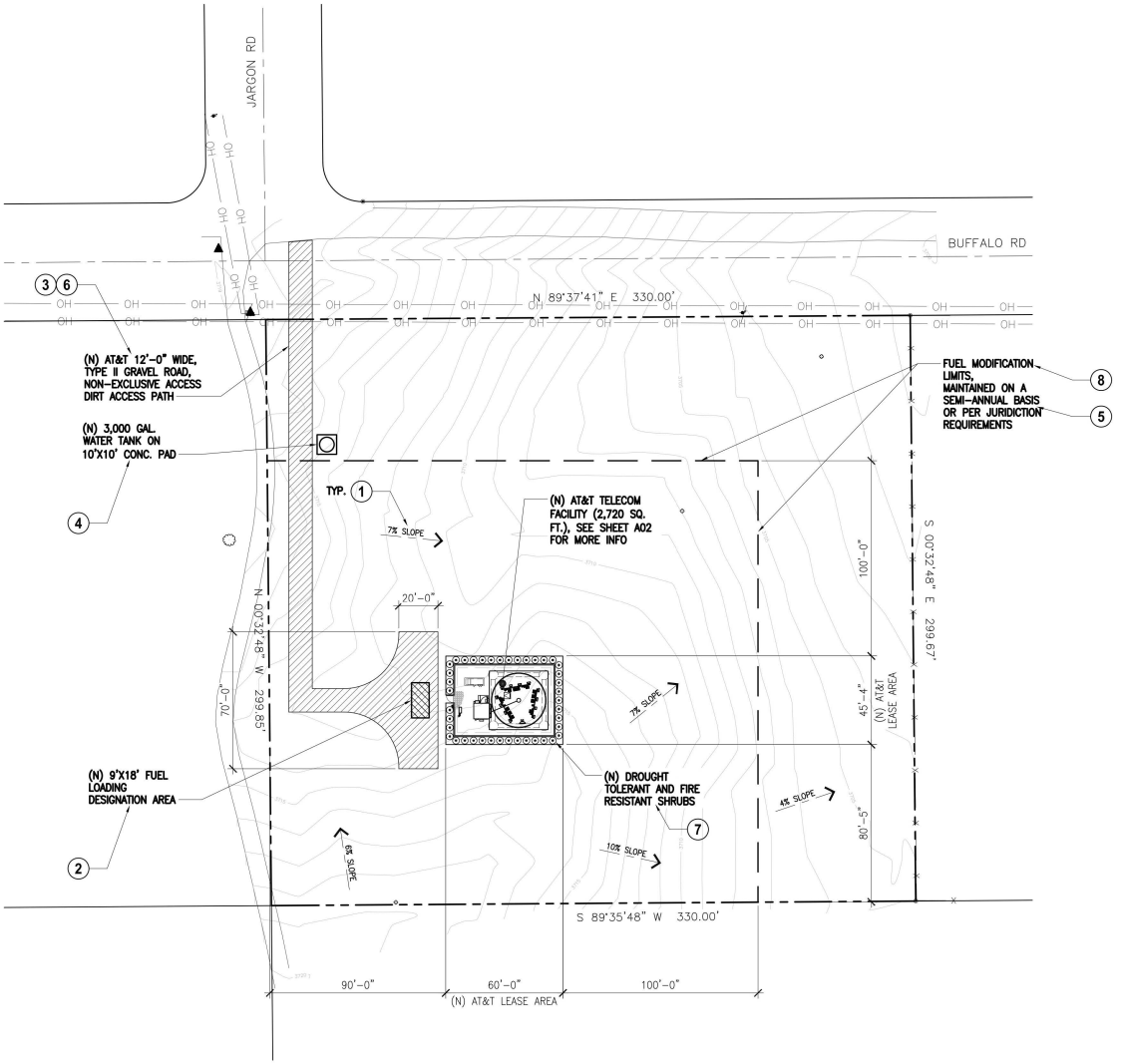
JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-A01	4

THIS FUEL MODIFICATION PLAN ADDRESSES THE FOLLOWING FACTORS:

1. THE NATURAL UNGRADED SLOPE OF THE LAND WITHIN THE PROJECT AND IN THE AREAS ADJACENT TO THE PROJECT;
2. FUEL LOADING;
3. ACCESS TO THE PROJECT AND ACCESS DIRECTLY TO THE FUEL MODIFIED AREA;
4. THE ON-SITE AVAILABILITY OF WATER THAT CAN BE USED FOR FIRE FIGHTING PURPOSES;
5. THE CONTINUAL MAINTENANCE OF THE FUEL MODIFIED AREAS;
6. THE SOIL EROSION AND SEDIMENT CONTROL MEASURES TO ALLEVIATE PERMANENT SCARRING AND ACCELERATED EROSION; AND
7. A LIST OF RECOMMENDED LANDSCAPE PLANT MATERIALS THAT ARE FIRE RESISTANT.
8. A PERMANENT FUEL MODIFICATION AREA SHALL BE REQUIRED AROUND A DEVELOPMENT PROJECT OR PORTIONS THEREOF THAT ARE ADJACENT OR EXPOSED TO HAZARDOUS FIRE AREAS FOR THE PURPOSE OF FIRE PROTECTION. IN NO CASE SHALL THIS AREA BE LESS THAN 100 FEET IN WIDTH AS MEASURED FROM THE DEVELOPMENT PERIMETER. WHERE FEASIBLE, THE AREA SHALL BE DESIGNATED AS COMMON OPEN SPACE RATHER THAN PRIVATE OPEN SPACE. THE RECOMMENDED WIDTH OF THE FUEL MODIFICATION AREA SHALL BE DETERMINED BASED ON A FUEL MODIFICATION PLAN FILED IN COMPLIANCE WITH SUBSECTION 82.13.040(C) (APPLICATION REQUIREMENTS – FUEL MODIFICATION PLANS).



GRAVEL ROAD DETAIL | 1



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FUEL MODIFICATION PLAN

NORTH | SCALE: 1" = 30'-0" | 0 10' 30' | 1

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0	09/20/21	ISSUED FOR ZONING PERMIT	RF	BOK	DKD

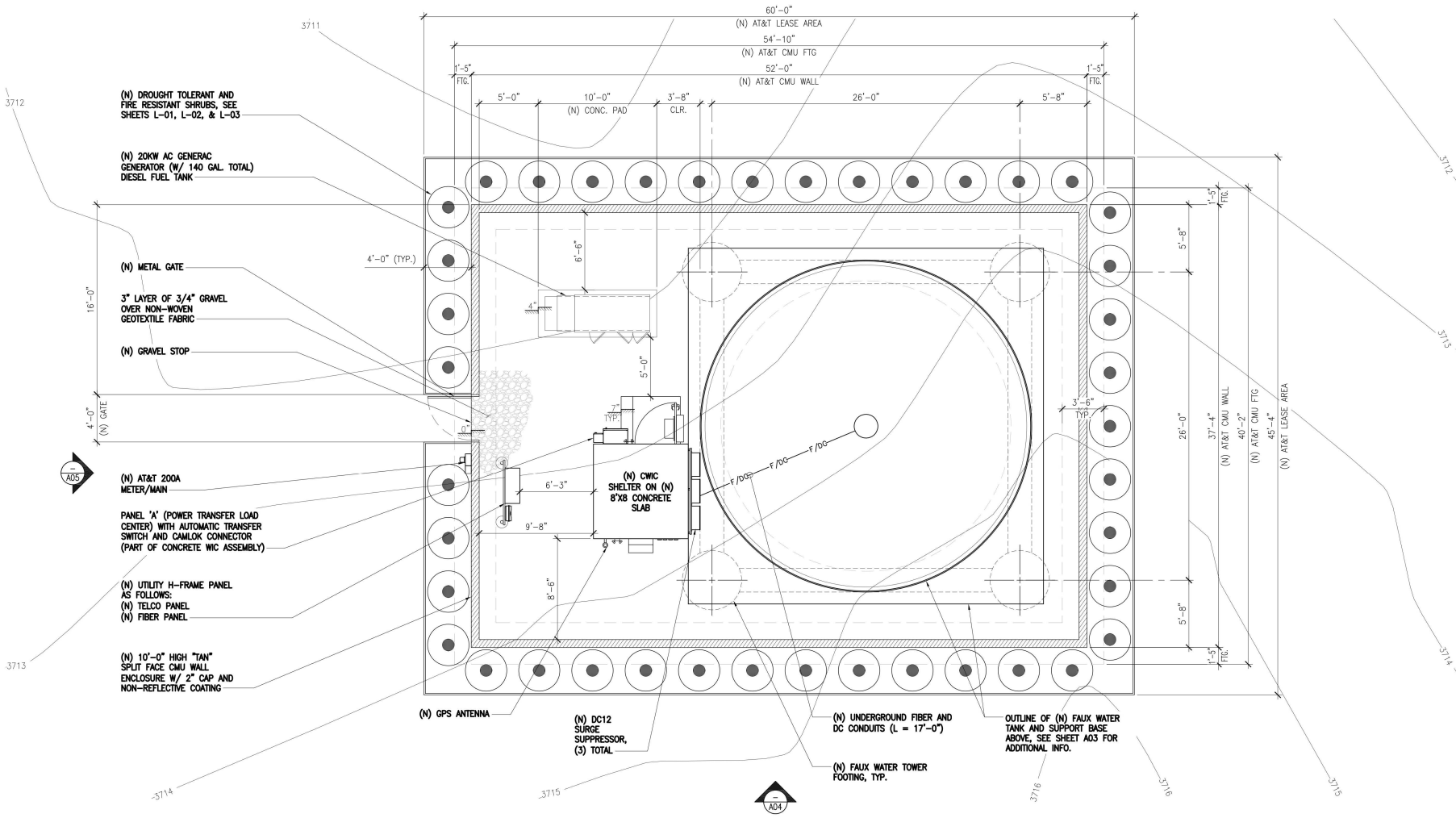
SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

