City of
SACRAMENTO

COMMUNITY DEVELOPMENT
DEPARTMENT

ENVIRONMENTAL PLANNING
SERVICES

300 Richards Boulevard
Third Floor
Sacramento, CA 95811

MITIGATED NEGATIVE DECLARATION

The City of Sacramento, California, a municipal corporation, does hereby prepare, declare, and publish this Mitigated Negative Declaration for the following described project:

Cotton Lane Apartments Project (P24-022) The proposed project consists of a request of a Rezone from the Single-Unit Dwelling or Duplex Dwelling (R-1A) zone to the Multi-Unit Dwelling (R-3A) zone and to construct a 54-unit apartment complex in the single-unit dwelling or duplex dwelling (R-1A) zone on approximately 1.63-acres.

The Lead Agency is the City of Sacramento. The City of Sacramento, Community Development Department, has reviewed the proposed project and, on the basis of the whole record before it, has determined that there is no substantial evidence that the project, as identified in the attached Initial Study, will have a significant effect on the environment. This Mitigated Negative Declaration reflects the lead agency's independent judgment and analysis. An Environmental Impact Report is not required pursuant to the Environmental Quality Act of 1970 (Sections 21000, et seq., Public Resources Code of the State of California).

This Mitigated Negative Declaration has been prepared pursuant to the California Environmental Quality Act (Public Resources Code Sections 21000 et seq.), CEQA Guidelines (Title 14, Sections 15000 et seq. of the California Code of Regulations), the Sacramento Local Environmental Regulations (Resolution 91-892) adopted by the City of Sacramento, and the Sacramento City Code.

A copy of this document and all supportive is available on the City's EIR Webpage at:

https://www.cityofsacramento.gov/community-development/planning/environmental

Environmental Services Manager, City of Sacramento, California, a municipal corporation

By: Scott Johnson

Date: December 3, 2024

1. **Project Title:** Cotton Lane Apartments (P24-022)

2. **Date of Initial Study Preparation: November 2024**

3. **Lead Agency Name and Address:** City of Sacramento

4. **Project Location:** Cotton Lane and West Stockton Blvd., Elk Grove, CA 95823
See attached Appendix A for a Project Vicinity and Project Location Map.

5. **Project Sponsor:** RK Properties and Development, 641 Barcelona Court, Roseville, CA 95747
Phone: (916) 524-4420 Contact: Akashdeep Grewal

6. **General Plan Designation:** City of Sacramento 2040 General Plan – Residential Mixed-Use Designation

The General Plan Land Use Diagram (Map LUP-5 within the General Plan Land Use and Placemaking Element) illustrates the long-term vision for development in Sacramento, designating the location and range of activities that may take place throughout the city to achieve the vision. The project site is located within the **Residential Mixed-Use (RMU)** designation, which is intended to foster vibrant, walkable areas with a high-intensity mix of residential, commercial, office, and public uses, where daily errands can be accomplished on foot, by bicycle, or by transit. The RMU designation applies principally in the Central City and the corridors.

Specifically, the maximum floor area ratio (FAR) for the project site is a maximum of 1.0 per Map LUP-6 within the General Plan Land Use and Placemaking Element. Given the proposed project FAR is estimated as 0.75, the proposed project is consistent with the maximum FAR requirements for development of the project site. Additionally, the proposed project is also consistent with the required maximum density for the project site given the maximum density for the project site is 36 dwelling units per net acre and the proposed project would include 33 dwelling units per net acre within the project site given the maximum density to remain within the zoning requirement limit would be 58 units. See the attached Site Plan in Appendix B showing the calculation of the FAR for the project estimated at 0.75 and the calculation for dwelling density within the project site being 33 dwelling units per net acre making the proposed project consistent with the General Plan and Zoning designations covering the project site.

The proposed project is consistent with the existing land uses and setting surrounding the project area and the proposed project is consistent with the City of Sacramento 2040 General Plan for the RMU designation (see attached Appendix C for a map showing the 2040 General

Plan designation covering the project area). Additionally, the Occupancy/Use designation of the project site is R-2/Apartments, which the project is consistent with. The proposed project would be consistent with the required occupancy and use designation covering the project area per the 2040 General Plan designation covering the project site.

In January 2040, the City of Sacramento adopted the 2040 General Plan and certified an associated Master Environmental Impact Report (Master EIR) for the updated General Plan (dated January 2024). The Master EIR is a program EIR, prepared pursuant to Section 15168 of the CEQA Guidelines (Title 14, California Code of Regulations [CCR], Sections 15000 et seq.). The Master EIR analyzed full implementation of the General Plan and identified measures to mitigate the significant adverse impacts associated with the General Plan.

Under Section 15183 of the CEQA Guidelines, where a project is consistent with the use and density established for a property under an existing general plan or zoning ordinance for which the lead agency (City of Sacramento in this case) has already certified an EIR, additional environmental review is not required "except as might be necessary to examine whether there are project-specific significant effects which are peculiar to the project or its site." If such requirements are met, the examination of environmental effects is limited to those which the agency determines, in an initial study or other analysis:

1. Are peculiar to the project or the parcel on which the project would be located;
2. Were not analyzed as significant effects in a prior EIR on the zoning action, general plan or community plan with which the project is consistent;
3. Are potentially significant off-site impacts and cumulative impacts which were not discussed in the prior EIR prepared for the general plan, community plan or zoning action; or
4. Are previously identified significant effects which, as a result of substantial new information which was not known at the time the EIR was certified, are determined to have a more severe adverse impact than discussed in the prior EIR.

As set forth by Sections 15168 and 15183 of the CEQA Guidelines, the program EIR, in this case the City's Master EIR, serves as a basis for the Initial Study/15183 Checklist to determine if project-specific impacts would occur that are not adequately covered in the previously certified EIR.

7. Zoning: Current is R-1A, Request R-3A to Allow for Higher Density

The project conforms to zoning regulations concerning building height, setback, density, FAR, and lot coverage meeting all zoning requirements. The attached Site Plan in Appendix B outlines the project's conformity with the zoning requirements of the City of Sacramento (located within the Site Plan legend). The apartment complex adjacent to the north called the Copperstone Village Apartments is already zoned R-3A and features a three-story walk-up apartment building such that the requested rezone would also conform to the adjacent multi-family development. The project meets all of the zoning requirements,

including the 100 square feet of open space per unit. All other zoning requirements would also be met by the project.

8. Project Description:

The proposed development is located at the corner of W. Stockton Blvd. and Cotton Lane, close to Highway 99 to the east. There's a three-story apartment complex to the north, while to the south and west are single-family homes. Additionally, Shasta Community Park is in close proximity. The 1.63-acre lot currently sits empty and undeveloped. As part of the entitlement process, the applicant seeks to rezone the property from R-1A to R-3A to allow for higher density. The proposed development includes a 54-unit, three-story walk-up apartment complex with 54 parking spaces. Among the 54 units, two will be designated as Accessory Dwelling Units (ADUs). The property to the north, Copperstone Village Apartment, is already zoned R-3A and features a three-story walk-up apartment building.

The primary vehicular access point for the development is proposed from W. Stockton Blvd, with a secondary entrance from Cotton Lane. The development comprises two three-story buildings with a total of 54 units and 54 parking spaces, which meets parking requirements. Each set of four units has its own stairway access, and the ground-floor units feature outdoor patio spaces. The project will be built in a single phase, with an I-shaped building layout. Landscaping around the building will create a buffer to provide privacy for the ground-floor unit balconies.

Under the Cal Green Code 2022, 10% of the parking spaces will be equipped with EV chargers (a total of 6 parking stalls will be equipped with an EV charger), while 40% will be EV-ready stalls to accommodate future electric vehicle infrastructure (a total of 22 parking stalls will be equipped with EV ready vehicle infrastructure). The site has been designed to meet the LID requirements as well as the city’s grading and erosion and sediment control manual.

Approximately 5,200 square feet of open space is provided, which meets the zoning requirement of a minimum of 100 square feet per unit. The open space will include outdoor space is allocated for common outdoor space. Bicycle storage is conveniently distributed throughout the site, with provisions for long-term bike parking spaces within the buildings and 3 short-term bike parking spots.

The primary exterior materials are cement plaster and cement board siding. The windows will be dual glazed vinyl product. The roofing will be a single-ply TPO roofing membrane. The proposed materials are complimentary with the adjacent neighborhood context. The architectural design incorporates key elements such as a single-sloped roofs, varied parapet heights, alterations in building façade planes for visual intrigue, and projecting balconies. The primary exterior materials including cement plaster and cement board siding are harmoniously used to create visual interest. A gable roof breaks the horizontal roof line, while material transitions soften the building's massing against its one-story neighbors.

Modern design elements like casement-style windows and framed balconies with cable railings enhance the project's contextual integration. The proposed color scheme, featuring brown or earth tones with off-white massing and blue-toned gray, aims to complement the surroundings. Textural contrasts between smooth cement plaster along with vertical or horizontal lines from siding board, add visual appeal. Additionally, the selection of a sloped roof presents a contemporary aesthetic possibility.

9. Surrounding Land Uses and Setting:

The proposed development is located at the corner of W. Stockton Blvd. and Cotton Lane with State Highway 99 adjacent to the east. There's a three-story apartment complex to the north, while to the south and west are single-family homes. The property to the north, Copperstone Village Apartment, is already zoned R-3A and features a three-story walk-up apartment building. Therefore, the proposed project fits in with the existing land uses and setting and it meets the conditions of the City of Sacramento 2040 General Plan for the RMU designation for both building density and for the FAR requirements. See the attached Appendix C for a map showing the 2040 General Plan designation covering the project area and the Site Plan attached in Appendix B with the zoning calculations included.

10. Relationship to Other Projects: None

11. Other public agencies whose approval is required: None

12. Have California Native American tribes traditionally and culturally affiliated with the project area requested consultation pursuant to Public Resources Code section 21080.3.1? If so, is there a plan for consultation that includes, for example, the determination of significance of impacts to tribal cultural resources, procedures regarding confidentiality, etc.?

AB52 consultation was conducted for this project. The results are noted in the Tribal Cultural Resource section of this initial study, including standard mitigation measures.

Environmental Factors Potentially Affected: The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" and subject to mitigation as indicated by the checklist on the following pages.

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

DETERMINATION:

On the basis of this initial evaluation:

☒ I find that, based on the initial study and the county and state regulations that govern the project approval, there will not be a significant effect on the environment. Therefore, given the project meets the criteria outlined within CEQA Guidelines Section 15183, a Notice of Exemption will be prepared given the lack of significant impacts to any of the resource areas outlined within this Initial Study and given the proposed project meets the CEQA criteria of CEQA Guidelines Section 15183.

Ron Bess December 3, 2024

INITIAL STUDY AND CHECKLIST

Purpose of Initial Study:

An Initial Study is usually developed after a project is determined not exempt from the California Environmental Quality Act (CEQA), in which case the required documentation would be prepared and completed according to CEQA Guidelines Section 15063 to determine if the project will have a significant effect on the environment. All phases of project planning, implementation, and operation will be considered within this Initial Study. The information, analysis, and conclusions contained in this Initial Study will be utilized to determine whether to prepare a CEQA document, including an Environmental Impact Report (EIR), Mitigated Negative Declaration, or Negative Declaration.

However, if the Initial Study reveals the project will have no significant impact within any of the resources outlined below, a Notice of Exemption can be prepared at the discretion of the City of Sacramento. Given the proposed project meets the criteria of both the CEQA Guidelines Section 15183 and the criteria that the proposed project will have no significant impacts on the resource areas outlined in this Initial Study, the conclusion of this Initial Study is that the City of Sacramento should approve the filing of a Notice of Exemption under CEQA Guidelines Section 15183.

1. AESTHETICS.

Environmental Setting:

The proposed development is located at the corner of W. Stockton Blvd. and Cotton Lane with State Highway 99 adjacent to the east. There's a three-story apartment complex to the north, while to the south and west are single-family homes. The property to the north, Copperstone Village Apartment, is already zoned R-3A and features a three-story walk-up apartment building. Therefore, the proposed project fits in with the existing land uses and setting and it meets the conditions of the City of Sacramento 2040 General Plan for the RMU zoning designation (see attached Appendix C for a map showing the 2040 General Plan designation covering the project area).

Additionally, the project is not located within any scenic vista or scenic highway corridor and given it is located within an urbanized area, it would not be in conflict within any zoning or other local regulation protecting scenic quality. See the attached Site Plan in Appendix B for a site layout and rendering figure. See the attached Photo Log in Appendix J showing the project area and adjacent land uses.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Have a substantial adverse effect on a scenic vista?	☐	☐	☐	☒
b) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?	☐	☐	☐	☒
c) In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage point.) If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?	☐	☐	☐	☒
d) Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	☐	☐	☐	☒

Impact Discussion: No impacts to scenic resources or aesthetics will occur.

The project is not located within any scenic vista or scenic highway corridor and given it is located within an urbanized area, it would not be in conflict within any zoning or other local regulation protecting scenic quality. See the attached Site Plan in Appendix B for a site layout and rendering figure. See the attached Photo Log in Appendix J showing the project area and adjacent land uses.

Therefore, the proposed project would not result in any peculiar effects related to aesthetics and scenic quality, and impacts were adequately addressed in the Master EIR. Impacts to aesthetics

and scenic quality from project related site development would be less than significant for the proposed project.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to aesthetics impacts that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

2. AGRICULTURE/FOREST RESOURCES.

Environmental Setting:

The proposed development is located at the corner of W. Stockton Blvd. and Cotton Lane with State Highway 99 adjacent to the east. There's a three-story apartment complex to the north, while to the south and west are single-family homes. The property to the north, Copperstone Village Apartment, is already zoned R-3A and features a three-story walk-up apartment building. Therefore, the proposed project fits in with the existing land uses and setting and it meets the conditions of the City of Sacramento 2040 General Plan for RMU designation (see attached Appendix C for a map showing the 2040 General Plan designation covering the project area).

Additionally, the project is not located within any farmland designation by the local, state, or federal agencies and the project area does not contain any forestland. Given the project is located within an urbanized area, it would not be in conflict within any zoning or other local regulation protecting farmland. The formal designation of the project area is Urban/Built Up Land environment and does not contain designated farmland (see Map LUP-1 in the 2040 General Plan Land Use and Placemaking Element). See the attached Site Plan in Appendix B for a site layout and rendering figure. See the attached Photo Log in Appendix J showing the project area and adjacent land uses.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
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 compiled 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 Forest Legacy Assessment				

project; and forest carbon measurement methodology provided in Forest Protocols adopted by the California Air Resources 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?	☐	☐	☐	☒
b)	Conflict with existing zoning for agricultural use, or a Williamson Act Contract?	☐	☐	☐	☒
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))?	☐	☐	☐	☒
d)	Result in the loss of forest land or 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?	☐	☐	☐	☒

Impact Discussion: No impacts to agricultural and farmland resources will occur.

Therefore, the proposed project would not result in any peculiar effects related to agricultural resources and designated farmland, and impacts were adequately addressed in the Master EIR. Impacts to agricultural resources from project related site development would be less than significant for the proposed project.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to agricultural and farmland resources impacts that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

3. AIR QUALITY.

Environmental Setting:

The City of Sacramento is located within the Sacramento Valley Air Basin (SVAB), which is a valley bounded by the North Coast Mountain Ranges to the west and the Northern Sierra Nevada Mountains to the east. The terrain in the valley is flat and approximately 25 feet above sea level. The City of Sacramento, including the project site, is located within the jurisdiction of the Sacramento Air Quality Management District (SMAQMD).

The SVAB is currently designated as nonattainment for the NAAQS 8-hour ozone standard and the CAAQS for both 1-hour and 8-hour ozone (O3) standard. The SVAB is also currently designated as nonattainment for the CAAQS 24-hour PM10 standard and the NAAQS 24-hour PM2.5 standard. The air basin is designated as unclassified or in attainment for the remaining criteria air pollutants (SMAQMD 2019).

The proposed development is located at the corner of W. Stockton Blvd. and Cotton Lane with State Highway 99 adjacent to the east. There's a three-story apartment complex to the north, while to the south and west are single-family homes. The property to the north, Copperstone Village Apartment, is already zoned R-3A and features a three-story walk-up apartment building.

	Potentially Significant Impact	**Less Than Significant with Mitigation Incorporation**	**Less Than Significant Impact**	**No Impact**
Where available, the significance criteria established by the applicable air quality management or air pollution control district may be relied upon to make the following determinations. Would the project:				
a) Conflict with or obstruct implementation of the applicable air quality plan?	☐	☒	☐	☐
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?	☐	☒	☐	☐

c)	Expose sensitive receptors to substantial pollutant concentrations?	☐	☒	☐	☐
d)	Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?	☐	☐	☒	☐

Impact Discussion: Potential impacts on air quality could occur from the proposed project.