AT&T MOBILITY
TUSTIN, CA

FUEL MODIFICATION PLAN

JOB NO	DRAWING NUMBER	REV.
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EQUIPMENT LAYOUT PLAN

NORTH | SCALE: 1/4" = 1'-0" | 0 1" 2" 4" | 1

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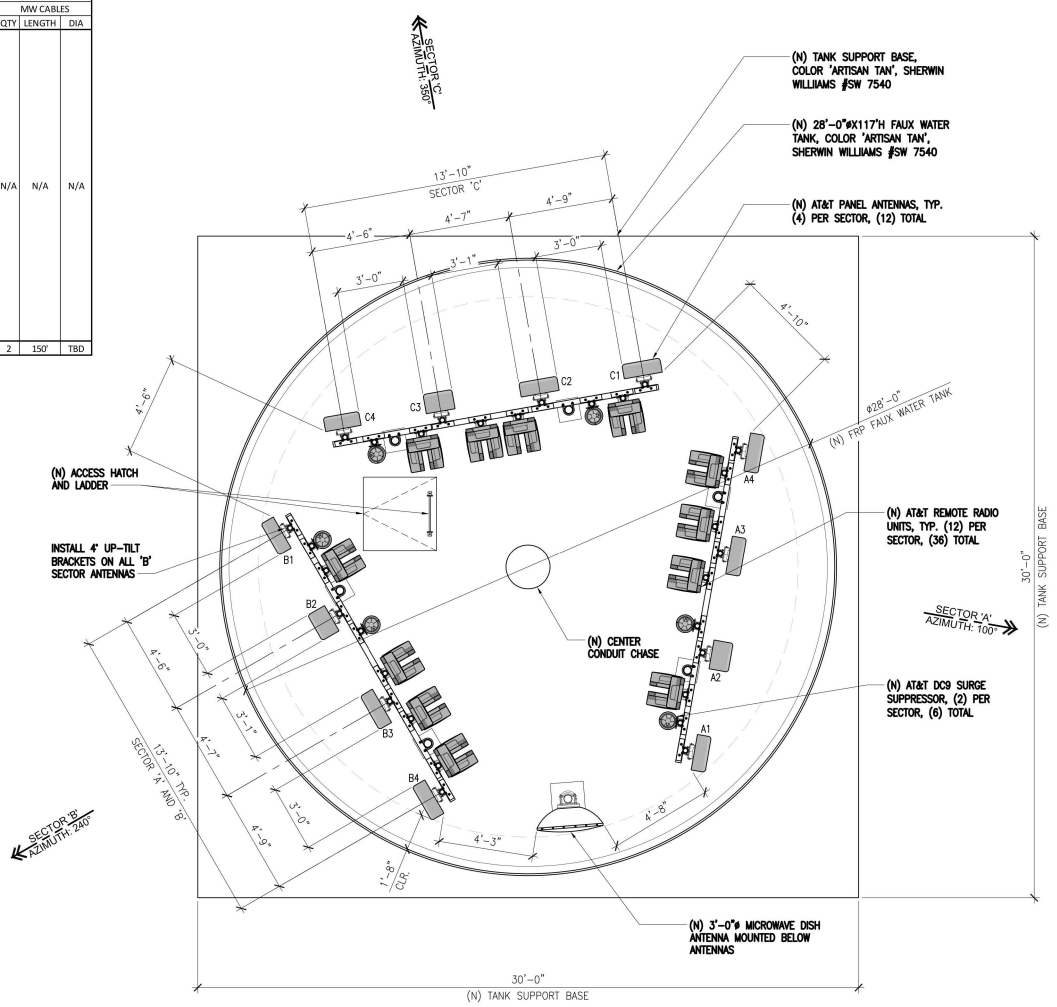
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EQUIPMENT LAYOUT PLAN

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-A02	4

CSL02583 ANTENNA & RRU SCHEDULE

ANTENNAS						REMOTE RADIO UNITS (RRU'S)			CABLES										
									FIBER TRUNKS			DC TRUNKS			JUMPERS		MW CABLES		
SECTOR	POSITION	MFR	MODEL NO.	AZIMUTH	RAD CENTER	MODEL NO.	QTY	UP OR DOWN	QTY	LENGTH	DIA	QTY	LENGTH	DIA	LENGTH	DIA	QTY	LENGTH	DIA
ALPHA	A1	COMMSCOPE	NNH4-65C-R6-V3	100	112'-0"	RRUS 4449 B5/B12	12	UP	2	155'	2"	6	155'	2"	<12'	1/2"	N/A	N/A	N/A
						RRUS 8843 B2/B66A		UP											
	A2	ERICSSON	AIR 6449 B77D	100	114'-9"	NA		NA							<12'	1/2"			
	A3	CCI	OPA65R-BU8DA-K	100	112'-0"	RRUS 4478 B14		UP							<12'	1/2"			
	A4	CCI	OPA65R-BU8DA-K	100	112'-0"	RRUS 2012 B29		UP							<12'	1/2"			
						RRUS 4415 B30		UP											
BETA WITH 4 DEGREE UPTILT	B1	COMMSCOPE	NNH4-65C-R6-V3	240	112'-0"	RRUS 4449 B5/B12	12	UP	2	155'	2"	6	155'	2"	<12'	1/2"			
						RRUS 8843 B2/B66A		UP											
	B2	ERICSSON	AIR 6449 B77D	240	114'-9"	NA		NA							<12'	1/2"			
	B3	CCI	OPA65R-BU8DA-K	240	112'-0"	RRUS 4478 B14		UP							<12'	1/2"			
	B4	CCI	OPA65R-BU8DA-K	240	112'-0"	RRUS 2012 B29		UP							<12'	1/2"			
						RRUS 4415 B30		UP											
GAMMA	C1	CCI	OPA65R-BU8DA-K	350	112'-0"	RRUS 2012 B29	12	UP	2	155'	2"	6	155'	2"	<12'	1/2"			
						RRUS 4415 B30		UP											
	C2	CCI	OPA65R-BU8DA-K	350	112'-0"	RRUS 4478 B14		UP							<12'	1/2"			
	C3	ERICSSON	AIR 6449 B77D	350	114'-9"	NA		NA							<12'	1/2"			
	C4	COMMSCOPE	NNH4-65C-R6-V3	350	112'-0"	RRUS 4449 B5/B12		UP							<12'	1/2"			
						RRUS 8843 B2/B66A		UP											
DISH	#1	COMMSCOPE	VHLPX3-18-2WH	TBD	TBD	N/A											2	150'	TBD



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ANTENNA LAYOUT PLAN & SCHEDULE

NORTH | SCALE: 3/8" = 1'-0" | 0 1" 3' | 1

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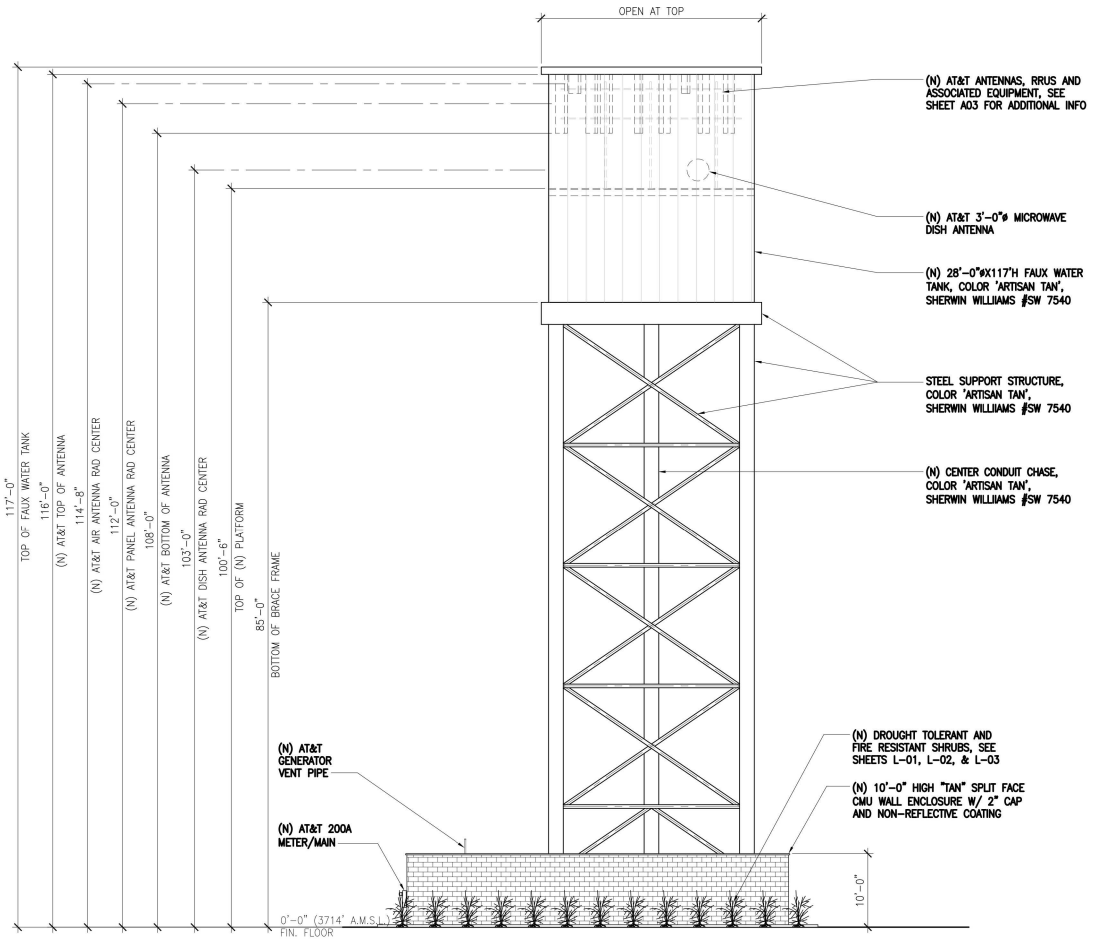
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ANTENNA LAYOUT PLAN AND SCHEDULES

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SOUTH ELEVATION

SCALE: 1/8" = 1'-0" (0 2' 4' 8')

1

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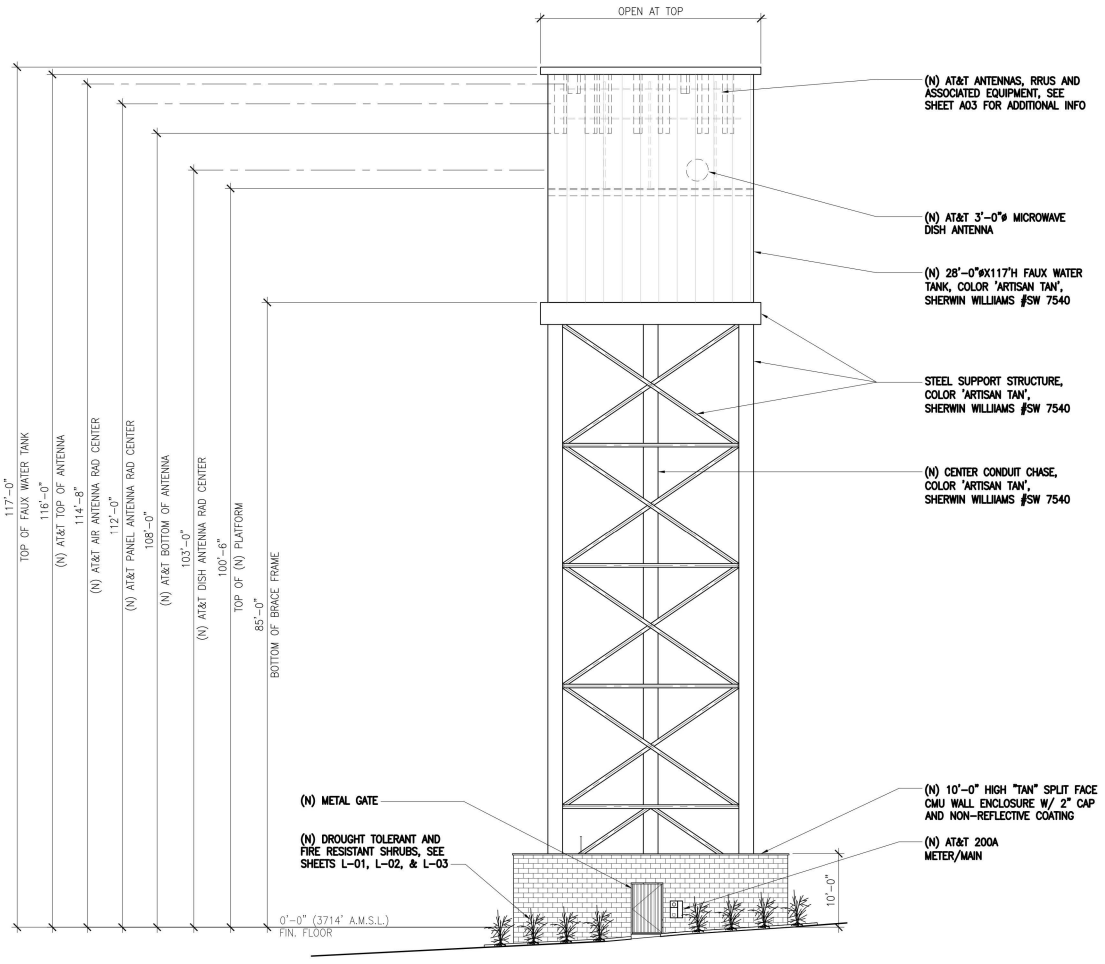
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ELEVATION

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WEST ELEVATION

SCALE: 1/8" = 1'-0" (0 2' 4' 8') — 1

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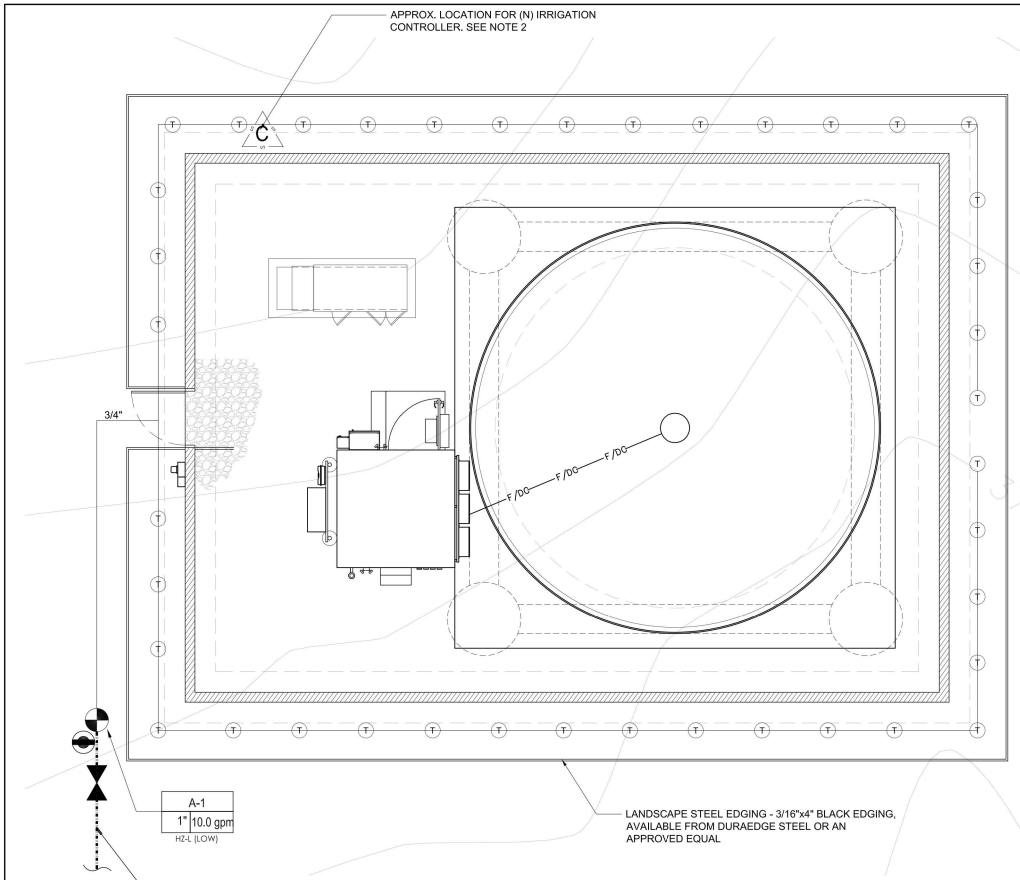
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AT&T MOBILITY
TUSTIN, CA

ELEVATION

JOB NO	DRAWING NUMBER	REV.
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HYDROZONE LEGEND:
HZ-L (LOW)
HZ-M (MED)
HZ-H (HIGH)

IRRIGATION LEGEND

MFG.	MODEL NO.	DESCRIPTION	PSI	RAD	GPM	PATTERN	PRECIPITATION RATE
RAINBIRD	33-DLRC	3/4" BRASS QUICK-COUPLING VALVE WITH CORROSION-RESISTANT STAINLESS STEEL SPRING, LOCKING THERMOPLASTIC RUBBER COVER, DOUBLE TRACK KEY LUG AND 2-PIECE BODY					
RAINBIRD	1401 BUBBLER		30	-	.25	FLOOD BUBBLER	
HUNTER		IC-600PL - I CORE CONTROLLER (WALL MOUNTED) 6-STATION ET-BASED IRRIGATION CONTROLLER (METAL CABINET) & WEATHER SENSOR. CONTRACTOR TO VERIFY POWER SOURCE AND LOCATION.					
LASCO		SLO-CLOSE - SERIES FULL BLOCK TRUE UNION SCHEDULE 80 PVC BALL VALVES W/EPDM O-RINGS, THERMOPLASTIC GEAR DRIVEN OPERATING NUT AND SOCKET END CONNECTORS. LINE SIZE					
		EXTENDED PRESSURE MAINLINE					
		NON-PRESSURE LATERAL: PVC SCH 40 SOLVENT WELD, BURY MIN. 12" BELOW GRADE. SIZE NOTED ON PLAN.					
		SLEEVING (EXISTING AND/OR NEW) : PVC SCHEDULE 40 PIPE: BURY MIN. 24" BELOW GRADE WIRE SLEEVING: PVC SCHEDULE 40 EXTEND MIN. 12" BEYOND EDGE OF PAVING BURY MIN. 18" BELOW GRADE					
		INDICATES AUTOMATIC CONTROLLER STATION NUMBER - NOTE B-X MEANS STATION NUMBER TO BE DETERMINED INDICATES FLOW IN G.P.M. FOR ELECTRIC CONTROL VALVES. INDICATES ELECTRIC CONTROL VALVE SIZE					

Maximum Applied Water Allowance (MAWA)

MAWA (Annual Gallons Allowed) = (Eto) (0.62) [(ETAF x LA) + ((1-ETAF) x SLA)]

Annual ETo	Constant	Type of Project	ETAF	LA (sq.ft.)	ETAF x LA	1-ETAF	SLA (sq.ft.)	MAWA
58.96	0.62	Commercial	0.45	735.00	330.75	0.55		12,090.63

Appendix B – Water Efficient Landscape Worksheet.