Implementation of the proposed project would contribute to local emissions in the area during both construction and operations of the proposed project. In order to evaluate ozone and other criteria air pollutant emissions and support attainment goals for those pollutants that the area is designated nonattainment, the SMAQMD has established recommended thresholds of significance, including mass emission thresholds for construction-related and operational ozone precursors, as the area is under nonattainment for ozone.

The SMAQMD's recommended thresholds of significance for the ozone precursors reactive organic gases (ROG) and nitrous oxides (NOX), PM10, and PM2.5, which are expressed in pounds per day (lbs/day) include the following:

Table 1
SMAQMD Thresholds of Significance

Pollutant	Construction Thresholds	Operational Thresholds
NO_X	85 lbs/day	65 lbs/day
ROG	N/A[1]	65 lbs/day
PM_{10}	80 lbs/day and 14.6 tons/yr[2]	80 lbs/day and 14.6 tons/yr[3]
$PM_{2.5}$	82 lbs/day and 15 tons/yr[2]	82 lbs/day and 15 tons/yr[3]

[1] The application of architectural coatings is typically the largest source of ROG emissions during construction activity. SMAQMD addresses construction-related emissions of ROG through the implementation of Rule 442, which regulates ROG emissions from architectural coatings. Therefore, SMAQMD has not adopted a threshold for construction-related ROG emissions.

[2] The identified construction thresholds of significance for PM_{10} and $PM_{2.5}$ are only applicable when all feasible construction BMPs are applied. The SMAQMD's construction BMPs are also known as Basic Construction Emission Control Practices. (SMAQMD, *Basic Construction Emission Control Practices (Best Management Practices),* July 2019)

[3] The identified operational thresholds of significance for PM_{10} and $PM_{2.5}$ are only applicable when all feasible operational BMPs and BACTs are applied. The implementation of BACTs apply only to stationary source operational emissions. (SMAQMD, *Operational Best Management Practices for PM from Land Use Development Projects*, October 2020)

Source: SMAQMD Thresholds of Significance Table, April 2020.

The PM thresholds above are those listed if all feasible SMAQMD BACT/BMPs are applied, otherwise its zero for the thresholds of construction and operations. However, the thresholds above will be required to cover this project given the project will implement each of the

tier 1 BMPs. BMP 1 & 2 are listed below as mitigation measures to ensure the thresholds listed within the SMAQMD BACT/BMPs.

The SMAQMD's Operation Screening Criteria (see attached) includes the screening criteria for residential projects that are apartments and mid-rise, including 3 to 10 stories. For such projects, the following include the screening criteria to use to evaluate operational impacts per SMAQMD's criteria:

- Ozone precurser screening level: 740 du
- PM screening level: 1,485 du
- GHG screening level: 88 du

Calculations for the proposed project were not estimated with the CalEEMod; however, given the size of the project within a small 1.63-acre lot size with a density of 33 units per acre, the project construction and operations emissions would fall well below the SMAQMD's Thresholds of Significance and their Operation Screening Criteria (see both attached and outlined above). The emissions would fall well below the du count described in the operational screening for mid-rise apartments given the proposed apartment density falls below the zoning requirements covering the project site. Furthermore, public transit service in the project area is provided by bus, which is operated by the Sacramento Regional Transit (RT) and an existing Light Rail Transit line is located west of the project site and an existing Lite Rail Transit Station is located along Bruceville Road just south of where West Stockton Blvd. connects with Bruceville Road. These City transportation resources allow tenant access to such resources adjacent to the project site, which will encourage the use of such City transportation resources.

As discussed above, because the proposed project would fall below the SMAQMD's Operation Screening Criteria and will not exceed 1,100 metric tons/year after implementation of tier 1 BMPs, then the implementation of tier 2 BMPs (BMP 3) is not required for the project and the project thresholds above cover the project given the implementation of the SMAQMD BACT/BMPs. Therefore, with the implementation of the SMAQMD BACT/BMPs, the proposed project would not violate an AAQS, contribute substantially to an existing or projected air quality violation, or result in PM concentrations greater than the applicable thresholds. Therefore, the proposed project would not result in any peculiar effects related to the generation of criteria pollutants given the following mitigation measures would ensure project related emissions would be less than significant for the proposed project.

Mitigation Measures:

AIR-1 The PM thresholds listed above are those listed if all feasible SMAQMD BACT/BMPs are applied, otherwise its zero for the thresholds of construction and operations. However, the thresholds for PM during construction and operations listed above will be required as the thresholds for this project given the project will implement tier 1 BMPs (BMP 1) as listed below:

- BMP 1 - projects shall be designed and constructed without natural gas infrastructure.

AIR-2 The PM thresholds listed above are those listed if all feasible SMAQMD BACT/BMPs are applied, otherwise its zero for the thresholds of construction and operations. However, the thresholds for PM during construction and operations listed above will be required as the thresholds for this project given the project will implement tier 1 BMPs (BMP 2) as listed below:

- BMP 2 - projects shall meet the current CalGreen Tier 2 standards, except all electric vehicle capable spaces shall instead be electric vehicle ready.

AIR-3 SMAQMD BMPs shall be applied during construction per the Basic Construction Control Practices (Best Management Practices) as listed below:

The following Basic Construction Emissions Control Practices are considered feasible for controlling fugitive dust from a construction site. The practices also serve as best management practices (BMPs), allowing the use of the non-zero particulate matter significance thresholds. The BMPs to be implemented during construction per the SMAQMD BMPs include the following:

- Control of fugitive dust is required by District Rule 403 and enforced by District staff.
- Water all exposed surfaces two times daily. Exposed surfaces include, but are not limited to soil piles, graded areas, unpaved parking areas, staging areas, and access roads.
- Cover or maintain at least two feet of free board space on haul trucks transporting soil, sand, or other loose material on the site. Any haul trucks that would be traveling along freeways or major roadways should be covered.
- Use wet power vacuum street sweepers to remove any visible trackout mud or dirt onto adjacent public roads at least once a day. Use of dry power sweeping is prohibited.
- Limit vehicle speeds on unpaved roads to 15 miles per hour (mph).
- All roadways, driveways, sidewalks, parking lots to be paved should be completed as soon as possible. In addition, building pads should be laid as soon as possible after

grading unless seeding or soil binders are used.

The following practices describe exhaust emission control from diesel powered fleets working at a construction site. California regulations limit idling from both on-road and off- road diesel-powered equipment. The California Air Resources Board (CARB) enforces idling limitations and compliance with diesel fleet regulations. The following shall be adhered to during construction to further minimize emissions:

- Minimize idling time either by shutting equipment off when not in use or reducing the time of idling to 5 minutes [California Code of Regulations, Title 13, sections 2449(d)(3) and 2485]. Provide clear signage that posts this requirement for workers at the entrances to the site.
- Provide current certificate(s) of compliance for CARB's In-Use Off-Road Diesel-Fueled Fleets Regulation [California Code of Regulations, Title 13, sections 2449 and 2449.1]. For more information contact CARB at 877-593-6677, doors@arb.ca.gov, or www.arb.ca.gov/doors/compliance_cert1.html.

Although not required by local or state regulation, many construction companies have equipment inspection and maintenance programs to ensure work and fuel efficiencies and therefore, the following shall also be implemented:

- Maintain all construction equipment in proper working condition according to manufacturer's specifications. The equipment must be checked by a certified mechanic and determined to be running in proper condition before it is operated.

FINDINGS

All additional significant environmental effects of the project relating to Air Resources can be mitigated to a less-than-significant level.

4. BIOLOGICAL RESOURCES.

Environmental Setting:

Though the majority of the City of Sacramento is developed with residential, commercial, and other urban development, valuable plant and wildlife habitat still exists. The natural habitats are located primarily outside the City of Sacramento boundaries in the northern, southern and eastern portions of the City of Sacramento, but also occur along river and stream corridors and on a number of undeveloped parcels throughout the City of Sacramento. Habitats that are present in the City of Sacramento include annual grasslands, riparian woodlands, oak woodlands, riverine, ponds, freshwater marshes, seasonal wetlands, and vernal pools.

The project site however is dominated by non-native annual grassland species and does not contain any sensitive biological resources communities such as streams, rivers, wetlands, vernal pools, or oak woodlands. There are no trees within the project site though several trees were documented adjacent to the western end of the project site. The project site is heavily disturbed due to adjacent development and historical on-site disturbance such as regular disking that appears to have occurred within the entirety of the project site. The project site is entirely covered in upland, non-wetland associated vegetation. Therefore, the presence of any wetland or vernal pool related plant and wildlife species would be precluded from the project site. See Appendix E for a map of the National Wetland Inventory (NWI) and National Hydrography Database (NHD) covering the project site. No wetlands or other aquatic resources are mapped within or directly adjacent to the project site based on a review of the NWI and NHD databases covering the project site.

CNDDB Search

A search of the California Department of Fish and Wildlife (CDFW) California Natural Diversity Database (CNDDB) was performed for the project site and a 3-mile buffer around the project site to determine which special-status plant and wildlife species are known to occur within the areas within and adjacent to the project site (see Appendix I for a map of the CNDDB review). Additionally, the United States Fish and Wildlife Service (USFWS) report for listed species within the region was developed and reviewed (see Appendix K). The results of the CNDDB search identified that a total of 4 special-status plant species and 14 special-status wildlife species have been previously identified and mapped within 3 miles of the project site. Additionally, the USFWS report included an additional 4 species that are known to occur in the region that were not included within the CNDDB search. The project site does not contain Designated Critical Habitat (DCH) for any federally listed species.

Greg Matuzak, a CDFW Qualified Biologist, conducted a site visit and reconnaissance-level biological resources survey of the entirety of the project site on July 11, 2024. Based on the results of the site visit, the project site is comprised of undeveloped disked non-native annual grassland. There are no paved surface areas, nor is there any landscaping trees or vegetation present within the project site. See Appendix J for a Photo Log documenting the project site. Additionally, there are no low-lying areas where ponding or drainage can occur within the project site and based on the USDA soil survey of the project site, the soils (within the San Juaquin – Galt complex) are moderately well drained (see Section #7 of this Initial Study for Geology and Soils and see Appendix F for a map showing the USDA soil types mapped within and adjacent to the project site). The lack of hardpan or claypan soils within the project site as well as a lack of low-lying

areas with seasonal wetland hydrology, vernal pools and associated species would be precluded from occurring within the project site.

Of the 4 potentially occurring special-status plant species identified in the CNDDB query, none were determined to have any potential for occurring on-site due to the absence of suitable aquatic habitats (such as marshes or vernal pools). Additionally, due to the disturbed nature of the project site, the potential for a diversified amount of wildlife is anticipated to be very low. No trees are located within the project site though some trees were documented along the western boundary of the project site and trees also line the bike path along the northern edge of the project site. However, these trees in the immediate vicinity of the project site did not contain any active or inactive nests and given their small stature, it is highly unlikely they would potentially provide nesting habitat for bird species and other raptors. Although the entirety of the project site consists of non-native annual grasses and it appears to be regularly disked, it is considered highly disturbed and suitable habitat for special-status wildlife species does not occur within the project site (see the attached Photo Log in Appendix J for a view of the project site).

Therefore, due to the absence of suitable aquatic and/or nesting habitat or host plants, the other special-status species identified by the USFWS to have potential to occur in the region were determined to have no potential to occur within the project site. Furthermore, given the project site does not contain any trees within its borders, the project would be precluded from requiring review under Chapter 12.56, Tree Planting, Maintenance, and Conservation, of the Sacramento City Code establishes guidelines for the conversation, protection, removal, and replacement of both City trees and private protected trees. No impacts to trees or protected trees will occur with the implementation of the proposed project. The Project Location Map attached in Appendix A identifies the project site with an aerial background and the closest trees to the project site are located off the western edge of the project site. Given the project site contains no drainages, streams, rivers, ponds, wetlands, or vernal pools, the project would not be subject to any local, state, or federal regulations protecting such aquatic resources.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the 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?	☐	☐	☐	☒
b) Have a substantial adverse effect on any riparian habitat or other	☐	☐	☐	☒

	sensitive natural community identified in local or regional plans, policies, and regulations or by the California Department of Fish and Game or US Fish and Wildlife Service?				
c)	Have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?	☐	☐	☐	☒
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?	☐	☐	☐	☒
e)	Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	☐	☐	☐	☒
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?	☐	☐	☐	☒

Impact Discussion: No significant impacts to sensitive and protected biological resources is anticipated on this project.

Given the project was reviewed for the known presence of sensitive and protected biological resources and a CDFW Qualified Biologist implemented a reconnaissance-level biological resources survey of the entirety of the project area and no sensitive or protected biological resources were documented to occur within the project area, the project would have no impact on sensitive or protected biological resources. No additional review or permitting requirements for such sensitive biological resources are required for the project site.

Therefore, the proposed project would not result in any peculiar effects related to sensitive biological resources, and impacts were adequately addressed in the Master EIR. Impacts to biological resources from project related development would be less than significant for the proposed project.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to biological resources impacts that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

5. CULTURAL RESOURCES.

Environmental Setting:

The City of Sacramento and the surrounding area are known to have been occupied by Native American groups for thousands of years prior to settlement by non-Native peoples. Archaeological materials, including human burials, have been found throughout the City, some in deeply buried contexts. Human burials outside of formal cemeteries often occur in prehistoric contexts. Areas of high sensitivity for archaeological resources, as identified in the 20 General Plan Background Report (which provides information on the existing environmental setting), are located within close proximity to the Sacramento and American Rivers and other watercourses (City of Sacramento 2015).

The 2040 General Plan land use diagram designates a wide swath of land along the American River as Parks, which limits development and impacts on sensitive prehistoric resources. High sensitivity areas may be found in other areas related to the ancient flows of the rivers, with differing meanders than found today. Recent discoveries during infill construction in downtown Sacramento have shown that the downtown area is highly sensitive for both historic- and prehistoric-period archaeological resources. Native American burials and artifacts were found in 2005 during construction of the New City Hall and historic period archaeological resources are abundant downtown due to the evolving development of the area and, in part, to the raising of the surface street level in the 1860s and 1870s, which created basements out of the first floors of many buildings The discussion below is based on the Raley Boulevard Truck Service and Parking Facility Project Cultural Resources Assessment (CRA) prepared by HELIX Environmental Planning, Inc. (HELIX 2024d); a partially redacted version is included as Appendix E to this report. Therefore, the proposed project could have construction related cultural resources findings and/or an inadvertent discovery of human remains and the adequate mitigation measures are included below to ensure that any such findings during construction would be less than significant with the mitigation outlined below incorporated.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Cause a substantial adverse change in the significance of a historical resource as defined in § 15064.5?	☐	☒	☐	☐
b) Cause a substantial adverse change in the significance of an	☐	☒	☐	☐

	archaeological resource pursuant to § 15064.5?				
c)	Disturb any human remains, including those interred outside of dedicated cemeteries?	☐	☒	☐	☐

Impact Discussion: Potential inadvertent impacts on cultural could occur from the proposed project.

The National Register of Historic Places was reviewed and based on the review, the closest mapped historic resource is located over 2 miles to the southwest of the project site. Additionally, the project site is highly disturbed from surrounding development and regular disking. The proposed project site is not located within or adjacent to high or moderate sensitivity units for cultural resources as detailed within the 2040 General Plan Background Report. Therefore, the project site contains no development or structures and does not contain any historical resources. The potential for any cultural resources to occur within the project site is extremely low.

However, given that the proposed project would not result in any peculiar effects related to the existence of potential cultural or historical resources, and impacts were adequately addressed in the Master EIR, the project applicant shall implement the mitigation measures outlined below. Impacts to cultural and historical resources from project related development would be less than significant for the proposed project with the implementation of the following mitigation measures.

Mitigation Measures:

CUL-1 In the Event that Cultural Resources are Discovered During Construction, Implement Procedures to Evaluate Cultural Resources and Implement Avoidance and Minimization Measures to Avoid Significant Impact

If cultural resources (such as structural features, unusual amounts of bone or shell, artifacts, or human remains) are encountered at the project site during construction, work shall be suspended within 100 feet of the find (based on the apparent distribution of cultural materials), and the construction contractor shall immediately notify the project's City representative. Avoidance and preservation in place is the preferred manner of mitigating impacts to cultural resources. This will be accomplished, if feasible, by several alternative means, including: • Planning construction to avoid archaeological sites and/or other cultural resources; incorporating cultural resources within parks, green-space or other open space; covering archaeological resources; deeding a cultural resource to a permanent conservation easement; or other preservation and protection methods agreeable to consulting parties and regulatory authorities with jurisdiction over the activity. • Recommendations for avoidance of cultural resources will be reviewed by the City representative and other appropriate agencies, in light of factors such as costs, logistics, feasibility, design,

technology and social, cultural and environmental considerations, and the extent to which avoidance is consistent with project objectives.