ETWU* (Annual Gallons Required) = *ETo x 0.62 x ETAF x Area

Hydrozone # or Irrigation Valve	Plant Factor (PF)	Plant Type	Irrigation Method [b]	Irrigation Efficiency (IE) [c]	ETAF (PF/IE)	Landscape Area (sq.ft.)	ETAF x Area	Estimated Total Water Use (ETWU) [e]
1	0.3	Low	Drip	0.81	0.37	735.00	272.22	9,951.14

Total Landscape Area → **735.00**

MAWA	Total ETWU
12,090.63	***9,951.14***

ETWU is Less Than MAWA

ETAF Calculations

Regular Landscape Area		All Landscape Area	
Total ETAF x Area	272.22	Total ETAF x Area	272.22
Total Area	735.00	Total Area	735.00
Average ETAF	0.37	Average ETAF	0.37

Average ETAF for Regular Landscape Areas must be **0.55 or below** for residential areas, and **0.45 or below** for non-residential areas

ETAF Calculations

Regular Landscape Areas

Total ETAF x Area	(B)
Total Area	(A)
Average ETAF	**B ÷ A**

All Landscape Areas

Total ETAF x Area	(B+D)
Total Area	(A+C)
Sitewide ETAF	**(B+D) ÷ (A+C)**

OBSTRUCTIONS

WHEN VERTICAL OBSTRUCTIONS (PROPS, STREET LIGHTS, TREES, ETC.) INTERFERE WITH THE SPRAY PATTERN OF THE SPRINKLER HEADS SO AS TO PREVENT PROPER COVERAGE, THE IRRIGATION CONTRACTOR SHALL FIELD ADJUST THE SPRINKLER SYSTEM BY INSTALLING A QUARTER CIRCLE OR HALF CIRCLE SPRINKLER HEAD ON EACH SIDE OF THE OBSTRUCTION SO AS TO PROVIDE PROPER COVERAGE. ALL ADJUSTMENTS SHALL BE MADE AT NO ADDITIONAL COST TO THE OWNER. (TYPICAL)

POINT OF CONNECTION
CONTRACTOR SHALL TIE INTO EXISTING IRRIGATION MAIN LINE.
CONTRACTOR TO EXTEND MAIN LINE AS NEEDED TO INSTALL NEW VALVES
STATIC PRESSURE: 75 PSI
DESIGN PRESSURE: 30 PSI
MAXIMUM DEMAND: 10.0 GPM

IRRIGATION PLAN NOTES

NOTE: 1
POINT OF CONNECTION SHALL BE COORDINATED AND APPROVED BY LAND LORD/CITY. CONTRACTOR SHALL COORDINATE WITH THE LAND LORD/CITY AND VERIFY THE ACTUAL LOCATION, SIZE AND WATER PRESSURE IN THE FIELD PRIOR TO STARTING WORK
NOTE:2
CONTRACTOR TO INSTALL NEW (WALL MOUNTED) ET-BASED CONTROLLER AND WEATHER SENSOR AS INDICATED

EQUIPMENT LOCATION NOTES

1. INSTALL ALL IRRIGATION EQUIPMENT, PRESSURE MAIN LINE PIPING, CONTROL VALVES, ETC. WITHIN PLANTING AREA - ANY IRRIGATION EQUIPMENT SHOWN OUTSIDE OF PLANTING AREA IS FOR DRAWING CLARITY (TYPICAL).
2. AUTOMATIC CONTROLLER AND ALL OTHER ABOVE GROUND IRRIGATION EQUIPMENT LOCATIONS SHOWN ON THIS DRAWING ARE APPROXIMATE. STAKE OUT ABOVE GRADE IRRIGATION EQUIPMENT LOCATIONS FOR REVIEW AND APPROVAL BY OWNER PRIOR TO INSTALLATION. FINAL LOCATION AND EXACT POSITIONING ABOVE GRADE IRRIGATION EQUIPMENT SHALL BE DETERMINED BY THE OWNER. MINOR MODIFICATIONS OF ABOVE GRADE IRRIGATION EQUIPMENT LOCATIONS AS REQUESTED BY THE OWNER SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER. FAILURE TO OBTAIN OWNER'S APPROVAL PRIOR TO INSTALLATION SHALL CAUSE CONTRACTOR TO MAKE OWNER DIRECTED REVISIONS AT NO ADDITIONAL COST TO OWNER.
3. ELECTRIC CONTROL VALVE AND BALL VALVE, ETC. LOCATIONS SHOWN ON THIS DRAWING ARE APPROXIMATE. THE CONTRACTOR SHALL STAKE OUT EACH ELECTRIC CONTROL VALVE AND BALL VALVE, ETC. LOCATION FOR REVIEW AND APPROVAL BY OWNER PRIOR TO INSTALLATION OF VALVES. SEE DETAILS FOR ADDITIONAL VALVE INSTALLATION INFORMATION. FINAL LOCATION AND EXACT POSITIONING OF IRRIGATION EQUIPMENT SHALL BE APPROVED BY THE OWNER. MINOR MODIFICATIONS OF IRRIGATION EQUIPMENT LOCATIONS AS REQUESTED BY THE OWNER SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER. FAILURE TO OBTAIN OWNER'S APPROVAL PRIOR TO INSTALLATION SHALL CAUSE CONTRACTOR TO MAKE OWNER DIRECTED REVISIONS AT NO ADDITIONAL COST TO OWNER.

IRRIGATION SLEEVE SIZES

PIPE SIZE	3/4"	1"	1-1/4"	1-1/2"	2"	2-1/2"	3"
SLEEVE SIZE	3"	3"	3"	4"	4"	4"	6"

1. PIPE SLEEVES AND CONTROL WIRE CONDUITS ARE REQUIRED FOR ALL IRRIGATION PIPING AND CONTROL WIRES INSTALLED UNDER PAVING. REFER TO IRRIGATION SLEEVE SIZING CHART FOR IRRIGATION SLEEVE SIZE AND TO CONTROL WIRE SIZING CHART FOR CONTROL WIRE CONDUIT SIZE. (TYPICAL)
2. FOR DRAWING CLARITY ALL IRRIGATION SLEEVES ARE NOT SIZED, BUT SHALL BE INSTALLED AND INCLUDED AS A PART OF THE CONTRACTOR'S BID. ALSO DUE TO THE SCALE OF THE DRAWINGS AND FOR DRAWING CLARITY ALL SLEEVES AND CONDUITS ARE NOT SHOWN. THEREFORE, IN ADDITION TO THE PIPE SLEEVES AND CONTROL WIRE CONDUITS SHOWN ON THE DRAWINGS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF PIPE SLEEVES CONTROL WIRE CONDUITS OF SUFFICIENT SIZE UNDER ALL PAVED AREAS.
3. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE ITSELF WITH ALL GRADE DIFFERENCES, LOCATION OF WALLS, RETAINING WALLS, FOOTINGS, ETC AND COORDINATE ITS WORK WITH OTHER TRADES FOR THE LOCATION AND THE INSTALLATION OF PIPE SLEEVES THROUGH WALLS, UNDER FOOTINGS, UNDER ROADWAYS, UNDER PAVING, STRUCTURES, ETC.

IRRIGATION PLAN

NORTH | SCALE: 1/4" = 1'-0" | 0 1' 2' 4' | 1

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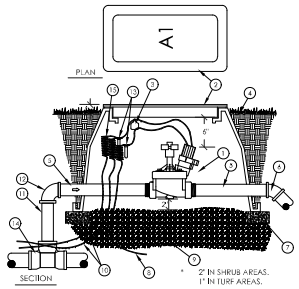
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IRRIGATION PLAN, IRRIGATION LEGEND, AND WATER CALCS

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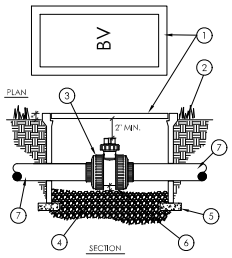


LEGEND

1. ELECTRIC CONTROL VALVE.
2. RECTANGULAR VALVE BOX W/BLACK BOLT DOWN COVER. HEAT BRAND VALVE STATION NO. ON LID IN 2" HIGH CHARACTERS.
3. CHRISTY'S I.D.TAG - NUMBERED TO MATCH DRAWINGS.
4. FINISH GRADE.
5. 12" LONG SCHEDULE 80 TOE NIPPLE.
6. PVC PIPE TO SPRINKLERS - ANGLE PIPE TO SPECIFIED DEPTH WITH 45 DEG. ELLS.
7. COMMON BRICK (4 REQUIRED).
8. COMMON WIRE TO OTHER VALVES ON SAME CONTROLLER.
9. 3/4" CRUSHED ROCK, 8" DEEP.
10. CONTROL/COMMON WIRES FROM CONTROLLER.
11. PVC SCHEDULE 40 PIPE.
12. PVC SXS 90 DEG. ELL.
13. WIRE CONNECTOR.
14. MAIN LINE FITTING W/SOLVENT WELD OUTLET.
15. COIL WIRES PER SPECIFICATIONS.

REMOTE CONTROL VALVE

SCALE: N.T.S. 1



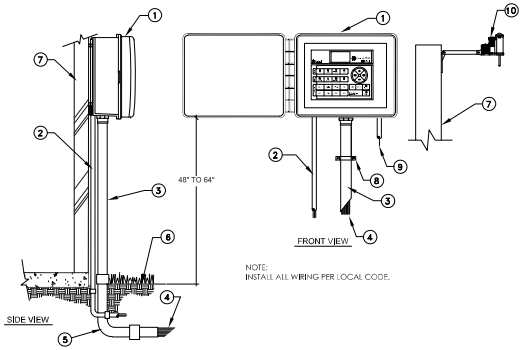
LEGEND

1. RECTANGULAR VALVE BOX WITH BLACK BOLT-DOWN COVER - HEAT BRAND "BV" ON VALVE BOX COVER IN 2" HIGH LETTERS.
2. FINISH GRADE.
3. LASCO "SLO-CLOSE" SOCKET X SOCKET SCH. 80 BALL VALVE.
4. 3/4" CRUSHED ROCK - 8" MINIMUM DEPTH.
5. COMMON BRICK (2 REQUIRED).
6. 2" CLEARANCE.
7. PVC MAIN LINE PIPE.

* 1" IN TURF AREAS.
2" IN SHRUB AREAS.

BALL VALVE

SCALE: N.T.S. 2



NOTE:
INSTALL ALL WIRING PER LOCAL CODE.

LEGEND

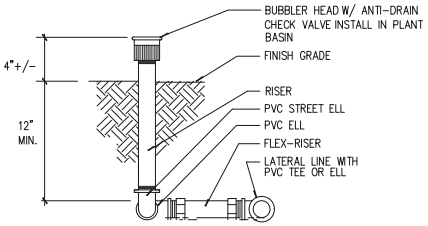
1. WEATHERTRAK LC CENTRAL AUTOMATIC IRRIGATION CONTROLLER, SECURED TO WALL WITH APPROPRIATE FASTENTERS. INSTALL PLASTIC WALL-MOUNT ENCLOSURE WITH KEY-LOCK ENTRY
2. 120 VOLT ELECTRICAL POWER WIRES WITH GROUND WITHIN CONDUIT FOR AUTOMATIC CONTROLLER, SIZE AND INSTALL PER CODE.
3. P.V.C. CONDUIT FOR CONTROL WIRING- SIZE AS REQUIRED.
4. CONTROL WIRING TO ELECTRIC CONTROL VALVES.
5. PVC ELECTRICAL SWEEP ELL - SAME SIZE AS CONTROL WIRE CONDUIT.
6. FINISH GRADE.
7. WALL.
8. SECURE CONDUIT TO WALL WITH "C" OR "J" CLAMP. SIZE AS REQUIRED.
9. 3/4" CONDUIT WITH #6 BARE COPPER WIRE TO GROUND ROD OR GROUND PLATE.
10. WIRELESS RAIN SENSOR RS1000 (WT-WRS) WALL MOUNTED

AUTOMATIC CONTROLLER OUTDOOR WALL MOUNT

SCALE: N.T.S. 3

GENERAL NOTES

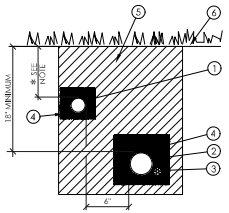
1. CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, AND EQUIPMENT NECESSARY TO FURNISH AND INSTALL THE IRRIGATION SYSTEM AS SHOWN ON THE DRAWINGS, AND IN ACCORDANCE WITH APPLICABLE CODES AND ORDINANCES.
2. DRAWINGS ARE DIAGRAMMATIC. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTMENTS NECESSARY TO CONFORM TO ACTUAL FIELD CONDITIONS.
3. CONTRACTOR SHALL FLUSH ALL LINES AND ADJUST ALL HEADS FOR OPTIMUM PERFORMANCE IN ACCORDANCE WITH THE SPECIFICATIONS AND TO PREVENT OVERSPRAY ONTO HARDSCAPE AREAS OR STRUCTURAL ELEMENTS. THIS SHALL INCLUDE SELECTING THE BEST DEGREE OF ARC TO FIT ACTUAL SITE CONDITIONS AND TO THROTTLE THE FLOW CONTROL AT EACH VALVE TO OBTAIN THE OPTIMUM OPERATING PRESSURE FOR EACH SYSTEM.COSTS INCURRED DUE TO ANY ADJUSTMENTS FOR 100% COVERAGE, INCLUDING THOSE REQUESTED BY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
4. EQUIPMENT SHOWN IN HARDSCAPE AREAS ARE FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED WHENEVER POSSIBLE WITHIN PLANTED AREAS A REASONABLE, REACHABLE DISTANCE FROM HARDSCAPE OR TURF AREAS
5. UNLESS OTHERWISE NOTED ON THE DRAWINGS, CONTRACTOR SHALL INSTALL WIRE & PIPE UNDER HARDSCAPE AREAS IN P.V.C. SCHEDULE 40 SLEEVES PLACED PRIOR TO INSTALLING HARDSCAPE IN ACCORDANCE WITH APPLICABLE CODES.
6. WHEREVER POSSIBLE, CONTROL WIRES SHALL OCCUPY THE SAME TRENCH AS PIPES.
7. EACH CONTROLLER SHALL HAVE ITS OWN INDEPENDENT GROUND WIRE.
8. SPLICING OF 24 VOLT WIRES WILL NOT BE PERMITTED EXCEPT IN VALVE BOXES. CONTRACTOR TO LEAVE A 24" COIL OF EXCESS WIRE AT EACH SPLICE AND EVERY 100' ON CENTER ALONG WIRE RUN. TAPE WIRE BUNDLES 10' ON CENTER. NO TAPING WILL BE PERMITTED INSIDE SLEEVES.
9. WIRE CONNECTORS SHALL BE SCOTCH DBY OR APPROVED EQUAL.
10. FINAL LOCATION FOR BACKFLOW PREVENTION DEVICES SHALL BE APPROVED BY THE CITY'S/OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO INSTALLING. CONTRACTOR SHALL NOTIFY ALL LOCAL JURISDICTIONS FOR INSPECTION AND TESTING OF INSTALLED BACKFLOW PREVENTION DEVICE.
11. CONTRACTOR SHALL INSTALL ANTI-DRAIN CHECK VALVES AS NECESSARY TO PREVENT LOW HEAD DRAINAGE.
12. ALL IRRIGATION HEADS ADJACENT TO HARDSCAPE SHALL BE POP-UP STYLE.
13. IRRIGATION HEADS SHALL BE SET PERPENDICULAR TO FINISH GRADE OF THE AREA TO BE IRRIGATED UNLESS OTHEWISE DESIGNATED ON THE PLANS.
14. BUBBLERS SHALL BE LOCATED ON THE UPHILL SIDE OF TREES.
15. THE CONTRACTOR SHALL PROVIDE TO THE OWNER'S REPRESENTATIVE, UPON THE COMPLETION OF THE JOB A SET OF REPRODUCIBLE AS-BUILT DRAWINGS, WHICH SHALL BE VERIFIED FOR ACCURACY AT THE TIME OF THE FINAL JOB WALK-THROUGH.
16. ANY EXISTING IRRIGATION SYSTEMS IMPACTED BY NEW CONSTRUCTION SHALL BE REPAIRED AT NO ADDITIONAL COST TO THE OWNER.
17. THE IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE FOR THE COORDINATION OF POSSIBLE ON-SITE INSPECTIONS WITH THE AUTHORIZED REPRESENTATIVE.
18. THE IRRIGATION SYSTEM SHALL BE FULLY GUARANTEED IN WRITING FOR A PERIOD OF (1) YEAR ANY DEFECTIVE EQUIPMENT MATERIALS OR POOR WORKMANSHIP SHALL BE REPLACED OR CORRECTED BY THE IRRIGATION CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
19. CONTRACTOR SHALL BE RESPONSIBLE TO COMPLY WITH ALL LOCAL CITY AND COUNTY REQUIREMENTS FOR BOTH EQUIPMENT AND INSTALLATION.



BUBBLER ON RISER

SCALE: N.T.S. 4

* MINIMUM BACKFILL DEPTHS FROM FINISH GRADE TO TOP OF PIPE
12" FOR LATERAL LINE PIPE INSTALLED IN PLANTERS
18" FOR LATERAL LINE PIPE INSTALLED UNDER PAVING.

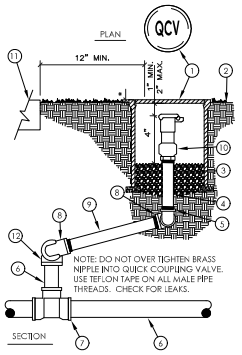


LEGEND

1. NON-PRESSURE LATERAL LINE PIPING.
2. PRESSURE MAIN LINE PIPING
3. CONTROL WIRES - TAPE AND BUNDLE EVERY 10 FEET. INSTALL ADJACENT TO PRESSURE MAIN LINE.
4. PROVIDE 2" DEPTH OF CLEAN BACKFILL.
5. SEE IRRIGATION SPECIFICATIONS FOR BACKFILL AND COMPACTION REQUIREMENTS.
6. FINISH GRADE.

TRENCHING

SCALE: N.T.S. 5



NOTE: DO NOT OVER TIGHTEN BRASS NIPPLE INTO QUICK COUPLING VALVE. USE TEFLON TAPE ON ALL MALE PIPE THREADS. CHECK FOR LEAKS.

LEGEND

1. 10" ROUND VALVE BOX WITH BLACK BOLT- DOWN COVER - HEAT BRAND "QCV" ON VALVE BOX COVER IN 2" HIGH LETTERS.
2. FINISH GRADE.
3. 3/4" CRUSHED ROCK. 6" MINIMUM DEPTH.
4. BRASS NIPPLE. (LENGTH AS REQUIRED).
5. BRASS 90 DEGREE ELL.
6. MAINLINE PIPING.
7. MAINLINE FITTING.
8. BRASS 90 DEGREE STREET ELL.
9. BRASS NIPPLE - 6" LONG.
10. QUICK COUPLING VAVLE.
11. WALK OR CURB.
12. PVC SXI SCHEDULE 40 90° ELBOW.

* 1" IN TURF AREAS.
2" IN SHRUB AREAS.

QUICK COUPLING VALVE - IN BOX

SCALE: N.T.S. 6

FOR 3" AND SMALLER MAINLINE

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26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
0	09/06/22	ISSUED FOR CONSTRUCTION/PERMIT	LR	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

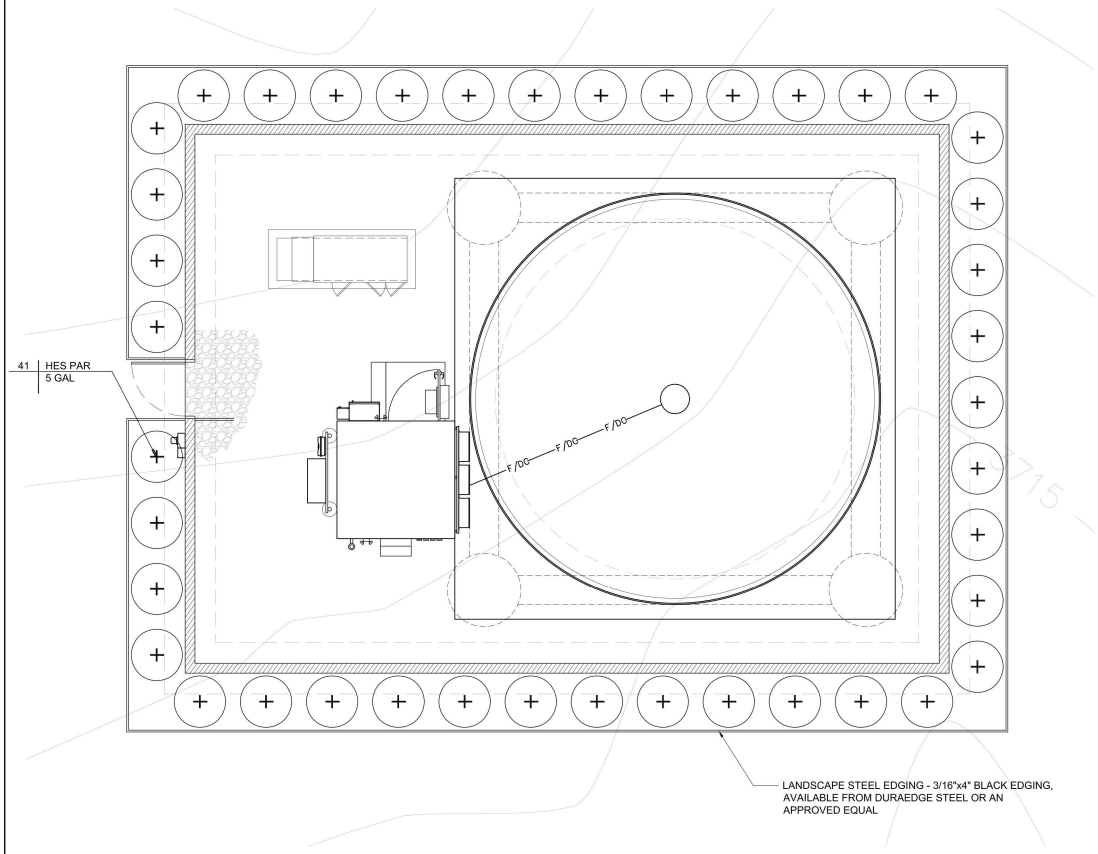
LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