Avoidance and design alternatives may include realignment within the project site to avoid cultural resources, modification of the design to eliminate or reduce impacts to cultural resources or modification or realignment to avoid highly significant features within a cultural resource. • If the discovered cultural resource can be avoided, the construction contractor(s), will install protective fencing outside the site boundary, including a 100-foot buffer area, before construction restarts. Use of temporary and permanent forms of protective fencing will be determined in consultation with Native American representatives from interested culturally affiliated Native American tribes. • The construction contractor(s) will maintain the protective fencing throughout construction to avoid the site during all remaining phases of construction.

The area will be demarcated as an "Environmentally Sensitive Area". 40 If a cultural resource cannot be avoided, the following performance standard shall be met prior to continuance of construction and associated activities that may result in damage to or destruction of cultural resources: • Each resource will be evaluated for California Register of Historical Resources-(CRHR) eligibility through application of established eligibility criteria (California Code of Regulations 15064.636), in consultation with consulting Native American Tribes, as applicable. If a cultural resource is determined to be eligible for listing in the CRHR, the City will avoid damaging effects to the resource in accordance with California PRC Section 21084.3, if feasible. The City shall coordinate the investigation of the find with a qualified archaeologist (meeting the Secretary of the Interior's Professional Qualifications Standards for Archeology) approved by the City.

As part of the site investigation and resource assessment, the City and the archaeologist shall c assess the significance of the find, make recommendations for further evaluation and treatment as necessary and provide proper management recommendations should potential impacts to the resources be determined by the City to be significant. A written report detailing the site assessment, coordination activities, and management recommendations shall be provided to the City representative by the qualified archaeologist. These recommendations will be documented in the project record.

CUL-2 Implement Procedures in the Event of the Inadvertent Discovery of Human Remains

If an inadvertent discovery of human remains is made at any time during projectrelated construction activities or project planning, the City the following performance standards shall be met prior to implementing or continuing actions such as construction, which may result in damage to or destruction of human remains. In accordance with the California Health and Safety Code (HSC), if human remains are encountered during ground-disturbing activities, the City shall immediately halt potentially damaging excavation in the area of the remains and notify the Sacramento County Coroner and a professional archaeologist to determine the nature of the remains. The Coroner is required to examine all discoveries of human remains within 48 hours of receiving notice of a discovery on private or State lands (HSC Section 7050.5[b]). If the human remains are of historic age and are determined to be not of Native American origin, the City will follow the provisions of the HSC Section 7000 (et seq.) regarding the disinterment and removal of non-Native American human remains. If the Coroner determines that the remains are those of a

Native American, he or she must contact the Native American Heritage Commission (NAHC) by phone within 24 hours of making that determination (HSC Section 7050[c]). After the Coroner's findings have been made, the archaeologist and the NAHC-designated Most Likely Descendant (MLD), in consultation with the landowner, shall determine the ultimate treatment and disposition of the remains. The responsibilities of the City for acting upon notification of a discovery of Native American human remains are identified in California PRC Section 5097.9 et seq

FINDINGS

All additional significant environmental effects of the project relating to Cultural Resources can be mitigated to a less-than-significant level.

6. ENERGY.

Environmental Setting:

The project site is within the service area of the Sacramento Municipal Utility District (SMUD). SMUD is a community-owned and not-for-profit utility that provides electric services to 900 square miles, including most of Sacramento County. PG&E is an investor-owned utility that provides electric and natural gas services to approximately 16 million people within a 70,000-square-mile service area in both northern and central California. SMUD is the primary electricity supplier, and PG&E is the primary natural gas supplier for the City of Sacramento and the project area.

Energy demand related to the proposed project would include energy directly consumed for space heating and cooling and proposed electric facilities and lighting. Indirect energy consumption would be associated with the generation of electricity at power plants. Transportation-related energy consumption includes the use of fuels and electricity to power cars, trucks, and public transportation. Energy would also be consumed by equipment and vehicles used during project construction and routine maintenance activities.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
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?	☐	☐	☐	☒
b) Conflict with or obstruct a state or local plan for renewable energy or energy efficiency?	☐	☐	☐	☒

Impact Discussion: No impact on energy resources will occur from the proposed project.

Neither federal or State law nor the State CEQA Guidelines establish thresholds that define when energy consumption is considered wasteful, inefficient and unnecessary. Compliance with CCR Title 24 Energy Efficiency Standards would result in energy-efficient buildings. Temporary increase in energy use occurring during construction of the proposed

project would not result in a significant increase in peak or base demands or require additional capacity from local or regional energy supplies. In addition, as anticipated in the Master EIR, construction activities on the project site would be required to comply with all applicable regulations related to energy conservation and fuel efficiency, which would help to reduce the temporary increase in demand.

The proposed project would be subject to all relevant provisions of the most recent update of the CBSC, including the Building Energy Efficiency Standards. Adherence to the most recent CAL Green Code, the Building Energy Efficiency Standards, and all applicable regulations included within the City's Climate Action & Adaptation Plan CAAP would ensure that the proposed structures would consume energy efficiently through the incorporation of such features as efficient water heating systems, high performance attics and walls, and high efficacy lighting. Required compliance with the CBSC would ensure that the building energy use associated with the project would not be wasteful, inefficient, or unnecessary. In addition, electricity supplied to the project by SMUD would comply with the State's Renewables Portfolio Standard, which requires investor-owned utilities, electric service providers, and community choice aggregators to increase procurement from eligible renewable energy resources to 60 percent by 2030.

Therefore, the proposed project would not result in any peculiar effects related to energy resources, and impacts were adequately addressed in the Master EIR. Impacts to energy resources from project related development would be less than significant for the proposed project.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to energy resources impacts that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

7. GEOLOGY AND SOILS.

Environmental Setting:

The City of Sacramento is located in the Great Valley Geomorphic Province. The Great Valley Geomorphic Province consists of a deep, northwest-trending sedimentary basin that borders the east of the Coast Ranges. The Great Valley Geomorphic Province is a flat alluvial plain approximately 50 miles wide and 400 miles long in the central portion of California. The northern portion of the Great Valley Geomorphic Province is the Sacramento Valley drained by the Sacramento River, and the southern part is the San Joaquin Valley drained by the San Joaquin River. The valley is surrounded by the Sierra Nevada to the east, the Tehachapi Mountains to the south, Coastal Range to the west, and Cascade Range to the north.

Based on a review of the USDA Soils Map covering the project site, the project site is mapped as San Joaquin-Galt complex, leveled, 0 to 1 percent slopes (see Appendix F for a USDA Soils Map covering the project site). The San Joaquin series consists of moderately deep to a duripan, well and moderately well drained soils that formed in alluvium derived from mixed but dominantly granitic rock sources. They are on undulating low terraces with slopes of 0 to 9 percent. The Galt Series consists of moderately deep, moderately well drained soils that formed in fine textured alluvium from mixed but dominantly granitic rock sources. Therefore, this complex of San Joaquin and Galt complex soil types would overall be moderately deep and moderately well drained soils.

The City of Sacramento is not located within an Alquist-Priolo Earthquake Fault Zone and known faults do not exist within the Policy Area. Therefore, fault rupture within the Policy Area is highly unlikely and consequently, implementation of buildout of the General Plan would not expose people or structures to the possibility of fault rupture. Nonetheless, the City of Sacramento may be subject to seismic hazards caused by major seismic events outside the City of Sacramento. Per the Master EIR, the greatest earthquake threat to the City of Sacramento comes from earthquakes along Northern California's major faults, including the San Andreas, Calaveras, and Hayward faults. Ground shaking on any of the faults mentioned above could cause shaking within the City of Sacramento to an intensity of 5 to 6 moment magnitude (Mw).

However, the City of Sacramento is not within an Alquist-Priolo Earthquake Fault Zone and does not include any known active faults. As such, the City of Sacramento's seismic ground-shaking hazard is low, ranking among the lowest in the State. Additionally, the City of Sacramento is in Seismic Zone 3. Accordingly, any future development, rehabilitation, reuse, or possible change of use of a structure would be required to comply with all design standards applicable to Seismic Zone 3.

A Geotechnical Engineering Investigation Report covering the project site was developed by Krazan and Associates, Inc. (dated October 3, 2022). Their findings included the following:

- The subsurface conditions encountered appear typical of those found in the geologic region of the site. In general, the upper soils consisted of approximately 6 to 12 inches of very loose clayey sand with trace gravel, clayey sand or sandy clay with gravel. These soils are disturbed, have low strength characteristics and are highly compressible when saturated.

- Below the loose surface soils, approximately 1½ to 3 feet of medium dense to very dense clayey sand, silty sand with clay and silty sand or stiff to hard silty clay, sandy clay with gravel and sandy clay were encountered. Some of these soils were weakly cemented in parts. Field and laboratory tests suggest that these soils are moderately strong, slightly compressible and have a moderate expansion potential.

- Free groundwater was encountered at a depth of 43 feet. However, a historic groundwater depth of 41 feet was determined for the project site and vicinity.

- The analysis indicates that the estimated total seismic induced settlement is less than ¼ inch. Differential settlement caused by a seismic event is estimated to be less than ¼ inch. The anticipated differential settlement is estimated over a horizontal distance of 100 feet and with a simulation model with a maximum earthquake magnitude of 6.47 was used.

- The subject site and soil conditions, with the exception of the loose surface soils, moderate expansion potential of the on-site clayey soils, and surrounding development, appear to be conducive to the development of the project.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving:				
i) 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.				
ii)	Strong seismic ground shaking?	☐	☐	☐	☒
iii)	Seismic-related ground failure, including liquefaction?	☐	☐	☐	☒
iv)	Landslides?	☐	☐	☐	☒
b)	Result in substantial soil erosion or the loss of topsoil?	☐	☐	☐	☒
c)	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?	☐	☐	☐	☒
d)	Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?	☐	☐	☐	☒
e)	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?	☐	☐	☐	☒
f)	Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	☐	☐	☐	☒

Impact Discussion: No impacts to geological or soils resources will occur.

Soils typically found most susceptible to liquefaction are saturated and loose, fine to medium grained sand. Liquefaction occurs where surface soils become saturated with water and become mobile during ground shaking caused by a seismic event. When soils subject to liquefaction move the foundations of structures move as well can cause structural damage. Liquefaction generally occurs below the water table but could move upward through soils after development. The groundwater within the project site has been documented at 40+ feet below the ground surface. Therefore, the groundwater table is deep enough that the proposed project would not create an impact to groundwater resources and the existing groundwater resources would not have an impact on liquefaction once the proposed project is constructed.

The Master EIR identified soils subject to liquefaction to be found within areas primarily within the Central City, Pocket, and North and South Natomas Community. However, the Master EIR recommends using site-specific geotechnical studies to determine if in fact, a specific location may be subject to liquefaction hazard. Based on the Master EIR, the project site is not identified as soils subject to liquefaction and the results of the geotechnical engineering investigation of the project site corroborate those findings. Therefore, the project site has a very low potential to be prone to liquefaction and the development of the project site would not be a risk onsite or offsite.

Overall, per the review of the Master EIR and the results of the geotechnical engineering investigation covering the project site, the project site would be conducive to the development of the proposed project given the evaluation of the soils, geology, and groundwater within the project site. No potential impacts from the proposed project due to groundwater, soils, and/or liquefaction potential would occur within the project site.

Therefore, the proposed project would not result in any peculiar effects related to geology and soils, and impacts were adequately addressed in the Master EIR. Impacts related to the geological and soil formations from project related development would be less than significant for the proposed project.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to geological and soils resources impacts that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

8. GREENHOUSE GAS EMISSIONS.

Environmental Setting:

Several regulations currently exist related to GHG emissions, predominantly AB 32, Executive Order S-3-05, and SB 32. AB 32 requires that Statewide GHG emissions be reduced to 1990 levels by 2020. Executive Order S-3-05 established the GHG emission reduction target for the State to reduce to the 2000 level by 2010, the 1990 level by 2020 (AB 32), 40 percent below the 1990 level by 2030, and to 80 percent below the 1990 level by 2050 (SB 32). To meet the statewide GHG emission targets, the City of Sacramento adopted the City of Sacramento CAP on February 14, 2012 to comply with AB 32. However, in 2024, the City of Sacramento adopted the 2040 General Plan Update and a Climate Action & Adaptation Plan (CAAP), which updates the adopted targets initially outlined within the CAP.

The update incorporated measures and actions from the approved 2040 General Plan CAAP Policies and Programs, which includes citywide policies and programs that are supportive of reducing GHG emissions. A project is considered to have a significant effect relating to GHG emissions if it fails to satisfy the requirements of the City's CAAP. As outlined below, the proposed project satisfies the requirements of the City's CAAP.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?	☐	☐	☒	☐
b) Conflict with an applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of greenhouse gases?	☐	☐	☐	☒

Impact Discussion: No significant impacts from greenhouse gas emissions are anticipated on this project.

The Master EIR concluded that buildout of the City's 2024 General Plan, including the project site, would not result in a conflict with applicable plans, policies, or regulations adopted

for the purpose of reducing GHG emissions. The proposed project would be allowable within the existing General Plan land use designation for the site, and the project is consistent with the policies that are intended to reduce GHG emissions from buildout of the City's 2040 General Plan.

Additionally, it is noted that the existing General Plan land use designation allows for commercial land uses on the project site. Therefore, the Master EIR likely assumed the operation of some commercial development on the project site. Commercial land uses are known to result in greater GHG emissions during operations as compared to residential uses due to the increased motor vehicle trip generation rates. As the proposed project would include only residential uses, the proposed project is expected to result in fewer operational GHG emissions as compared to what was assumed for the site in the Master EIR. Thus, GHG emissions from operation of the proposed project were encompassed within what was analyzed in the 2040 General Plan Master EIR, and the proposed project would be consistent with the CAAP requirements.

Therefore, the proposed project would not result in any peculiar effects related to greenhouse gas emissions, and impacts were adequately addressed in the 2040 General Plan Master EIR. A project is considered to have a significant effect relating to GHG emissions if it fails to satisfy the requirements of the City's CAAP and as outlined within this chapter, the proposed project satisfies the requirements of the City's CAAP. Therefore, impacts related to greenhouse gas emissions from project related development would be less than significant for the proposed project.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to greenhouse gas emissions impacts that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

9. HAZARDS AND HAZARDOUS MATERIALS.

Environmental Setting:

The project site is located within a developed, urban setting. The project site is currently disturbed with regular disking of the project area observed during the July 11, 2024 site visit. A site-specific investigation for the presence of hazardous materials has not been conducted for the project site. The California Environmental Protection Agency (Cal-EPA) has compiled a list of data resources that provide information regarding the facilities or sites identified as meeting the "Cortese List" requirements, pursuant to Government Code 65962.5. The components of the Cortese List include the Department of Toxic Substances Control (DTSC) Hazardous Waste and Substances Site List, the list of leaking underground storage tank (UST) sites from the State Water Resources Control Board (SWRCB's) GeoTracker database, the list of solid waste disposal sites identified by the SWRCB, and the list of active Cease and Desist Orders (CDO) and Cleanup and Abatement Orders (CAO) from the SWRCB.

The project site is not included on the DTSC Hazardous Waste and Substances Site List.9 In addition, the project site is not included on the list of leaking UST sites from SWRCB's GeoTracker database, or the list of active CDO and CAO from the SWRCB.10. There is one historical site located to the south of the project site and it has been identified as a hazardous waste producer (see Appendix H for a map of the results of the databases listed above covering the site and adjacent areas to it).

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	☐	☐	☐	☒
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?	☐	☐	☐	☒

c)	Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of existing or proposed school?	☐	☐	☐	☒
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?	☐	☐	☐	☒
e)	For a project located within an airport land use plan or, where such a plan has not been adopted, within two (2) 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?	☐	☐	☐	☒
f)	Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?	☐	☐	☐	☒
g)	Expose people or structures, either directly or indirectly, to a significant risk of loss, injury, or death involving wildland fires?	☐	☐	☐	☒

Impact Discussion: No impacts from hazardous resources will occur.

The Master EIR analyzed potential impacts to the public or the environment from exposure to hazards or hazardous materials, resulting from buildout of the 2035 General Plan, including development of the project site. The City determined in the Master EIR that compliance with the applicable policies as well as implementation of 2040 General Plan goals and policies discussed above would minimize potential impacts related to exposing people to existing contaminated soil or contaminated groundwater during construction activities. As previously demonstrated, the proposed project would be consistent with the development assumptions of the 2040 General Plan and would comply with applicable General Plan policies.

Furthermore, based on a review of the databases for hazardous materials, no sites have been documented within the project site. Therefore, project impacts were adequately addressed in the Master EIR, the project site does not contain any known hazardous materials, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such.

Therefore, the proposed project would not result in any peculiar effects related to hazardous materials, and impacts were adequately addressed in the Master EIR. Impacts related to hazardous materials from project related development would be less than significant for the proposed project.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to hazardous materials that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

10. HYDROLOGY AND WATER QUALITY.

Environmental Setting:

The project site is located in an urbanized area and is comprised of an entirely undeveloped disked annual grassland field. The project site does not contain any paving, landscaping trees or vegetation, or any infrastructure besides the existing City of Sacramento storm drainage infrastructure. The project site is flat in its entirety and there is no surface water or drainage within the project site or adjacent to the project site. The existing City of Sacramento storm drainage infrastructure includes an inlet for runoff within the northeastern corner of the project site along West Stockton Blvd. This project has been conditioned to provide a City storm drain main extension in W Stockton Blvd and Cotton Ln for the proposed improvements within Cotton Ln. See the attached Photo Log in Appendix J showing the project site, including the existing City of Sacramento storm drainage infrastructure.

The Federal Emergency Management Agency (FEMA) publishes Flood Insurance Rate Maps (FIRM) that delineate flood hazard zones for communities. The project site is located within an area designated as Zone X, which is applied to areas of 0.2 percent annual chance flood, areas of one percent annual chance flood with average depths of less than one foot, or with drainage areas less than one square mile, and areas protected by levees from one percent annual chance flood. See Appendix G for a map of the project area and surrounding areas to it for the FEMA flood hazard zone mapping. FEMA does not have building regulations for development in areas designated Zone X and would not require mandatory flood insurance for structures in Zone X.

The City of Sacramento's Grading Ordinance requires that development projects comply with the requirements of the City's Stormwater Quality Improvement Plan (SQIP). The SQIP outlines the priorities, key elements, strategies, and evaluation methods of the City's Stormwater Management Program. The City's Stormwater Management Program is based on the National Pollutant Discharge Elimination System (NPDES) municipal stormwater discharge permit. The comprehensive Stormwater Management Program includes pollution reduction activities for construction sites, industrial sites, illegal discharges and illicit connections, new development, and municipal operations.

In addition, before the onset of any construction activities, where the disturbed area is one acre or more in size, projects are required to obtain coverage under the NPDES General Construction Permit and include erosion and sediment control plans. BMPs may consist of a wide variety of measures taken to reduce pollutants in stormwater and other non-point source runoff. Measures that reduce or eliminate post-construction-related water quality problems range from source controls, such as reduced surface disturbance, to treatment of polluted runoff, such as detention or retention basins. The City's SQIP and the *Stormwater Quality Design Manual for the Sacramento Region* (Sacramento Stormwater Quality Partnership 2014) include BMPs to be implemented to mitigate impacts from new development and redevelopment projects, as well as

requirements for low impact development (LID) standards. This project will be required to provide stormwater quality treatment, LID, hydromodification, and full trash capture control measures.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?	☐	☐	☐	☒
b) Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?	☐	☐	☐	☒
c) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces, in a manner which would:				
i. Result in substantial erosion or siltation on- or off-site;	☐	☐	☐	☒
ii. substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site;	☐	☐	☐	☒

iii.	create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff; or	☐	☐	☐	☒
iv.	impede or redirect flood flows?	☐	☐	☐	☒
d)	In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation?	☐	☐	☐	☒
e)	Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?	☐	☐	☐	☒

Impact Discussion: No impacts to hydrology or water resources will occur.

The Master EIR determined that conformance with City of Sacramento regulations and permit requirements along with implementation of BMPs would ensure that construction activities associated with buildout of the General Plan would result in a less-than-significant impact related to water quality. Because the proposed project would be consistent with the development assumptions of the 2040 General Plan and would comply with applicable General Plan policies, development of the proposed project would result in a less-than-significant impact related to water quality. Additionally, given the disturbed area is proposed to include one acre or more in size, the proposed project is required to obtain coverage under the NPDES General Construction Permit and include erosion and sediment control plans, which would further minimize potential runoff within and off the project site.

The Master EIR analyzed potential impacts to the implementation of water quality standards, maintenance of groundwater supplies, drainage, or water quality, resulting from buildout of the 2040 General Plan, including development of the project site. The City of Sacramento determined in the Master EIR that compliance with applicable 2040 General Plan policies, City of Sacramento regulations and permit requirements, along with implementation of

BMPs through conditions of approval, construction and operational activities pursuant to buildout of the 2040 General Plan would result in a less than significant impact related to storm water absorption rates, discharges, flows, and water quality. As previously demonstrated, the proposed project was anticipated and analyzed in the Master EIR. This project will be required to provide stormwater quality treatment, LID, hydromodification, and full trash capture control measures, which will minimize any potential impacts to hydrology or water quality. These are built into the required site design for the project.

Therefore, project impacts related to water quality were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to hydrology and water quality that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed. As stated above, this project will be required to provide stormwater quality treatment, LID, hydromodification, and full trash capture control measures.

11. LAND USE AND PLANNING.

Environmental Setting:

The proposed project is consistent with the existing land uses and setting surrounding the project area given the project is located within an urbanized area surrounded by multi- and single-family residences. Additionally, the project is bordered by West Stockton Blvd. and State Highway 99 immediately to the east of the project site. The proposed project is also consistent with the City of Sacramento 2040 General Plan for the RMU designation, which is the designation of the project site. See Appendix C for an attached map showing the 2040 General Plan designation covering the project area. Additionally, the Occupancy/Use designation of the project site is R-2/Apartments and the proposed project is consistent with such a designation. The proposed project would be consistent with the required density and FAR development requirements, as well as the occupancy and use designation, covering the project site per the 2040 General Plan designation.

The project also conforms to zoning regulations concerning building height, setback, density, FAR, and lot coverage meeting all requirements. The attached Site Plan in Appendix B outlines the project's conformity with the zoning requirements of the City of Sacramento, which are outlined within the attached Site Plan legend. The project is requesting a rezone from the current R-1A to an R-3A multi-unit density. Even with the rezone, the project meets all of the conditions of the zoning requirements, including the 100 square feet of open space per unit requirement. Given the apartment complex adjacent to the north of the project site called the Copperstone Village Apartments is already zoned R-3A and features a three-story walk-up apartment building, the proposed project would also conform to the adjacent multi-family development zoning. All zoning requirements would be met by the project.

The proposed project FAR is estimated as 0.75 and therefore, the proposed project is consistent with the maximum FAR requirements for development of the project site which is identified as 1.0 maximum. Additionally, the proposed project is also consistent with the required maximum density for the project site given the maximum density for the project site is 36 dwelling units per net acre and the proposed project would include 33 dwelling units per net acre within the project site. See the attached Site Plan in Appendix B showing the calculation of the FAR for the project estimated at 0.75 and the calculation for dwelling density within the project site being 33 dwelling units per net acre making the proposed project consistent with the General Plan and Zoning designations covering the project site.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Physically divide an established community?	☐	☐	☐	☒
b) Cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect?	☐	☐	☐	☒

Impact Discussion: No significant impacts to any established community of conflict with land use plans, policies, and regulations governing land use are anticipated on this project.

Given the project is consistent with the City of Sacramento 2040 General Plan for the RMU designation and the required maximum FAR, density, occupancy, and use, the proposed project would be consistent with each of the General Plan conditions under the RMU land use designation. Additionally, the proposed project zoning with the rezone requirements would also be met except for the open space requirement.

The proposed project would include common outdoor space and landscaped open areas along the frontage with West Stockton Blvd., along the frontage with Cotton Lane, and along the setback from the western property boundary. Therefore, the project meets all the conditions and requirements of the General Plan designation and the impact of the project with regards to the local land use zoning (and from the rezone requested) would be less than significant given the constraints of the project site with little potential area to set aside additional open space. However, the proposed project does include substantial common outdoor space and landscaped open areas within the project site.

The project site is located in an urbanized portion of the community. Surrounding existing land uses include multi-family residences directly to the north, single-family residences to the west and south, and undeveloped land adjacent to the west. Development of the site would alter the site from a vacant field dominated by non-native annual grassland to multi-family housing. However, the development would be consistent with the multi-family residential land uses to the north that have the same zoning as being requested as part of the proposed rezone for the project site. Given that the proposed project would serve as an extension of the adjacent

residential uses, implementation of the project would not physically divide an established community.

Therefore, based on the above, impacts related to land use were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such. The proposed project is consistent with the RMU designation within the General Plan.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to land use that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

12. MINERAL RESOURCES.

Environmental Setting:

The project site is not located within an area containing mineral resources.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
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?	☐	☐	☐	☒
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?	☐	☐	☐	☒

Impact Discussion: No impact on mineral resources will occur from the proposed project.

Therefore, project impacts related to mineral resources were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such. Additionally, the project site does not contain any known mineral resources.

FINDINGS

The proposed project would not have any significant effects relating to mineral resources that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

13. NOISE.

Environmental Setting:

The project site is located within an area containing many noise emitters, including the adjacent West Stockton Blvd. and State Highway 99 to the east of the project site. Noise receptors would include the apartment complex immediately to the north and the single-family houses located to the south and west of the project site. The applicant will ensure that the construction level noise emissions are maintained within the levels required by the City of Sacramento and construction will be maintained during the days and hours required by the City of Sacramento.

The City of Sacramento's Noise Ordinance exempts construction operations that occur between 7:00 AM and 6:00 PM, Monday through Saturday, and between 9:00 AM and 6:00 PM on Sundays, from the applicable noise standards. However, if construction operations were to occur during the noise-sensitive hours of 6:00 PM to 7:00 AM, Monday through Saturday, or from 6:00 PM to 9:00 AM on Sunday, the applicable noise standards could potentially be exceeded at the aforementioned sensitive receptors surrounding the project site. However, because the City of Sacramento has determined that all construction within the City of Sacramento limits must comply with the City of Sacramento's Noise Ordinance, nighttime construction activities would not occur and construction noise associated with use of on-site equipment during the project construction phases would be insignificant.

Additionally, the Master EIR analyzed potential noise impacts from buildout of the 2040 General Plan, and development of the project site was included in development assumptions. The City determined in the Master EIR that the development process would include appropriate consideration of construction noise issues. Compliance with 2040 General Plan policies and Municipal Code would reduce the severity of construction noise from development pursuant to the 2040 General Plan to less-than-significant levels.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project result in:				
a) Generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local	☐	☐	☒	☐

	general plan or noise ordinance, or applicable standards of other agencies?				
b)	Generation of excessive groundborne vibration or groundborne noise levels?	☐	☐	☒	☐
c)	For a project located within an airport land use plan area or, where such a plan has not been adopted, within two (2) 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?	☐	☐	☐	☒

Impact Discussion: Impact from noise is anticipated to be less than significant on this project given the applicant's required adherence to the City's Noise Ordinance.

As demonstrated above, the proposed project would be consistent with the development assumptions and policies of the 2040 General Plan and the proposed project would not result in any new specific effects not addressed in the Master EIR.

Specifically, the project applicant is required to adhere to the City's Noise Ordinance, which includes the following requirements:

- exempts construction operations that occur between 7:00 AM and 6:00 PM, Monday through Saturday, and between 9:00 AM and 6:00 PM on Sundays, from the applicable noise standards.

- if construction operations were to occur during the noise-sensitive hours of 6:00 PM to 7:00 AM, Monday through Saturday, or from 6:00 PM to 9:00 AM on Sunday, the applicable noise standards could potentially be exceeded at the aforementioned sensitive receptors surrounding the project site.

- <u>However, because the City of Sacramento has determined that all construction within the City of Sacramento limits must comply with the City of Sacramento's Noise Ordinance</u>, nighttime construction activities would not occur and construction noise associated with use of on-site equipment during the project construction phases would be insignificant.

- the project is exempt from the City's Noise Ordinance and any required mitigation measures given construction will <u>only</u> be implemented between 7:00 AM and 6:00 PM,

Monday through Saturday, and between 9:00 AM and 6:00 PM on Sundays, and therefore, the project is exempt from the applicable noise standards

Therefore, project impacts related to construction noise were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such. Additionally, the project applicant fully intends to comply with the City of Sacramento's Noise Ordinance given construction will only be implemented between 7:00 AM and 6:00 PM, Monday through Saturday, and between 9:00 AM and 6:00 PM on Sundays, and therefore, the project is exempt from the applicable noise standards.

FINDINGS

The proposed project would have a less than significant effect relating to noise given the project will remain within the required City's Noise Ordinance given construction will only be implemented between 7:00 AM and 6:00 PM, Monday through Saturday, and between 9:00 AM and 6:00 PM on Sundays. Therefore, the project is exempt from the applicable noise standards and no mitigation measures relating to noise would be required to be analyzed.

14. POPULATION AND HOUSING.

Environmental Setting:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	☐	☐	☒	☐
b) Displace a substantial number of existing housing, necessitating the construction of replacement housing elsewhere?	☐	☐	☐	☒

Impact Discussion:

The proposed project would include the construction of two three-story buildings with a total of 54 units and 57 parking spaces, which meets parking requirements. Consequently, development would add to the population in the City of Sacramento. However, as previously mentioned, the proposed project is consistent with the General Plan land use and zoning designations for the site. As such, impacts related to population and housing associated with buildout of the project site would have been analyzed as part of the Master EIR analysis.

As a result, the project would not be considered to induce population beyond what was previously analyzed in the Master EIR. Implementation of the proposed project would not displace any existing housing units or people. Construction or replacement of housing elsewhere would not be required for the project. Therefore, impacts related to population and housing were adequately addressed in the Master EIR, and the proposed project would not result in any effects that would require further CEQA review for this topic.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to population and housing that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

15. PUBLIC SERVICES.

Environmental Setting:

The City of Sacramento provides fire, police, and parks and recreation services in the vicinity of the proposed project site. The Sacramento Fire Department (SFD) provides fire protection services to the entire City of Sacramento and some small areas just outside the City of Sacramento boundaries within the County limits. SFD provides fire protection and emergency medical services to the project area. The Sacramento City Police Department (SPD) provides police protection services to the project area. In addition to the SPD, the Sacramento County Sheriff's Department, California Highway Patrol (CHP), UC Davis Medical Center Police Department, and the Regional Transit Police Department aid the SPD to provide protection for the City of Sacramento.

The project site is within the Elk Grove Unified School District. The nearest school, Barbara Comstock Morse Elementary School, is located approximately 1.3 miles to the southwest of the project site. Cosumnes River College is located approximately 1.3 miles to the northwest of the project site. The nearest park to the project site is Shasta Community Park, located approximately 1,000 feet west of the project site.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered government facilities, need for new or physically altered government 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 public services:				

Fire protection?	☐	☐	☒	☐
Police protection?	☐	☐	☒	☐
Schools?	☐	☐	☒	☐
Parks?	☐	☐	☐	☒
Other public facilities?	☐	☐	☐	☒

Impact Discussion:

The applicant would be required to pay all of the required development fees to the appropriate public services departments. Payment of such would ensure that impacts related to fire protection, police protection, school facilities, or other governmental services would be reduced to a less than significant level. Furthermore, the proposed project is consistent with build out of the 2040 General Plan and, thus, the increase in population associated with the project has been anticipated by the City of Sacramento.

Therefore, impacts from the proposed project were adequately addressed in the Master EIR, and the proposed project would not result in any effects that would require further CEQA review for this topic.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to public services that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

16. RECREATION.

Environmental Setting:

Natural resources and parks provide a wide range of recreational opportunities for residents in the vicinity of the project site. The City of Sacramento Department of Youth, Parks and Community Enrichment (YPCE) maintains parks and recreational facilities within the City of Sacramento. The Department of YPCE classifies parks according to five distinct types: 1) regional parks; 2) community parks; 3) neighborhood parks; 4) parkways; and 5) open space. Community Parks are generally 10 to 60 acres and serve an area of approximately two to three miles, encompassing several neighborhoods and meeting the requirements of a large portion of the City. Regional parks are larger in size and are developed with a wide range of improvements not usually found in local neighborhood and community parks.

Neighborhood parks are typically less than ten acres in size and are intended to be used primarily by residents within a half-mile radius. Parkways are linear parks designed primarily for trail use and secondarily for passive recreation, open space, wildlife habitat, and flood control. YPCE manages several open space areas to provide river access, ensure access to other natural features, or protect habitat, conserve natural resources, and promote urban greening and ecological functions.

As noted in the City's Parks Plan 2040, the City currently contains 235 developed park sites, 88 miles of off street bikeways and trails, 21 lakes/ponds or beaches, 13 aquatic facilities, and extensive recreation facilities in the City of Sacramento parks. The City of Sacramento's manages over 4,300 acres of recreation space and greenspace. The proposed project is near various recreational and park facilities. The nearest park to the project site is Shasta Community Park, located approximately 1,000 feet west of the project site.

		Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a)	Would the project 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?	☐	☐	☐	☒
b)	Does the project include recreational facilities or require the construction or expansion	☐	☐	☐	☒

of recreational facilities which might have an adverse physical effect on the environment?

Impact Discussion:

The City of Sacramento's Department of Youth, Parks, and Community Enrichment maintains parks and recreational facilities within the project area, as described in the Environmental Setting above. In accordance with Section 18.56.220 of the Municipal Code, a park impact fee is imposed on residential developments. Payment of the fee would provide funding for future parks and park improvements and would ensure that a less-than-significant impact related to recreation would occur.