AT&T MOBILITY
TUSTIN, CA

IRRIGATION DETAILS & NOTES

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-L-02	0

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PLANT LEGEND

SYM.	ABBREV.	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	QTY	WUCOLS	REMARKS
SHRUBS								
+	HES PAR	HESPERALOE PARVIFLORA	RED YUCCA	5 GAL	AS SHOWN	41	LOW	

INSTALL 3" LAYER OF FOREST FLOOR MULCH IN ALL PLANTING AREAS

LANDSCAPE NOTES

CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, AND EQUIPMENT NECESSARY TO FURNISH AND INSTALL PLANT MATERIAL AS SHOWN ON THE DRAWINGS AND AS DESCRIBED IN THE SPECIFICATIONS.

UNLESS DESIGNATED ON THE DRAWINGS OTHERWISE, STRUCTURAL IMPROVEMENTS AND HARDSCAPE SHALL BE INSTALLED PRIOR TO PLANTING OPERATIONS.

ALL WORK ON THE IRRIGATION SYSTEM, INCLUDING HYDROSTATIC, COVERAGE, AND OPERATIONAL TESTS AND THE BACKFILLING AND COMPACTION OF TRENCHES SHALL BE PERFORMED PRIOR TO PLANTING OPERATIONS.

PLANT LIST ON THE DRAWINGS SHALL BE USED AS A GUIDE ONLY. CONTRACTOR SHALL TAKEOFF & VERIFY SIZES & QUANTITIES BY PLAN CHECK.

SAMPLES OF FERTILIZERS, ORGANIC AMENDMENT, SOIL CONDITIONERS, AND SEED SHALL BE SUBMITTED PRIOR TO INCORPORATION. CONTRACTOR SHALL FURNISH TO THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE A CERTIFICATE OF COMPLIANCE FOR SUCH FURNISHED MATERIALS.

LOCATIONS OF PLANT MATERIAL SHALL BE REVIEWED ON SITE BY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO INSTALLATION.

AMENDMENTS, AS INDICATED IN THE SOILS REPORT SHOWN ON THE DRAWINGS, ARE BASED ON AGRICULTURAL SUITABILITY SOILS TESTS PERFORMED PRIOR TO GRADING AND WERE PRESENTED FOR BIDDING PURPOSES. IF NO SOILS REPORT EXISTS, CONTRACTOR SHALL PROPOSE ON AMENDMENTS AS STATED IN THE SPECIFICATIONS. CONTRACTOR SHALL OBTAIN AGRICULTURAL SOILS TESTING AND RECOMMENDATIONS AFTER GRADING OPERATIONS AND PRIOR TO PLANT INSTALLATION.

TREES SHALL BE PLANTED NO CLOSER THAN TEN FEET (10') FROM UTILITIES. TREES PLANTED WITHIN FIVE FEET (5') OF HARDSCAPE OR STRUCTURES SHALL BE INSTALLED WITH A ROOT BARRIER AS APPROVED BY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE.

IF, DURING PLANTING OPERATIONS THERE SEEMS TO BE MINIMAL OR NO PERCOLATION IN PLANTING PITS, CONTRACTOR SHALL CEASE PLANTING OPERATIONS AND IMMEDIATELY NOTIFY THE CITY/OWNER'S AUTHORIZED REPRESENTATIVE TO DISCUSS ALTERNATIVE TO MAINTAINING POSITIVE ROOTBALL DRAINAGE MEASURES.

CONTRACTOR SHALL INSPECT AND VERIFY IRRIGATION SYSTEM IS WORKING PROPERLY. CONTRACTOR SHALL REPLACE AND/OR REPAIR DAMAGED IRRIGATION COMPONENTS.

SOIL TEST:

AFTER SOIL HAS BEEN SET IN PLACE & PRIOR TO ANY SOIL PREPARATION, THE CONTRACTOR SHALL FURNISH SOIL TESTS OF THE SITE FOR AGRICULTURAL FERTILITY AND TO DETERMINE PROPER SOIL AMENDMENTS. TEST ARE TO BE PERFORMED BY A MEMBER OF THE CALIFORNIA ASSOCIATION OF AGRICULTURAL LABORATORIES WITH COPIES SENT TO THE OWNER & LANDSCAPE ARCHITECT, PRIOR TO INSTALLATION.

SOIL PREPARATION:

THE FOLLOWING IS PROVIDED FOR BID PURPOSES ONLY AND SHALL BE MODIFIED AS NECESSARY GIVEN THE RESULTS OF THE SOILS TEST. THE CONTRACTOR SHALL BE PREPARED TO PROVIDE DELIVERY SLIPS AND EMPTY FERTILIZER BAGS ON SITE FOR VERIFICATION OF MATERIAL.

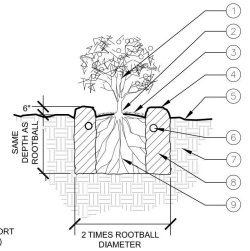
1. BACKFILL MIX FOR USE OF PLANTING ALL SHRUBS.
   6 PARTS BY VOLUME ON SITE SOIL.
   4 PARTS BY VOLUME ORGANIC AMENDMENT.
   1 LB. 12-12-12 COMMERCIAL FERTILIZER PER CUBIC YARD.
   1 LB. IRON SULFATE PER CU. YD. OF MIX.
2. PLANT TABLETS FOR ALL SHRUBS:
   3-21 GRAM AGRIFORM FERTILIZER TABLET PER 5 GAL SHRUB ADJACENT TO THE ROOTBALL.
3. TOP DRESSING: ALL SHRUB AREAS ARE TO BE TOP DRESSED WITH 3" THICK LAYER OF SHREDDED TREE BARK. DECORATIVE BARK MAY BE USED IN WINDY AREAS.

LANDSCAPE MAINTENANCE

LANDSCAPE WILL BE MAINTAINED BY AT&T.

LEGEND

1. 1 GAL OR 5 GAL SHRUB
2. CROWN OF SHRUB TO BE PLANTED 1" ABOVE FINISHED GRADE
3. 2" MULCH LAYER MIN. REFER TO PLANTING SPECIFICATIONS
4. TEMPORARY BASIN WITH 6" BERM
5. FINISH GRADE
6. AGRIFORM PLANT TABS
7. UNDISTURBED NATIVE SOIL
8. AMENDED BACKFILL PER AGRONOMIC SOILS REPORT (CONTRACTOR RESPONSIBLE FOR SOILS REPORT)
9. ROOTBALL



PLANT TABS	
SIZE OF PLANT	NUMBER OF TABS PER PLANT
1 GAL	2
5 GAL	3
15 GAL	4
24" BOX	6

NOTE: PLACE TABS MAX 4" BELOW GRADE
SPACE TABS EVENLY AROUND PLANT

NOTES:
REMOVE BASIN PRIOR TO END OF MAINTENANCE

SHRUB PLANTING

1

SCALE: N.T.S.

PLANTING PLAN

NORTH | SCALE: 1/4" = 1'-0" | 0 1" 2" 4" | 1

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26 EXECUTIVE PARK | SUITE 170
IRVINE | CA 92614

CSL02583
KENDALL PROPERTY
PACE#: MRLOS079027 | FA#: 13023925 | USID#: 308607

13225 BUFFALO RD
HESPERIA, CA 92344

at&t Mobility
1452 EDINGER AVENUE, 3RD FLOOR
TUSTIN, CA 92780

NO.	DATE	REVISIONS	BY	CHK	APP'D
0	09/06/22	ISSUED FOR CONSTRUCTION/PERMIT	LR	BOK	DKD

SCALE AS SHOWN | DESIGNED | DRAWN

LICENSED ARCHITECT DK DO C-18015 REN. 11/23 STATE OF CALIFORNIA

AT&T MOBILITY
TUSTIN, CA

PLANTING PLAN, NOTES AND DETAILS

JOB NO	DRAWING NUMBER	REV.
	AA-CSL02583-L-03	0

OWNER'S NAME: HARRIET KENDALL

ASSESSOR'S PARCEL NUMBER(S) 0357-411-12-0000

BASIS OF BEARINGS: (NAD83; EPOCH 2010)
THE BEARINGS SHOWN HEREON ARE BASED CALIFORNIA STATE PLANE COORDINATE SYSTEM – ZONE 5. AS DETERMINED BY G.P.S. OBSERVATIONS, USING TRIMBLE 5700/5800 RECEIVERS AND TRIMBLE GEODETIC OFFICE 1.60 SOFTWARE.

BASIS OF ELEVATIONS: NAVD 1988
ELEVATIONS ARE BASED ON GPS OBSERVATIONS FROM TWO NATIONAL GEODETIC SURVEY C.O.R.S. REFERENCE STATIONS: 1) JPLM, ELEVATION = 1503.49' AND 2) TORP, ELEVATION = 103.77' WITH GEOID 2012 CORRECTIONS APPLIED.