The City of Sacramento requires developers to comply with the City of Sacramento's Park Development Impact Fee requirements to finance the construction of park and recreational facilities that are impacted by development. The proposed project would be required to comply with all 2040 General Plan policies related to park impacts and pay any relevant park impact fees. The proposed project would be consistent with the development assumptions and policies of the 2040 General Plan. Therefore, impacts from the proposed project were analyzed in a prior EIR, and impacts from the proposed project were adequately addressed in the Master EIR, and the proposed project would not result in any effects that would require further CEQA review for this topic.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to recreation that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

17. TRANSPORTATION.

Environmental Setting:

The project site is located within an area containing roads, boulevards, and a State Highway, including the adjacent West Stockton Blvd. and State Highway 99 to the east of the project site. Cotton Lane is located along the southern edge of the project site and enters off of West Stockton Blvd. The northern edge of the project site is adjacent to an existing City of Sacramento Bike Trail.

In the vicinity of the project site, continuous sidewalks and bike lanes exist along both sides of West Stockton Blvd, which the proposed project would connect with given the project will include a sidewalk and bike lane connection along West Stockton Blvd. Public transit service in the project area is provided by bus, which is operated by the Sacramento Regional Transit (RT). Additionally, an existing Light Rail Transit line is located west of the project site and an existing Lite Rail Transit Station is located along Bruceville Road just south of where West Stockton Blvd. connects with Bruceville Road.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities?	☐	☐	☒	☐
b) Conflict or be consistent with CEQA Guidelines section 15064.3, subdivision (b)?	☐	☐	☒	☐
c) Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	☐	☐	☒	☐
d) Result in inadequate emergency access?	☐	☐	☒	☐

Impact Discussion:

The proposed project would not conflict with a program, plan, ordinance, or policy addressing the circulation system, including transit, roadway, bicycle, and pedestrian facilities, and a less than significant impact would occur. The proposed project includes sidewalks and bike lane adjacent to the subject property along West Stockton Blvd, which is consistent that the project does not conflict with the City's General Plan. Additionally, adjacent transit facilities include the RT blue line, which connects the project area to the west along Bruceville Road with the greater RT access and facilities. Additionally, bus routes run south from Bruceville Road and connect to facilities to the south of the project site.

The City's General Plan MEIR determined that implementation of the 2040 General Plan would result in a less than significant impact related to VMT. Specifically, implementation of the 2040 General Plan would result in a 17.2 percent reduction in passenger vehicle VMT per capita compared to the City baseline, which exceeds the 16.8 percent reduction established as the City's VMT impact threshold. Pursuant to Section 2.10.2 of the MEIR, projects consistent with the General Plan land use designation and development intensities may not be required to evaluate VMT based on OPR guidance.

Because the proposed project would be consistent with the site's 2040 General Plan land use designation of RMU, the proposed project would not be anticipated to result in VMT greater than what was previously anticipated for the project site and further analysis would not be required. Based on the above, the proposed project would not conflict or be inconsistent with CEQA Guidelines Section 15064.3(b), and a ***less-than-significant*** impact would occur.

According to City code, driveway design and placement should allow for stopping sight distance per Caltrans standards, with the key requirement being a clear "sight triangle" of at least 25 feet, ensuring unobstructed visibility at intersections and driveways; landscaping and other obstructions within this area should be limited in height to maintain proper sight lines. The primary access off of West Stockton Blvd. meets the minimum "25 foot sight triangle" and will ensure an unobstructed visibility from the driveway/primary access for the project per the City code. Additionally, the project will include a secondary access along Cotton Lane, which will ensure that the circulation within the project site and along Cotton Lane and West Stockton Blvd. would reduce potential traffic circulation associated with the project.

Overall, implementation of the proposed project would not substantially increase hazards due to a geometric design feature (e.g. sharp curves, dangerous intersections, or less than the required "25 foot sight triangle" at the driveway into the project site along West Stockton Blvd.) or incompatible uses (e.g., farm equipment), and a less than significant impact would occur. Based on the conclusion presented above, the project would not result in any new, peculiar, or more severe impacts, and impacts were adequately addressed in the Master EIR and project related impacts in this section would be less than significant.

With implementation of a traffic control plan, local roadways and freeway facilities would continue to operate at acceptable operating conditions during construction, and the proposed project would not result in inadequate emergency access to the project site. Additionally, the Master EIR determined that buildout of the General Plan would result in a less than significant impact related to construction hazards on the local roadway network. Considering the discussion above, impacts from the proposed project were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to transportation and circulation. The findings are that the project would have a less than significant effect on transportation and circulation within the project site and along Cotton Lane and West Stockton Blvd.

18. TRIBAL CULTURAL RESOURCES.

Environmental Setting

Please reference the Cultural Resources Chapter of the 2040 General Plan Master EIR for the Ethnohistory of the historic indigenous groups that occupied the region. This section focuses on the contemporary tribal communities and tribal cultural resources as they pertain to AB 52. This section analyzes and evaluates the potential impacts of the project on tribal cultural resources (TCRs), both identified and undiscovered. TCRs, as defined by Assembly Bill (AB) 52, Statutes of 2014, in PRC Section 21074, are sites, features, places, cultural landscapes, sacred places and objects, with cultural value to a Tribe.

A tribal cultural landscape is defined as a geographic area (including both cultural and natural resources and the wildlife therein), associated with a historic event, activity, or person or exhibiting other cultural or aesthetic values. The unanticipated 87 find of Native American human remains would also be considered a TCR and are therefore analyzed in this section. The proposed project area is situated within the lands traditionally occupied by the Valley Nisenan, or Southern Maidu. Many descendants of Valley Nisenan throughout the larger Sacramento region belong to the United Auburn Indian Community, Shingle Springs, Ione Band, Colfax-Todds Valley, and Wilton Rancheria Tribes. The Tribes actively participate in the identification, evaluation, preservation, and restoration of TCRs.

Data Sources/Methodology

Under PRC section 21080.3.1 and 21082.3, the City must consult with tribes traditionally and culturally affiliated with the project area that have requested formal notification and responded with a request for consultation. The parties must consult in good faith. Consultation is deemed concluded when the parties agree to measures to mitigate or avoid a significant effect on a tribal cultural resource when one is present or when a party concludes that mutual agreement cannot be reached. Mitigation measures agreed on during the consultation process must be recommended for inclusion in the environmental document.

Native American Consultation

On September 25, 2023, formal invitations to participate in AB 52 consultation on the proposed project were sent by the City to the tribal representation that have previously requested to receive notifications of proposed projects pursuant to PRC Section 21080.3.1 (AB 52). These tribes represented include:

- United Auburn Indian Community (UAIC)
- Wilton Rancheria
- Shingle Springs Band of Mi-Wok Indians

• Buena Vista Rancheria of Me-Wuk Indians

UAIC provided a request to review the cultural resource survey that was prepare for the project on October 24, 2023, and closed consultation on July 19, 2024, with the stipulation to include the unanticipated discoveries mitigation measure in the TCR section. No response was received from Wilton Rancheria, the Shingle Springs Band of Mi-Wok Indians, or the Buena Vista Rancheria of Me-Wuk Indians within 30 calendar days of the request for formal invitation under AB 52.

Regulatory Setting

Federal

There are no Federal plans, policies, or regulations related to Tribal Cultural Resources that are directly applicable to the proposed project, however Section 106 of the National Historic Preservation Act does require consultation with Native Americans to identify and consider certain types of cultural resources. Cultural resources of Native American origin identified as a result of the identification efforts conducted under Section 106 may also qualify as tribal cultural resources under CEQA.

State

California Environmental Quality Act — Statute and Guidelines. CEQA requires that public agencies that finance or approve public or private projects must assess the effects of the project on tribal cultural resources. Tribal cultural resources are defined in Public Resources Code (PRC) 21074 as either a site, feature, place, 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 California Native American tribe that is (1) listed or determined eligible for listing on the California Register of Historical Resources (CRHR) or a local register, or (2) that are determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of PRC Section 5024.1. In applying the criteria set forth in subdivision (c) of PRC Section 5024.1, the lead agency shall consider the significance of the resource to a California Native American Tribe.

California Public Resources Code Section 5024. PRC Section 5024.1 establishes the CRHR, which is the authoritative guide for identifying the State's historical resources to indicate what properties are to be protected, if feasible, from substantial adverse change. For a resource to be eligible for the CRHR, it must be more than 50 years old, retain its historic integrity, and satisfy one or more of the following criteria:

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.

	Potentially Significant Impact	**Less Than Significant with Mitigation Incorporation**	**Less Than Significant Impact**	**No Impact**
a) Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code Section 21074 as either a site, feature, place, 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 California Native American tribe, and that is:				
(i) Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code Section 5020.1(k), or	☐	☒	☐	☐
(ii) A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code 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 California Native American tribe.

STANDARDS OF SIGNIFICANCE

For the purposes of this Initial Study, a tribal cultural resource is considered to be a significant resource if the resource is:

• Cause a substantial change in the significance of a tribal cultural resource as defined in Public Resources Code 21074 and that is listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources.

• Create a substantial adverse change in the significance of a tribal cultural resource, as defined in Public Resources Code section 21074 that is a resource determined by the lead agency to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1, including consideration of the significance of the resource to a California Native American tribe.

SUMMARY OF ANALYSIS UNDER THE 2040 GENERAL PLAN MASTER EIR AND APPLICABLE GENERAL PLAN POLICIES

The Master EIR evaluated the potential effects of development under the 2040 General Plan on tribal cultural resources in Chapter 4.15 of the Master EIR. The Master EIR identified significant and unavoidable effects on historic resources and archaeological resources, some of which could be tribal cultural resources as defined Public Resources Code 21074. Ground-disturbing activities resulting from implementation of development under the 2040 General Plan could affect the integrity of an archaeological site (which may be a tribal cultural resource), thereby causing a substantial change in the significance of the resource.

Compliance with the required tribal notification and consultation requirements and 2040 General Plan policies along with the implementing action aimed at protecting tribal cultural resources would help reduce the significance of the impact. However, because no feasible mitigation measures were applied in the Master EIR, the impact remains significant and unavoidable.

ANSWERS TO CHECKLIST QUESTIONS

Questions A, B

Through the consultation process, no Tribe indicated the potential for TCRs to be present; however, it is viewed that the proposed project site could be considered culturally sensitive. Therefore, it is possible that undiscovered tribal cultural resources could be encountered or damaged during ground-disturbing construction activities. Because the project site could contain unknown tribal cultural resources (TCRs), should a TCR be identified that may be impacted, appropriate steps for management would be taken as determined by the City. Mitigation measure TCR-1(a) through TCR-1(b) provides specific steps to be taken in the event that unanticipated TCRs, including those of Native American origin, are encountered during project construction. With this mitigation implemented, the potential for impacts to tribal cultural resources would be less than significant and there would be ***no additional project-specific impacts.***

MITIGATION MEASURES

Mitigation Measure TCR-1a: In the Event that Tribal Cultural Resources Are Discovered During Construction, Implement Avoidance and Minimization Measures to Avoid Significant Impacts and Procedures to Evaluate Resources.

If tribal cultural resources (such as structural features, unusual amounts of bone or shell, artifacts, or human remains) are encountered at the project site during construction, work shall be suspended within 100 feet of the find (based on the apparent distribution of cultural materials), and the construction contractor shall immediately notify the project's City representative. Avoidance and preservation in place is the preferred manner of mitigating impacts to tribal cultural resources. This will be accomplished, if feasible, by several alternative means, including:

• Planning construction to avoid tribal cultural resources, archaeological sites and/or other cultural resources; incorporating cultural resources within parks, green-space or other open space; covering archaeological resources; deeding a cultural resource to a permanent conservation easement; or other preservation and protection methods agreeable to consulting parties and regulatory authorities with jurisdiction over the activity.

• Recommendations for avoidance of tribal cultural resources will be reviewed by the City representative, interested culturally affiliated Native American tribes and other appropriate agencies, in light of factors such as costs, logistics, feasibility, design, technology and social, cultural and environmental considerations, and the extent to which avoidance is consistent with project objectives. Avoidance and design alternatives may include realignment within the project site to avoid tribal cultural resources, modification of the design to eliminate or reduce impacts to tribal cultural resources or modification or realignment to avoid highly significant features within a cultural resource or tribal cultural resource.

• Native American representatives from interested culturally affiliated Native American tribes will be notified to review and comment on these analyses and shall have the opportunity to meet with the City representative and its representatives who have technical expertise to identify and recommend feasible avoidance and design alternatives, so that appropriate and feasible avoidance and design alternatives can be identified.

• If the discovered tribal cultural resource can be avoided, the construction contractor(s), will install protective fencing outside the site boundary, including a 100-foot buffer area, before construction restarts. The boundary of a a tribal cultural resource will be determined in consultation with interested culturally affiliated Native American tribes and tribes will be notified to monitor the installation of fencing. Use of temporary and permanent forms of protective fencing will be determined in consultation with Native American representatives from interested culturally affiliated Native American tribes.

• The construction contractor(s) will maintain the protective fencing throughout construction to avoid the site during all remaining phases of construction. The area will be demarcated as an "Environmentally Sensitive Area".

If a tribal cultural resource cannot be avoided, the following performance standard shall be met prior to continuance of construction and associated activities that may result in damage to or destruction of tribal cultural resources:

• Each resource will be evaluated for California Register of Historical Resources- (CRHR) eligibility through application of established eligibility criteria (California Code of Regulations 15064.636), in consultation with consulting Native American Tribes, as applicable.

If a tribal cultural resource is determined to be eligible for listing in the CRHR, the City will avoid damaging effects to the resource in accordance with California PRC Section 21084.3, if feasible. If the City determines that the project may cause a significant impact to a tribal cultural resource, and measures are not otherwise identified in the consultation process, the following are examples of mitigation capable of avoiding or substantially lessening potential significant impacts to a tribal cultural resource or alternatives that would avoid significant impacts to the resource. These measures may be considered to avoid or minimize significant adverse impacts and constitute the standard by which an impact conclusion of less-than significant may be reached:

• Avoid and preserve resources in place, including, but not limited to, planning construction to avoid the resources and protect the cultural and natural context, or planning greenspace, parks, or other open space, to incorporate the resources with culturally appropriate protection and management criteria.

• Treat the resource with culturally appropriate dignity taking into account the Tribal cultural values and meaning of the resource, including, but not limited to, the following: o Protect the cultural character and integrity of the resource.

o Protect the traditional use of the resource.

o Protect the confidentiality of the resource.

o Establish permanent conservation easements or other interests in real property, with culturally appropriate management criteria for the purposes of preserving or using the resources or places.

o Protect the resource.

Mitigation Measure TCR-1b: Implement Procedures in the Event of the Inadvertent Discovery of Human Remains.

If an inadvertent discovery of human remains is made at any time during project-related construction activities or project planning, the City the following performance standards shall be met prior to implementing or continuing actions such as construction, which may result in damage to or destruction of human remains. In accordance with the California Health and Safety Code (HSC), if human remains are encountered during ground-disturbing activities, the City shall immediately halt potentially damaging excavation in the area of the remains and notify the Sacramento County Coroner and a professional archaeologist to determine the nature of the remains. The Coroner is required to examine all discoveries of human remains within 48 hours of receiving notice of a discovery on private or State lands (HSC Section 7050.5[b]).

If the human remains are of historic age and are determined to be not of Native American origin, the City will follow the provisions of the HSC Section 7000 (et seq.) regarding the disinterment and removal of non-Native American human remains.

If the Coroner determines that the remains are those of a Native American, he or she must contact the Native American Heritage Commission (NAHC) by phone within 24 hours of making that determination (HSC Section 7050[c]). After the Coroner's findings have been made, the archaeologist and the NAHC-designated Most Likely Descendant (MLD), in consultation with the landowner, shall determine the ultimate treatment and disposition of the remains. The responsibilities of the City for acting upon notification of a discovery of Native American human remains are identified in California PRC Section 5097.9 et seq.

FINDINGS

All additional significant environmental effects of the project relating to Tribal Cultural Resources can be mitigated to a less-than-significant level.

19. UTILITIES AND SERVICE SYSTEMS.

Environmental Setting:

The project site is not currently connected to existing utilities and service systems. The project site is located adjacent to existing development, including multi-family residences and commercial uses. Therefore, utility infrastructure exists in the project vicinity. The existing utilities and service systems in the project vicinity are discussed below.

Wastewater collection and treatment services for the proposed project would be provided SASD and SRCSD. Wastewater generated in the project area would be collected in the SASD system through a series of sewer pipes and pump stations. Once collected in the SASD system, wastewater flows into the SRCSD interceptor system, where the wastewater is conveyed to the SRWWTP located near Elk Grove. The City of Sacramento's Department of Utilities (DOU) is responsible for providing and maintaining the majority of the water, sewer collection, storm drainage, and flood control services for residents and businesses within City of Sacramento limits.

The City of Sacramento uses surface water from the Sacramento and American rivers to meet the majority of its water demands. To meet the City of Sacramento's water demand, the City of Sacramento uses surface water from the Sacramento and American rivers, and groundwater pumped from the North American and South American Subbasins. According to the City of Sacramento's 2020 Urban Water Management Plan (UWMP), under all drought conditions, the City of Sacramento possesses sufficient water supply entitlements to meet the demands of the City of Sacramento's customers up to the year 2040.17 In addition, according to the DOU's 2021 Consumer Confidence Report, the City of Sacramento's drinking water meets or exceeds all federal and State drinking water standards

The City of Sacramento does not provide commercial solid waste collection services. Rather, commercial garbage, recycling, and yard waste services are provided by a franchised hauler authorized by the Sacramento Solid Waste Authority to collect commercial garbage and commingled recycling within the City of Sacramento. The Sacramento County Kiefer Landfill, located at 12701 Kiefer Boulevard in Sloughhouse, California, is the primary location for the disposal of waste for the City of Sacramento. According to the Master EIR, the Kiefer Landfill should serve the City of Sacramento adequately until the year 2065. As growth continues in the City of Sacramento, in accordance with the County General Plan and the City of Sacramento's General Plan, population would increase, and the solid waste stream would continue to grow.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Require or result in the relocation or construction of new or expanded water, wastewater treatment or stormwater drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?	☐	☐	☒	☐
b) Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry, and multiple dry years?	☐	☐	☒	☐
c) 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?	☐	☐	☐	☒
d) Generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?	☐	☐	☐	☒
e) Comply with federal, state, and local statutes and regulations related to solid waste?	☐	☐	☐	☒

Impact Discussion:

Based on the review of the proposed project and the Master EIR, adequate capacity exists to serve the project's demands in addition to existing commitments, and construction of new utilities or expansion of existing facilities would not be required as part of the development of the proposed project. As previously demonstrated, the development of the project site was anticipated and analyzed in the Master EIR.

Therefore, project impacts related to utilities and service systems were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to utilities and service systems that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

20. <u>WILDFIRE.</u>

<u>Environmental Setting:</u>

The project site is not located within a developed area where a substantial wildland-urban interface exists. Thus, the risk of wildfire at the project site is minimal. Based on the above, the proposed project would not create a substantial fire risk for existing development in the project vicinity.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project:				
a) Substantially impair an adopted emergency response plan or emergency evacuation plan?	☐	☐	☐	☒
b) Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of wildfire?	☐	☐	☐	☒
c) Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment?	☐	☐	☐	☒
d) Expose people or structure to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire	☐	☐	☐	☒

slope instability, or drainage changes?

Impact Discussion:

The Master EIR does not identify any significant impacts related to wildfire risk. According to the California Department of Forestry and Fire Protection (CAL FIRE) Fire and Resources Assessment Program (FRAP), the City of Sacramento is located within a Local Responsibility Area (LRA). The City of Sacramento is not located within or adjacent to a State Responsibility Area (SRA) or a designated Very High Fire Hazard Severity Zone (VHFHSZ). Furthermore, the project site is not located within a developed area where a substantial wildland-urban interface exists. Thus, the risk of wildfire at the project site is minimal. Based on the above, the proposed project would not create a substantial fire risk for existing development in the project vicinity.

Therefore, impacts related to wildfire were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects that would require further CEQA review related to such.

Mitigation Measures: None required.

FINDINGS

The proposed project would not have any significant effects relating to wildfire that either have not already been analyzed in a prior EIR or that are more significant than previously analyzed.

21. MANDATORY FINDINGS OF SIGNIFICANCE.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Does the project have the potential to substantially 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, 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?	☐	☐	☒	☐
b) 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 projects, and the effects of probable future projects)?	☐	☐	☒	☐
c) Does the project have environmental effects that will cause substantial adverse effects on human beings, either directly or indirectly?	☐	☐	☒	☐

Impact Discussion:

Question A

Implementation of the proposed project would have the potential to adversely impact previously undiscovered cultural, tribal cultural resources, and/or human remains. The proposed project would implement and comply with applicable 2040 General Plan policies, as discussed throughout this Initial Study. With compliance with 2040 General Plan policies and application of standard BMPs during construction, development of the proposed project would not result in any of the following: 1) degrade the quality of the environment; 2) substantially reduce or impact the habitat of fish or wildlife species; 3) cause fish or wildlife populations to drop below self-sustaining levels; 4) threaten to eliminate a plant or animal community; 5) reduce the number or restrict the range of a rare or endangered plant or animal; or 6) eliminate important examples of the major periods of California history or prehistory.

Impacts associated with such resources have been adequately addressed and would not change from what was identified in the Master EIR, and the criteria for requiring further CEQA review are not met. Additionally, mitigation measures have been developed for cultural, tribal, and air quality resources to ensure any potential significant impact by the project on those resource areas would be reduced to a level that is less than significant.

Question B

The proposed project is an allowed use under the project site's General Plan land use designation RMU, and the population growth associated with development of the proposed project was accounted for in the regional population growth projection evaluated in the Master EIR. Thus, the population growth associated with development of the project was included in the cumulative analysis of City of Sacramento buildout in the Master EIR. The Master EIR concluded that cumulative impacts to air quality, biological resources, cultural resources, noise and vibration, public utilities, and transportation and circulation would be significant and unavoidable. For those impacts determined to be significant in a Master EIR, CEQA allows for future environmental documents to limit examination of environmental effects to those impacts which were not already analyzed as a significant effect in the prior EIR, provided that the proposed project is consistent with the General Plan.

Given that the proposed project is consistent with the 2040 General Plan land use designation RMU for the project site, cumulative impacts associated with buildout of the site have been anticipated by the City of Sacramento and were analyzed in the Master EIR. Cumulative effects peculiar to the project or project site do not exist. Additionally, the proposed project does not include cumulative impacts that were not analyzed or discussed in the previous Master EIR covering the analysis of the 2040 General Plan. Furthermore, as discussed throughout this Initial Study, all impacts associated with the proposed project were adequately addressed in the Master EIR, and the proposed project would not result in any peculiar effects

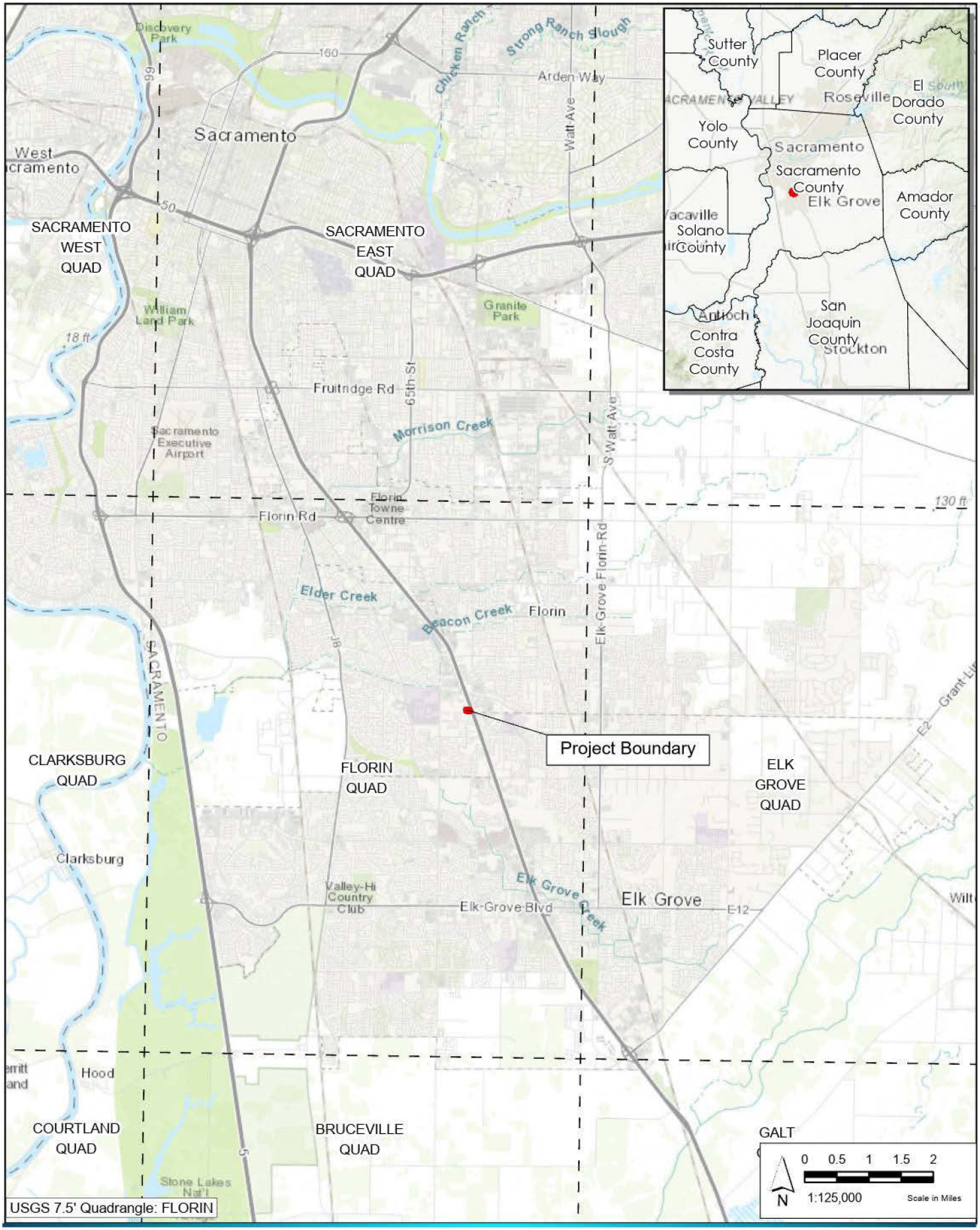
that would require further CEQA review. As such, this Initial Study does not include any substantial new information that shows impacts are more severe than previously discussed, and further analysis is not required.

Question C

As described in this Initial Study, the proposed project would comply with all applicable 2040 General Plan policies, City of Sacramento Code standards, other applicable local, county and State regulations. In addition, as discussed in the air quality, cultural and tribal resources, geology and soils, biological resources, hazards, and noise sections of this Initial Study, the proposed project would not cause substantial effects to human beings, including effects related to exposure to air pollutants, geologic hazards, hazardous materials, cultural or tribal resources, sensitive biological resources, and excessive noise, beyond the effects previously analyzed as part of the Master EIR.

Impacts associated with such resources have been adequately addressed and would not change from what was identified in the Master EIR, and the criteria for requiring further CEQA review are not met. Additionally, mitigation measures have been developed for cultural, tribal, and air quality resources to ensure any potential significant impact by the project on those resource areas would be reduced to a level that is less than significant.

APPENDICES:

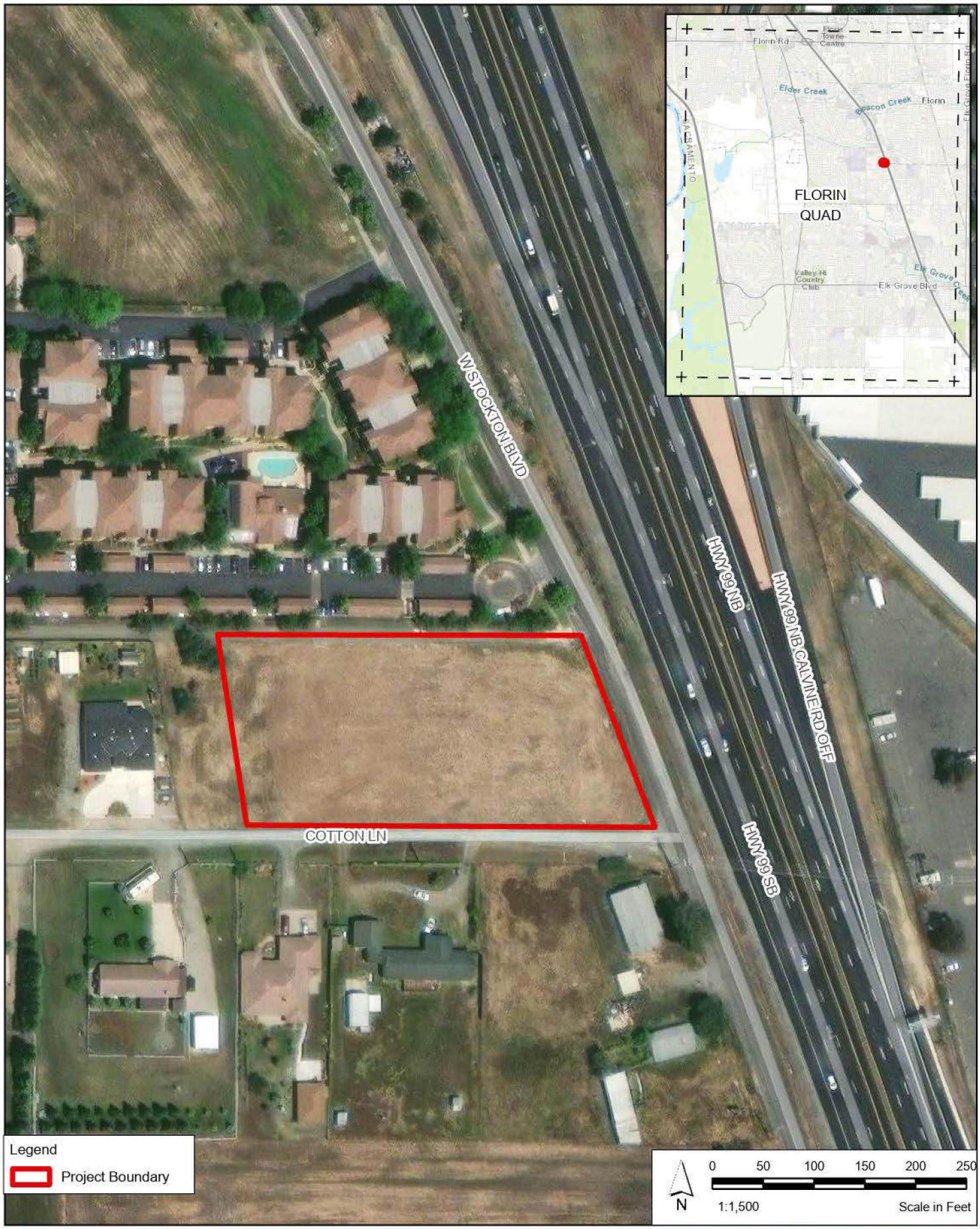


GREG MATUZAK
Environmental Consulting LLC
Nevada City, CA

COTTON LANE APARTMENTS

Figure 1. Vicinity Map

Prepared: Melissa Nugent 7/11/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx



GREG MATUZAK
Environmental Consulting LLC
Nevada City, CA

COTTON LANE APARTMENTS

Figure 2. Project Location Map

Prepared: Melissa Nugent 7/11/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

Appendix B

Project Site Plan

PERSPECTIVE FROM W. STOCKON BLVD.