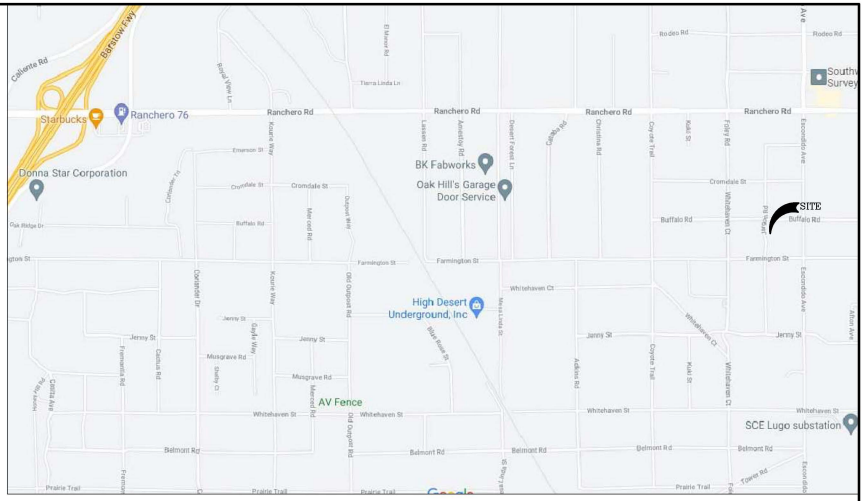
SITE BENCHMARK IS THE TOP OF A 1" IRON PIPE, LOCATED AT THE NE CORNER OF SAID PROPERTY, AS SHOWN HEREON. ELEVATION = 3700.91'

FEMA FLOOD ZONE DESIGNATION: *National Flood Insurance Program:*

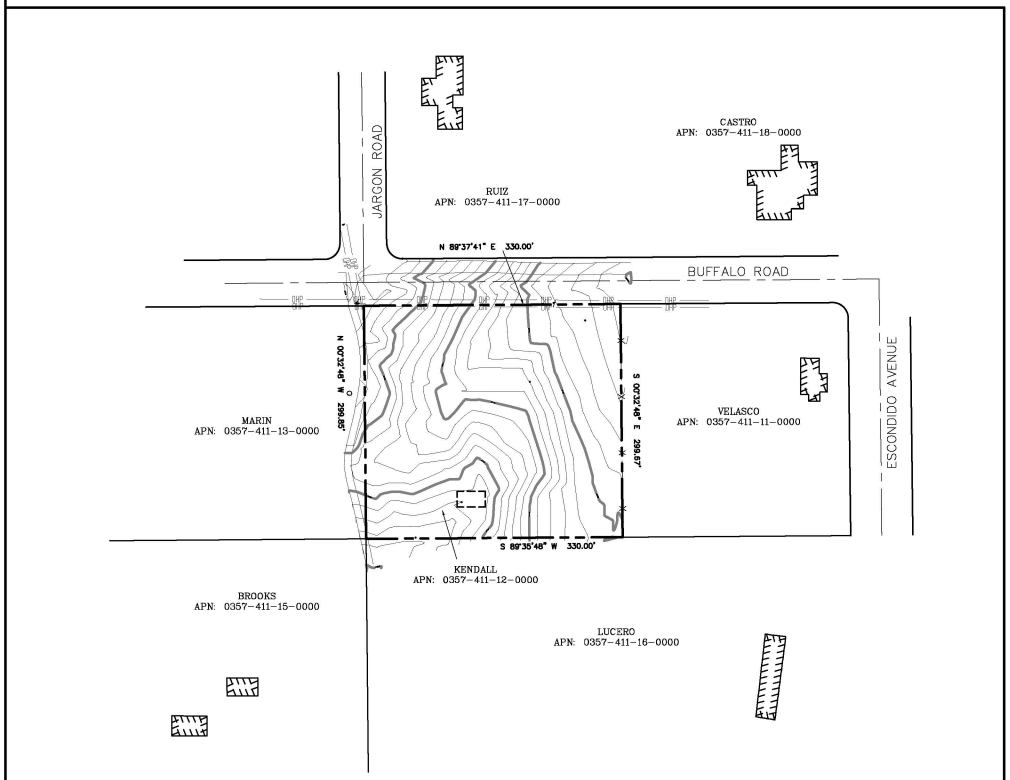
County: SAN BERNARDINO
Map/Panel: 06071C6490H
Effective Date: 8/28/2008
The Flood Zone Designation for this site is: ZONE: D

PROPERTY LEGAL DESCRIPTION

PARCEL 2 OF PARCEL MAP NO. 9757, IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AS PER PLAT RECORDED IN BOOK 105, PAGE 39 OF PARCEL MAPS, RECORDS OF SAID COUNTY.



VICINITY MAP





TITLE REPORT NOTES

TITLE REPORT NOTES:

THE FOLLOWING EASEMENTS EFFECT SAID PARCEL AND ARE SHOWN HEREON. SEE PRELIMINARY TITLE REPORT NO. 92016314-920-CMM-CMB PREPARED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY AND DATED NOVEMBER 1, 2021, FOR OTHER DOCUMENTS (NON-EASEMENTS) EFFECTING SAID PROPERTY.

ITEM #2 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Lorow Richards Mary Viginia Richards, Ranch W. Richards, Connie Gail Richards
Purpose: Public utilities
Recording Date:September 6, 1985
Recording No: 85-218351 of Official Records
(AS SHOWN HEREON – FALLS IN BUFFALO ROAD)

ITEM #3 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Edison Company, a corporation and Continental Telephone Company of California, a corporation
Purpose: Public utilities
Recording Date:October 2, 1985
Recording No: 85-243756 of Official Records
(AS SHOWN HEREON – FALLS IN BUFFALO ROAD)

ITEM #4 – Easement(s) for the purpose(s) shown below and rights incidental thereto, as delineated on or as offered for dedication on

Map/Plat: Parcel Map No. 9757
Recording Date:May 29, 1986
Recording No: Book 105, Page 39 of Parcel Maps
Purpose: Buffalo Road
(AS SHOWN HEREON – AS BUFFALO ROAD)

END OF EASEMENTS

LEGEND

- BUSH
- MONUMENT FOUND
- TELEPHONE PED
- TREE TOP YUCCA
- UTILITY POLE
- ER EDGE OF DIRT ROAD
- NG GROUND SPOT ELEVATION
- TRTP TREE TOP YUCCA
- UP UTILITY POLE TOP
- WROH WIRE OVERHEAD
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- X FENCE LINE
- BUILDING EDGE
- OHP OVERHEAD WIRES

1) This is not a boundary survey. This is a specialized topographic map. The property lines and easements shown hereon are from record information as noted hereon. Floyd Surveying translated the topographic survey to record information using the two found monuments shown hereon. No title research was performed by Floyd Surveying.

2) Any changes made to the information on this plan, without the written consent of Floyd Surveying relieves Floyd Surveying of any and all liability.

3) These drawings & specifications are the property & copyright of Floyd Surveying & shall not be used on any other work except by agreement with the Surveyor. Written dimensions shall take preference over scaled & shall be verified on the job site. Any discrepancy shall be brought to the notice of the Surveyor prior to commencement of any work.

4) Field survey completed on August 11, 2021

OVERALL SITE PLAN

SCALE: 1"=80' (80 40 0 80)

FLOYD SURVEYING
34006 GALLERON STREET
TEMECULA, CA 92592
OFFICE: (949) 200-0626
EMAIL: fsi@floydsurveying.com

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T 949 475.1000 | 949 475.1001 F

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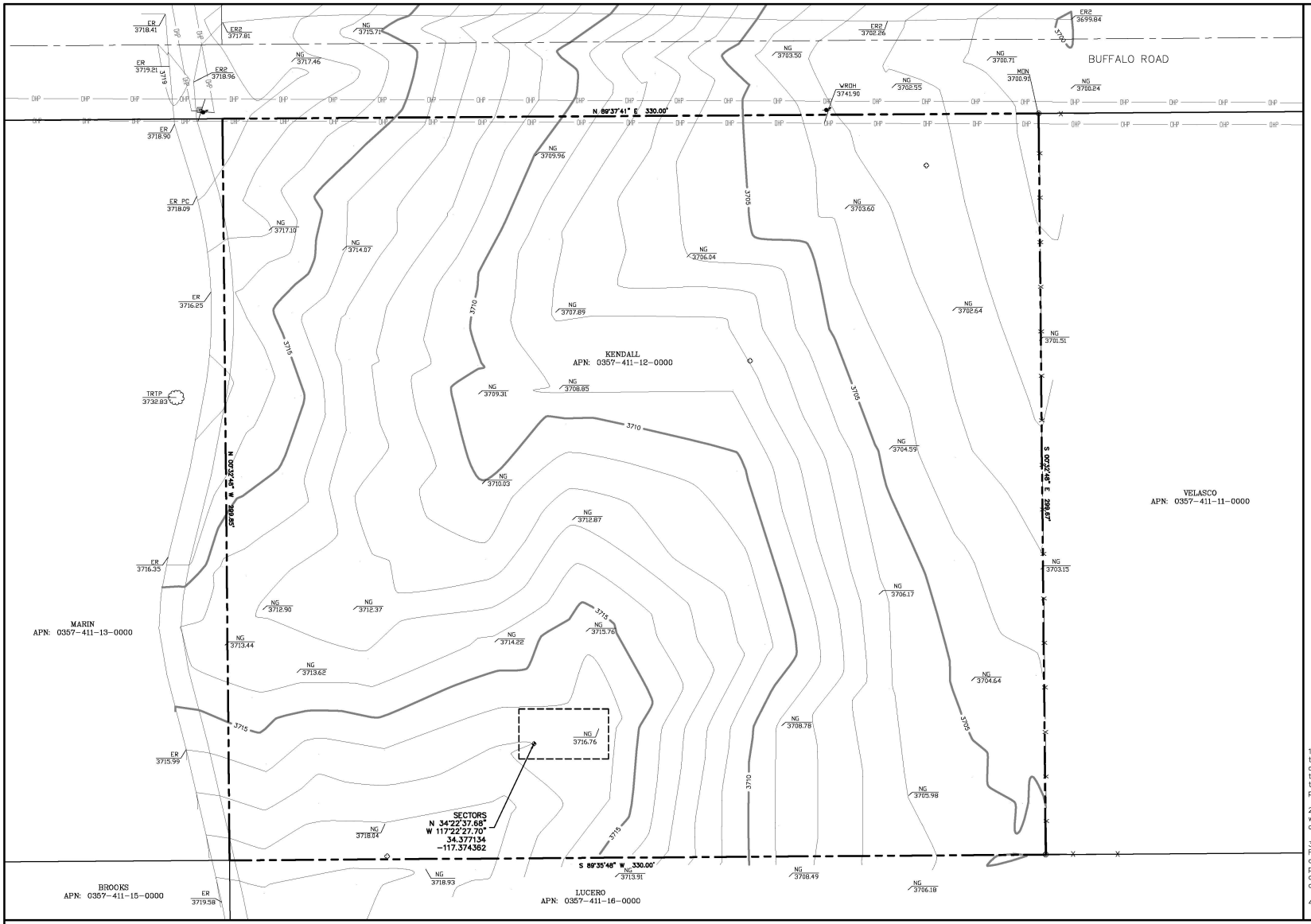
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NO.	DATE	REVISIONS	BY	CHK	APP'D
2	11/26/21	TITLE REVIEW	DAF	DAF	DAF
1	9/17/21	PAGE B02	DAF	DAF	DAF
0	8/12/21	ISSUED FOR ZONING SUBMITTAL	DAF	DAF	DAF