HRGA

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Sacramento, California 95825
916 993-4800 | www.hrgarchitects.com

07/17/2024

24025

COTTON LANE APARTMENTS

W STOCKTON BLVD, ELK GROVE, CA 95823

1

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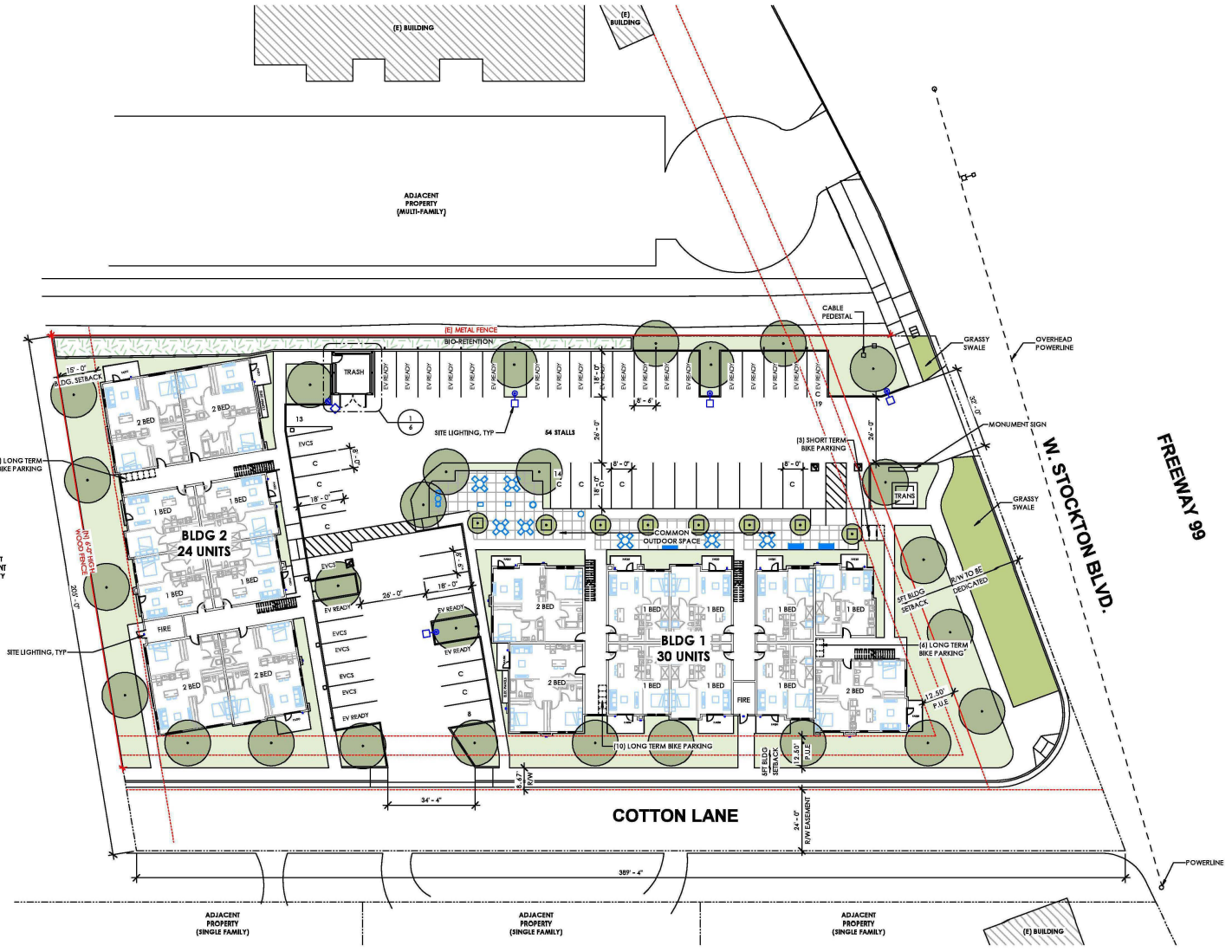
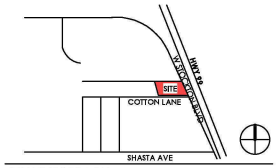


SITE PLAN 1" = 20'-0" 1

GRAPHIC SCALE 0 20 40 60 80



VICINITY MAP

PROJECT NAME:	COTTON LANE APARTMENTS	
PROJECT LOCATION:	COTTON LANE, ELK GROVE, CA 95758	
ASSESSORS PARCEL #:	117-0152-009-0000	
LOT SIZE:	71,003 SQ FT / 1.63 ACRES	
ZONING:	R-1A REQUEST TO REZONE TO R-3A MULTI-UNIT DWELLING	
GENERAL PLAN:	SUBURBAN NEIGHBORHOOD MEDIUM DENSITY	
OCCUPANCY / USE:	R-2 / APARTMENTS	
PARKING DIMENSIONS: (CITY OF SACRAMENTO)	90 DEGREE STANDARD SPACE WIDTH: 8.5 FT SPACE DEPTH: 18 FT	90 DEGREE COMPACT* SPACE WIDTH: 8 FT SPACE DEPTH: 15 FT
	TWO-WAY MANEUVERING WIDTH: 24 FT *COMPACT CAR SPACES. UP TO 50 %.	
LANDSCAPE SETBACKS:	7 FT LANDSCAPE REQUIRED ADJACENT TO PARKING LOTS	
PARKING LOT SHADING:	50%	
PARKING FOOT-CANDLES:	1 1/2 FOOT-CANDLES PER SQ FT OF PARKING AREA	
PEDESTRIAN WALKWAY FOOT-CANDLES:	1/4 FT CANDLES PER SQ FT OF WALKWAYS	
SITE LIGHTING SHIELDING REQUIREMENTS:	EXTERIOR LIGHTING SHALL BE SHIELDED TO AVOID SPILL-OVER ILLUMINATION	
FEMA FLOOD ZONE:	AE99, X	

	ZONING REQUIREMENT:	PROVIDED:	MEETING CODE:
BUILDING HEIGHT:	MAX 35 FT	32'-6"	YES
FRONT SETBACK:	MIN 5 FT, MAX 25 FT (STOCKTON)	12'-6"	YES
STREET SIDE:	MIN 5 FT, MAX 25 FT (COTTON)	12'-6"	YES
INTERIOR SIDE SETBACK:	NO REQUIREMENT (NORTH)	8'-7"	YES
REAR SETBACK:	MIN 15 FT (WEST)	15'-0"	YES
FAR:	MAX 1.0	0.75	YES
LOT COVERAGE:	MAX 60%	25%	YES
DENSITY:	MAX. 36 DWELLING UNITS PER NET ACRE (36 x 1.63 = 58 UNITS)	33 U/A	YES
OPEN SPACE:	MIN. 100 SF PER UNIT (52 x 100 sf = 5,200 SF REQUIRED)	5,200 SF	YES
PARKING REQUIREMENT:	NO REQUIREMENTS	54	YES
RESIDENTIAL BIKE PARKING:	LONG TERM: 1 SPACE PER 2 DWELLING UNITS	27	YES
	SHORT TERM: 1 SPACE PER 20 DWELLING UNITS	3	YES

ZONING INFORMATION

BUILDING 1 SUMMARY:

LEVEL	GROSS AREA	NUMBER OF UNIT TYPES		TOTAL UNITS
		ONE BED	TWO BED	
LEVEL 1	9,400 SF	7	3	10
LEVEL 2	9,400 SF	7	3	10
LEVEL 3	9,400 SF	7	3	10
TOTAL	28,200 SF	21	9	30

BUILDING 2 SUMMARY:

LEVEL	GROSS AREA	NUMBER OF UNIT TYPES		TOTAL UNITS
		ONE BED	TWO BED	
LEVEL 1	8,400 SF	4	4	8
LEVEL 2	8,400 SF	4	4	8
LEVEL 3	8,400 SF	4	4	8
TOTAL	25,200 SF	12	12	24

UNIT SUMMARY:

UNIT TYPE	UNITS	SIZE	PERCENT
ONE BED	33	+/- 740 SF	59%
TWO BED	21	+/- 1,110 SF	41%
TOTAL	54*	-	100 %

*52 UNITS ARE PROVIDED PLUS 2 ADUS FOR A TOTAL OF 54 UNITS.

PARKING SUMMARY:

LEVEL	STALLS	RATIO TO UNITS
LEVEL 1	54	54/54= 100%
TOTAL	54	

EV PARKING REQUIREMENTS:

TYPE	CODE REQUIREMENT	REQUIRED	PROVIDED
EV READY	CAL GREEN 4.106.4.2.2 - 40% OF TOTAL SPACES	23	23
EV CHARGERS (EVCS)	CAL GREEN 4.106.4.2.2 - 10% OF TOTAL SPACES	6	6

NOTE:
- EV READY: TOTAL NUMBER OF PARKING SPACES SHALL BE EQUIPPED WITH LOW POWER LEVEL 2 EV CHARGING RECEPTACLES
- EV CHARGERS: TOTAL NUMBER OF PARKING SPACES SHALL BE EQUIPPED WITH LEVEL 2 EV CHARGERS. AT LEAST 50% OF THE REQUIRED EV CHARGERS SHALL BE EQUIPPED WITH J1772 CONNECTORS

ACCESSIBLE EV PARKING REQUIREMENTS:

CODE REQUIREMENT	REQUIRED	PROVIDED	
		VAN	STANDARD
CAL GREEN 4.106.4.2.2.1.2 - 1 IN EVERY 25 EVCS SPACES, BUT NOT LESS THAN 1	1	1	-

ACCESSIBLE PARKING REQUIREMENTS:

CODE REQUIREMENT	REQUIRED	PROVIDED
CBC CODE 1109.A - MIN 2 % OF TOTAL PARKING SPACES	2	2

RESIDENTIAL PROGRAM DATA

10/03/2024 24025

HRGA
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Sacramento, California 95825
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COTTON LANE APARTMENTS

W STOCKTON BLVD, ELK GROVE, CA 95823

2

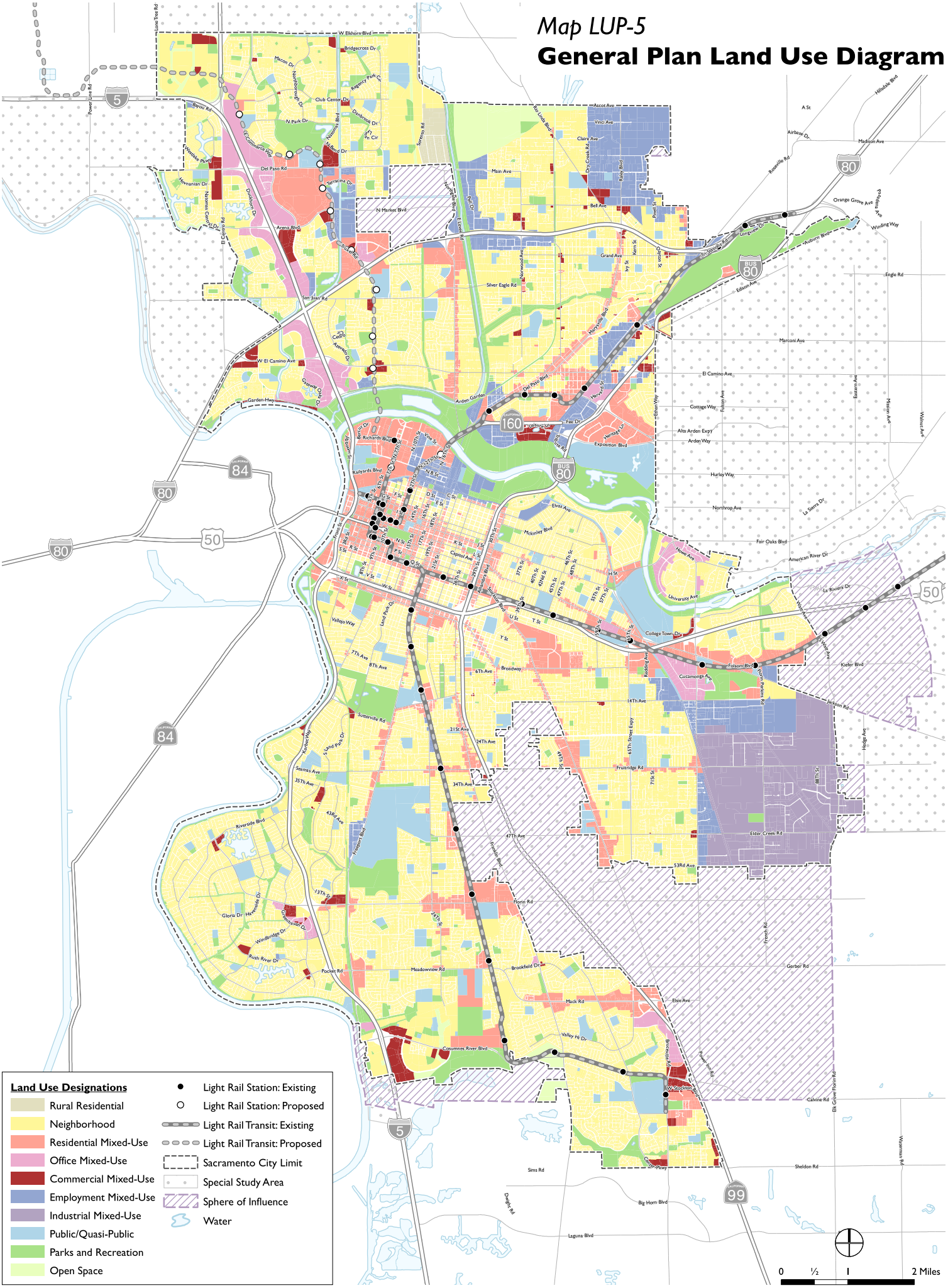
Appendix C

City of Sacramento 2040 General Plan Land Use Designations Map

SMAQMD BACT/BMP's and Operations Screening Criteria

Map LUP-5

General Plan Land Use Diagram



Source: City of Sacramento, 2020; Dyett & Bhatia, 2023

SMAQMD Thresholds of Significance Table

All Projects Subject to CEQA		
	Construction Phase	**Operational Phase**
Mass Emission Thresholds		
NO_X (ozone precursor)	85 pounds/day	65 pounds/day
ROG (VOC) (ozone precursor)	NONE	65 pounds/day
PM_{10}	**Zero (0)**. If all feasible BACT/BMPs are applied, then 80 pounds/day and 14.6 tons/year	**Zero (0).** If all feasible BACT/BMPs are applied, then 80 pounds/day and 14.6 tons/year
$PM_{2.5}$	**Zero (0)**. If all feasible BACT/BMPs are applied, then 82 pounds/day and 15 tons/year	**Zero (0)**. If all feasible BACT/BMPs are applied, then 82 pounds/day and 15 tons/year
Concentration Thresholds (based on the California Ambient Air Quality Standard, identical threshold for both phases of development)		
CO	20 ppm 1-hour standard (23 mg/m^3); 9 ppm 8-hour standard (10 mg/m^3)	
NO_2	0.18 ppm 1-hour standard (339 $\mu g/m^3$); 0.03 ppm Annual Arithmetic Mean (57 $\mu g/m^3$)	
SO_2	0.25 ppm 1-hour standard (665 $\mu g/m^3$); 0.04 ppm 24-hour standard (105 $\mu g/m^3$)	
Lead	1.5 $\mu g/m^3$ 30-day average	
Visibility Reducing Particles	Extinction coefficient of 0.23 per kilometer - visibility of ten miles or more due to particles when relative humidity is less than 70 percent	
Sulfates	25 $\mu g/m^3$ 24-hour standard	
H_2S	0.03 ppm (42 $\mu g/m^3$) 1-hour standard	
Vinyl Chloride	0.01 ppm (26 $\mu g/m^3$) 24-hour standard	

Land Development and Construction Projects		
	Construction Phase	**Operational Phase**
Greenhouse Gas Emissions (GHG) Thresholds		
GHG as CO2e	1,100 metric tons/year	Demonstrate consistency with the Climate Change Scoping Plan by implementing applicable Best Management Practices (BMP), or equivalent on-site or off-site mitigation.
		All projects must implement tier 1 BMPs (BMP 1 & 2): *BMP 1* - projects shall be designed and constructed without natural gas infrastructure. *BMP 2* - projects shall meet the current CalGreen Tier 2 standards, except all electric vehicle capable spaces shall instead be electric vehicle ready. ***Projects that exceed 1,100 metrict tons/year after implementation of tier 1 BMPs must implement tier 2 BMPs (BMP 3):*** *BMP 3* - residential projects shall achieve a 15% reduction in vehicle miles traveled per resident and office projects shall achieve a 15% reduction in vehicle miles traveled per worker compared to existing average vehicle miles traveled for the county, and retail projects shall achieve a no net increase in total vehicle miles traveled to show consistency with SB 743.

Stationary Source Only	
Toxic Air Contaminant (TAC) Thresholds	
Cancer Risk	An incremental increase in cancer risk greater than 10 in one million at any off-site receptor.
Non-cancer (Hazard Index)	Ground-level concentration of project-generated TACs that would result in a Hazard Index greater than 1 at any off-site receptor.

	Construction Phase	**Operational Phase**
Greenhouse Gas Emissions (GHG) Thresholds		
GHG as CO2e	1,100 metric tons/year	10,000 metric tons/year

Notes:
The SMAQMD Board of Directors adopted air quality thresholds of significance for criteria pollutants on March 28, 2002, via resolution AQMD2002018.
A project is considered significant if emissions exceed a CAAQS or contribute substantially to an existing or projected violation of a CAAQS.
A substantial contribution is considered an emission that is equal to or greater than 5% of a CAAQS.
Revisions to the CAAQS are automatically adopted as revisions to these thresholds.
Official citation for the CAAQS: California Code of Regulations, Title 17, Section 70200, Table of Standards.

The TAC thresholds were developed as part of the SMAQMD's AB2588 program.
The SMAQMD Board of Directors has not established a threshold for mobile source or non-permitted sources of TAC, see Chapter 5.

The SMAQMD Board of Directors adopted GHG thresholds on October 23, 2014, via resolution AQMD2014-028

The SMAQMD Board of Directors rescinded the 2002 concentration based thresholds for PM10 and PM2.5 and adopted the new mass emissions PM10 and PM2.5 thresholds on May 28, 2015,via resolution AQMD2015-022. BACT is best available control technology and BMPs are best management practices.

The SMAQMD Board of Directors adopted an updated land development GHG threshold, including Best Management practices on April 23, 2020, via resolution 2020-009.