SCALE AS SHOWN | DESIGNED | DRAWN

PROFESSIONAL LAND SURVEYOR — David A. Floyd No. 7678 — STATE OF CALIFORNIA

SHEET TITLE: TOPOGRAPHIC SURVEY
SHEET NUMBER: B01



LEGEND

- BUSH
- MONUMENT FOUND
- TELEPHONE PED
- TREE TOP YUCCA
- UTILITY POLE
- ER — EDGE OF DIRT ROAD
- NG — GROUND SPOT ELEVATION
- TRTP — TREE TOP YUCCA
- UP — UTILITY POLE TOP
- WROH — WIRE OVERHEAD
- BOUNDARY LINE
- CENTER LINE
- MISC. PROPERTY LINE
- MISC. TIE LINE
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- X — FENCE LINE
- BUILDING EDGE
- OHP — OVERHEAD WIRES

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4) Field survey completed on August 11, 2021

DETAIL SITE PLAN

SCALE: 1"=20' (20 10 0 20)

FLOYD SURVEYING
34006 GALLERON STREET
TEMECULA, CA 92592
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EMAIL: fsi@floydsurveying.com

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NO.	DATE	REVISIONS	BY	CHK	APP'D
2	11/26/21	TITLE REVIEW	DAF	DAF	DAF
1	9/17/21	PAGE B02	DAF	DAF	DAF
0	8/12/21	ISSUED FOR ZONING SUBMITTAL	DAF	DAF	DAF

SCALE AS SHOWN | DESIGNED | DRAWN

PROFESSIONAL LAND SURVEYOR — David A. Floyd No. 7678 — STATE OF CALIFORNIA

SHEET TITLE: **TOPOGRAPHIC SURVEY**

SHEET NUMBER: **B02**

APPENDIX F

NOISE STUDY

AT&T Mobility • Proposed Base Station (Site No. CSL02583)
13225 Buffalo Road • Hesperia, California

Statement of Hammett & Edison, Inc., Consulting Engineers

The firm of Hammett & Edison, Inc., Consulting Engineers, has been retained on behalf of AT&T Mobility, a wireless telecommunications carrier, to evaluate the proposed base station (Site No. CSL02583) proposed to be located at 13225 Buffalo Road in unincorporated San Bernardino County near Hesperia, California, for compliance with appropriate guidelines limiting sound levels from the installation.

Executive Summary

AT&T proposes to construct a new base station to be located at 13225 Buffalo Road in unincorporated San Bernardino County near Hesperia. Noise levels from the equipment operations will comply with the County's permitted limits.

Prevailing Standard

The County of San Bernardino sets forth limits on sound levels in Section 83.01.080 (c) "Noise Standards for Stationary Noise Sources" of its Code of Ordinances, including the following limits for noise received for a cumulative period of more than 30 minutes in any hour in the indicated zone:

Zone	Day Limit *(7 am to 10 pm)*	Night Limit *(10 pm to 7 am)*
Residential	55 dBA	45 dBA
Professional Services	55 dBA	55 dBA
Other Commercial	60 dBA	60 dBA
Industrial	70 dBA	70 dBA

Figure 1 attached describes the calculation methodology used to determine applicable noise levels for evaluation against the prevailing standard.

General Facility Requirements

Wireless telecommunications facilities ("cell sites") typically consist of two distinct parts: the electronic transceivers ("radios" or "cabinets") that are connected to traditional wired telephone lines, and the antennas that send wireless signals created by the radios out to be received by individual subscriber units. The radios are located next to the antennas or at ground level, where they are typically mounted within individual cabinets that require environmental units to cool the electronics inside. Such cooling is often integrated into the cabinets, although external air conditioning may be installed when the cabinets are themselves housed within a larger enclosure.

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Most cell sites have back-up battery power available, to run the base station for some number of hours in the event of a power outage. Many sites have back-up power generators installed, to run the station during an extended power outage.

Site & Facility Description

Based upon information provided by AT&T, including zoning drawings by DCI Pacific AEC Works, dated September 6, 2022, that carrier proposes to install twelve directional panel antennas – three CommScope Model NNH4-65C-R6-V3, three Ericsson Model AIR6449, and six CCI Model OPA65R-BU8DA-K – and fifteen Ericsson radios – three each Models 2012, 4415, 4449, 4478, and 8843 – at the top of a 117-foot tower, configured to resemble an elevated water tank, in a walled compound to be constructed on the vacant rural-residential parcel at 13225 Buffalo Road in unincorporated San Bernardino County near Hesperia, on the south side of Buffalo Road southeast of its intersection with Jargon Road.

AT&T also proposes to install a pre-fabricated shelter at the site, as well as a 20 kW back-up diesel generator for emergency use in the event of an extended commercial power outage. For the limited purpose of this study, the two air conditioning units on the shelter are assumed to be Marvair Models WAC200S and DAC200S,* and the generator is assumed to be a Generac Model SD020 with a Level 2 sound enclosure.

The nearest adjacent parcel is located to the west, about 100 feet from the generator, and is zoned residential.

Study Results

The antennas are passive, generating no noise, and Ericsson reports that the radios do not have cooling fans. The manufacturers report the following maximum noise levels from their equipment:

Equipment	Maximum Noise Level	Reference Distance
Marvair WAC200S or DAC200S	62 dBA	5 feet
Generac SD020	63	23 feet

The maximum calculated noise level at the nearest property line, for everyday operation of the base station, is 29.4 dBA, well below the County's most restrictive, nighttime residential limit of 45 dBA. During operation of the generator, the calculated noise level at that location rises to 44.3 dBA, still meeting the County's limit.

* These are typically operating as a pair, for redundancy, such that both do not operate at the same time.

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Conclusion

Based on the information and analysis above, it is the undersigned's professional opinion that operation of the AT&T Mobility base station proposed to be located at 13225 Buffalo Road in unincorporated San Bernardino County near Hesperia, California, will comply with San Bernardino County's requirements for limiting acoustic noise emission levels.

Authorship

The undersigned author of this statement is a qualified Professional Engineer, holding California Registration Nos. E-13026 and M-20676, which expire on June 30, 2023. This work has been carried out under his direction, and all statements are true and correct of his own knowledge except, where noted, when data has been supplied by others, which data he believes to be correct.



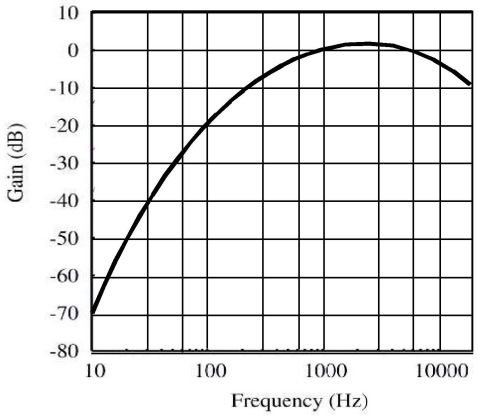
William F. Hammett, P.E.
707/996-5200

September 14, 2022

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Noise Level Calculation Methodology

Most municipalities and other agencies specify noise limits in units of dBA, which is intended to mimic the reduced receptivity of the human ear to Sound Pressure ("L_P") at particularly low or high frequencies. This frequency-sensitive filter shape, shown in the graph to the right as defined in the International Electrotechnical Commission Standard No. 179, the American National Standards Institute Standard No. 5.1, and various other standards, is also incorporated into most calibrated field test equipment for measuring noise levels.



30 dBA	library
40 dBA	rural background
50 dBA	office space
60 dBA	conversation
70 dBA	car radio
80 dBA	traffic corner
90 dBA	lawnmower

The dBA units of measure are referenced to a pressure of 20 µPa (micropascals), which is the threshold of normal hearing. Although noise levels vary greatly by location and noise source, representative levels are shown in the box to the left.

Manufacturers of many types of equipment, such as air conditioners, generators, and telecommunications devices, often test their products in various configurations to determine the acoustical emissions at certain distances. This data, normally expressed in dBA at a known reference distance, can be used to determine the corresponding sound pressure level at any particular distance, such as at a nearby building or property line. The sound pressure drops as the square of the increase in distance, according to the formula:

$$L_P = L_K + 20 \log(D_K/D_P),$$

where L_P is the sound pressure level at distance D_p and L_K is the known sound pressure level at distance D_K.

Individual sound pressure levels at a particular point from several different noise sources cannot be combined directly in units of dBA. Rather, the units need to be converted to scalar sound intensity units in order to be added together, then converted back to decibel units, according to the formula:

where L_T is the total sound pressure level and L_1, L_2, etc are individual sound pressure levels.

$$L_T = 10 \log \left(10^{L_1/10} + 10^{L_2/10} + \ldots\right),$$

Certain equipment installations may include the placement of barriers and/or absorptive materials to reduce transmission of noise beyond the site. Noise Reduction Coefficients ("NRC") are published for many different materials, expressed as unitless power factors, with 0 being perfect reflection and 1 being perfect absorption. Unpainted concrete block, for instance, can have an NRC as high as 0.35. However, a barrier's effectiveness depends on its specific configuration, as well as the materials used and their surface treatment.

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