SMAQMD Operational Screening Levels

Land Use Category	CalEEMod Land Use	Ozone Precursor Screening Level*	PM Screening Level*, **	GHG Screening Level*	Units
Residential	Single Family Housing	485	1,000	56	du
Residential	Apartments low rise (1-2 stories)	682	1,385	85	du
Residential	Apartments mid rise (3-10 stories)	740	1,485	88	du
Residential	Apartments high rise (over 10 stories)	975	1,970	122	du
Residential	Condo/Townhouse	810	1,700	91	du
Residential	Condo/Townhouse high rise	1,115	2,290	126	du
Residential	Congregate Care (assisted living)	1,685	3,545	167	du
Educational	Day Care Center	131	377	29	ksf
Educational	Elementary School	365	760	57	ksf
Educational		4,350	9,100	676	students
Educational	High School	370	735	53	ksf
Educational		2,780	5,525	400	students
Educational	Junior College (2 yrs)	224	485	36	ksf
Educational		5,035	10,900	785	students
Educational	University/College (4 yrs)	3,440	7,800	445	students
Educational	Place of Worship	209	515	53	ksf
Recreational	High Turnover Restaurant (sit down)	59	179	10	ksf
Recreational	Fast Food Restaurant with Drive Thru	15	51	4	ksf
Recreational	Hotel	732	1,950	72	rooms
Retail	Free-standing Discount Store	116	291	20	ksf
Retail	Regional Shopping Center	153	360	26	ksf
Retail	Home Improvement Superstore	173	500	33	ksf
Retail	Hardware/Paint Store	104	267	20	ksf
Retail	Strip Mall	185	460	29	ksf
Retail	Supermarket	56	165	12	ksf
Commercial	General Office Building	516	1,100	65	ksf
Commercial	Government Office Building	106	250	20	ksf
Commercial	Pharmacy/Drugstore with Drive Thru	103	300	17	ksf
Commercial	Medical Office Building	186	418	27	ksf
Commercial	Hospital	353	760	32	ksf
Commercial		370	780	41	beds

NOTES: du = dwelling units; ksf = thousand square feet.

*Screening levels suggest this size project would be below the respective thresholds of significance for each pollutant: 65 lbs/day NOX, 65 lbs/day ROG, 80 lbs/day PM10, 82 lbs/day PM2.5 and 1,100 MT/year GHG.

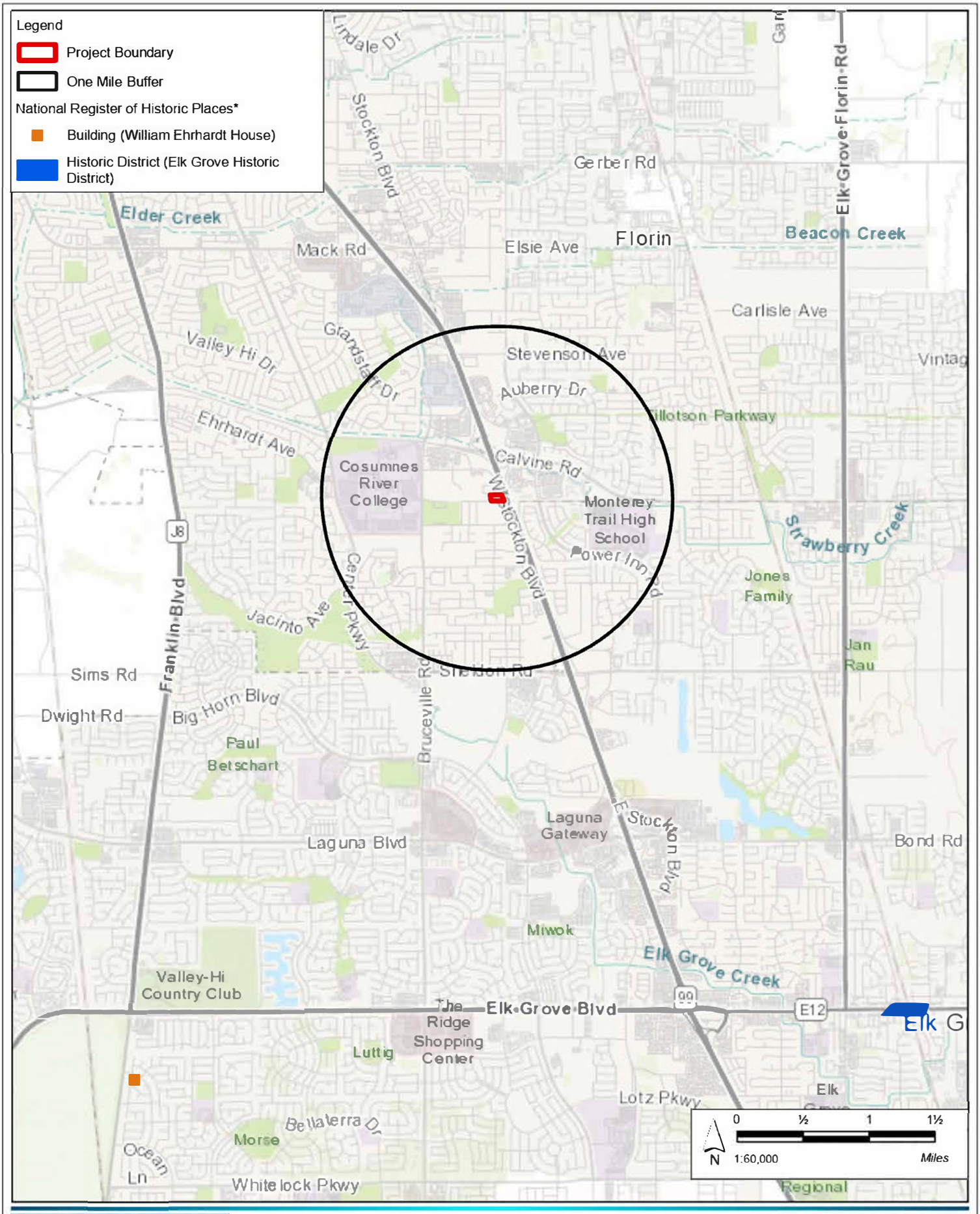
****PM screening is only available if best management practices (BMPs) are included in the project.**

Modeling Assumptions: Screening levels were developed using the California Emissions Estimator Model (CalEEMod), Version 2016.3.2. Modeling was performed using the following parameters: County of Sacramento; default windspeed; default precipitation; climate zone 6; rural land use setting; 2018 operational year; utility company: SMUD; utility intensity factors from 2014 theclimateregistry.org for GHG screening, otherwise default utility factors for SMUD; no mitigation measures selected; winter report for ozone and PM and annual report for GHG. PM screening levels represent PM10 emissions since PM10 emissions level will exceed the significance threshold before PM2.5 emissions levels will be exceeded.

SACRAMENTO METROPOLITAN AIR QUALITY MANAGEMENT DISTRICT

Appendix D

National Register of Historic Places Map



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Environmental Consulting LLC
Nevada City, CA

COTTON LANE APARTMENTS

* National Register of Historic Places properties. Accessed 7/2024 https://irma.nps.gov/DataStore/Reference/Profile/2210280
No Additional City or County of Sacramento Historic Properties:
https://data.cityofsacramento.org/datasets/d2465b9a87c74e2dbdc0862d75804471_0/explore?location=38.459899%2C-121.406923%2C13.97
and https://data-sacramentocounty.opendata.arcgis.com/

Figure. National Register of Historic Places

Prepared: Melissa Nugent 7/14/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

Appendix E

National Wetland Inventory (NWI) and National Hydrography Database (NHD) Maps

COTTON LANE APARTMENTS

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Nevada City, CA

* Data downloaded from https://www.fws.gov/wetlands/Data/Data-Download.html 6/2024
** National Hydrography Dataset (NHD) downloaded from http://nhd.usgs.gov 8/2024

Figure. Wetlands and Water Features Map

Prepared: Melissa Nugent 7/12/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

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Environmental Consulting LLC
Nevada City, CA

COTTON LANE APARTMENTS

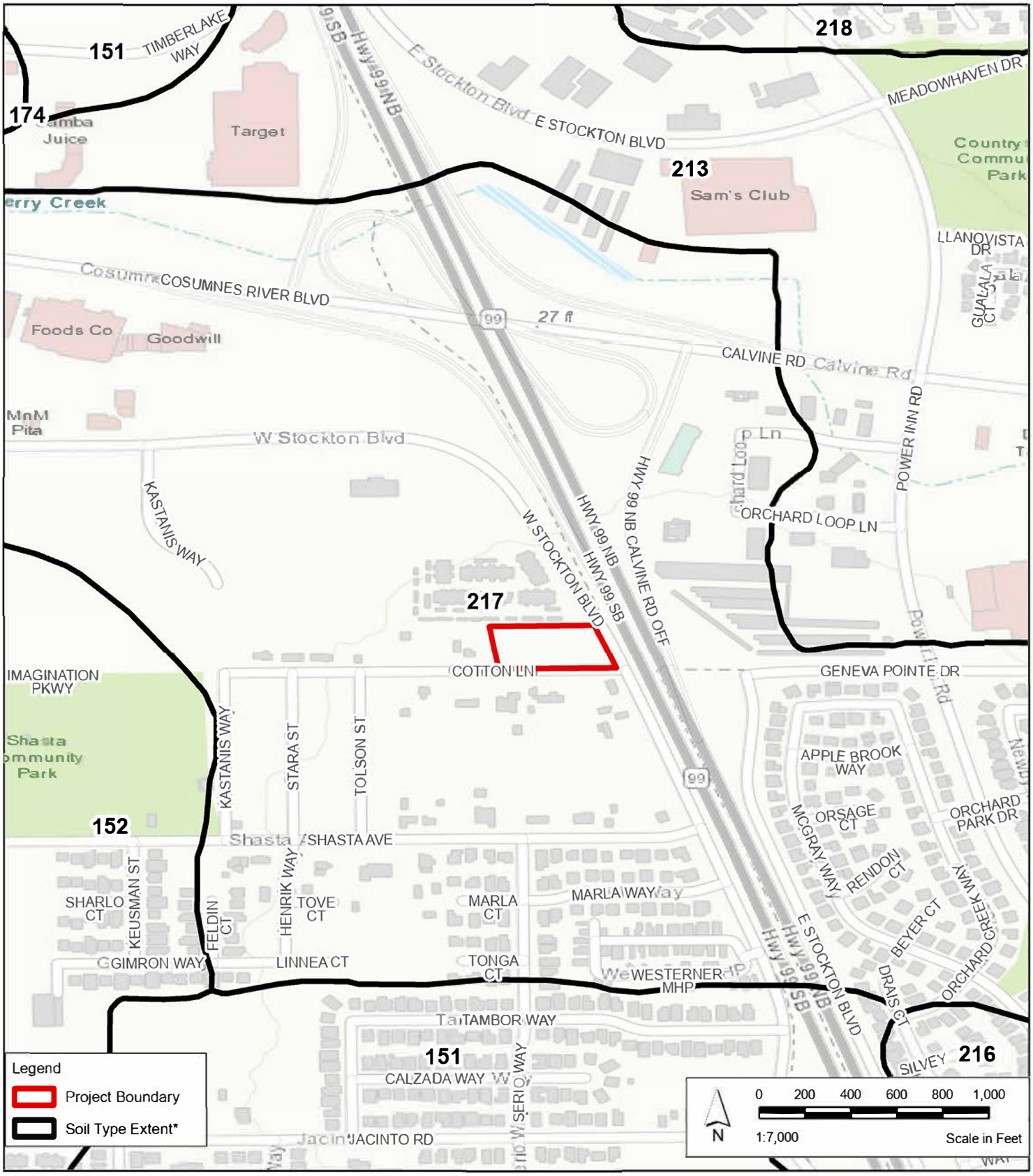
* Data downloaded from https://www.fws.gov/wetlands/Data/Data-Download.html 6/2024
** National Hydrography Dataset (NHD) downloaded from http://nhd.usgs.gov 6/2024

Figure. Wetlands and Water Features Map

Prepared: Melissa Nugent 7/12/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

Appendix F

USDA Soils Map



SOIL TYPE*
151 - Galt clay, leveled, 0 to 1 percent slopes
152 - Galt clay, 0 to 1 percent slopes, MLRA 17
174 - Madera loam, 0 to 2 percent slopes
213 - San Joaquin silt loam, leveled, 0 to 1 percent slopes
216 - San Joaquin-Durixeralfs complex, 0 to 1 percent slopes

SOIL TYPE*
217 - San Joaquin-Galt complex, leveled, 0 to 1 percent slopes
218 - San Joaquin-Galt complex, 0 to 3 percent slopes
221 - San Joaquin-Xerarents complex, leveled, 0 to 1 percent slopes

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Environmental Consulting LLC
Nevada City, CA

COTTON LANE APARTMENTS

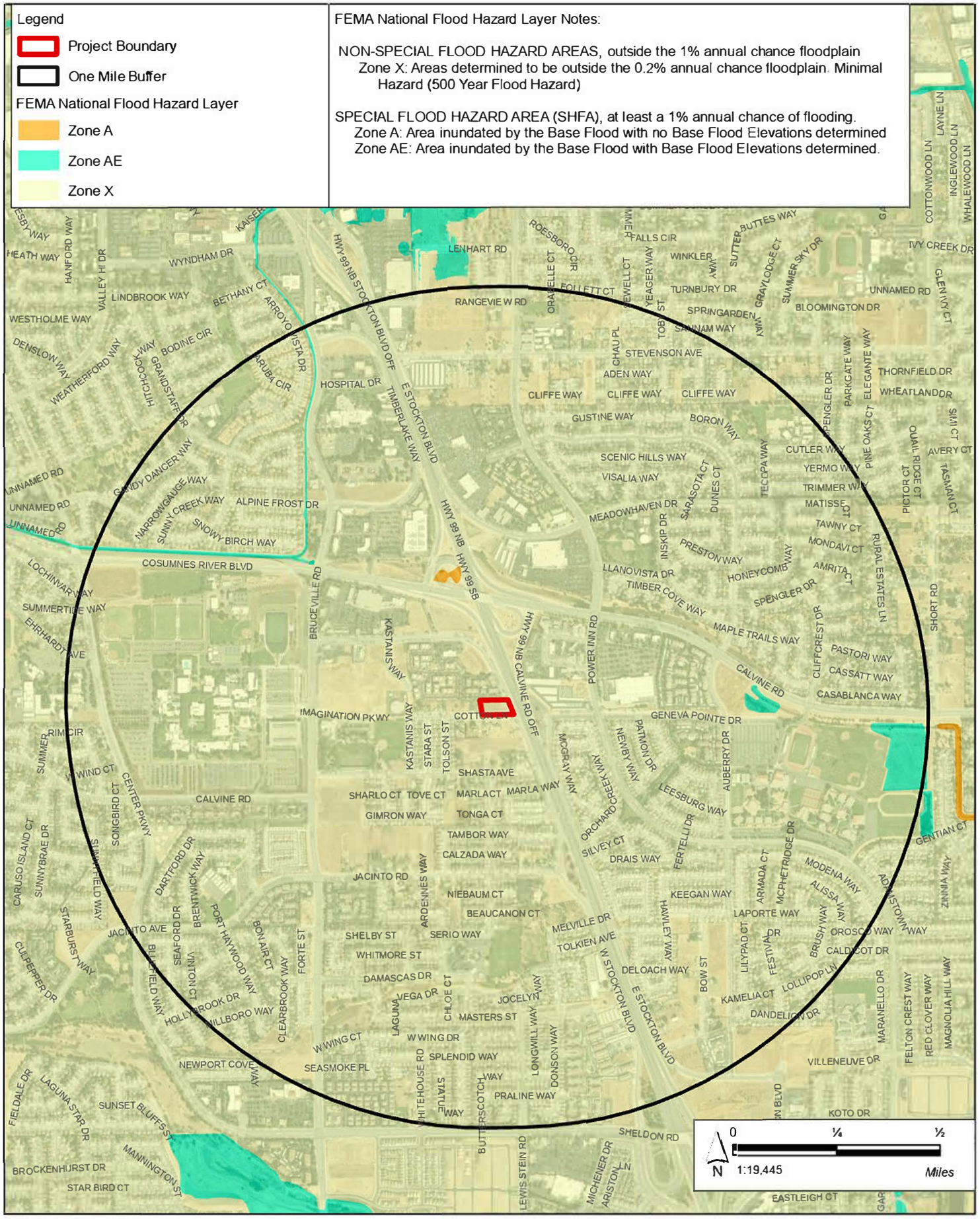
Figure. Soils Map

* Soil Survey Staff, Natural Resources Conservation Service, United States Department of Agriculture. Web Soil Survey. Available online. Accessed 4/2023

Prepared: Melissa Nugent 7/11/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

Appendix G

FEMA Floodplain Map



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Nevada City, CA

COTTON LANE APARTMENTS

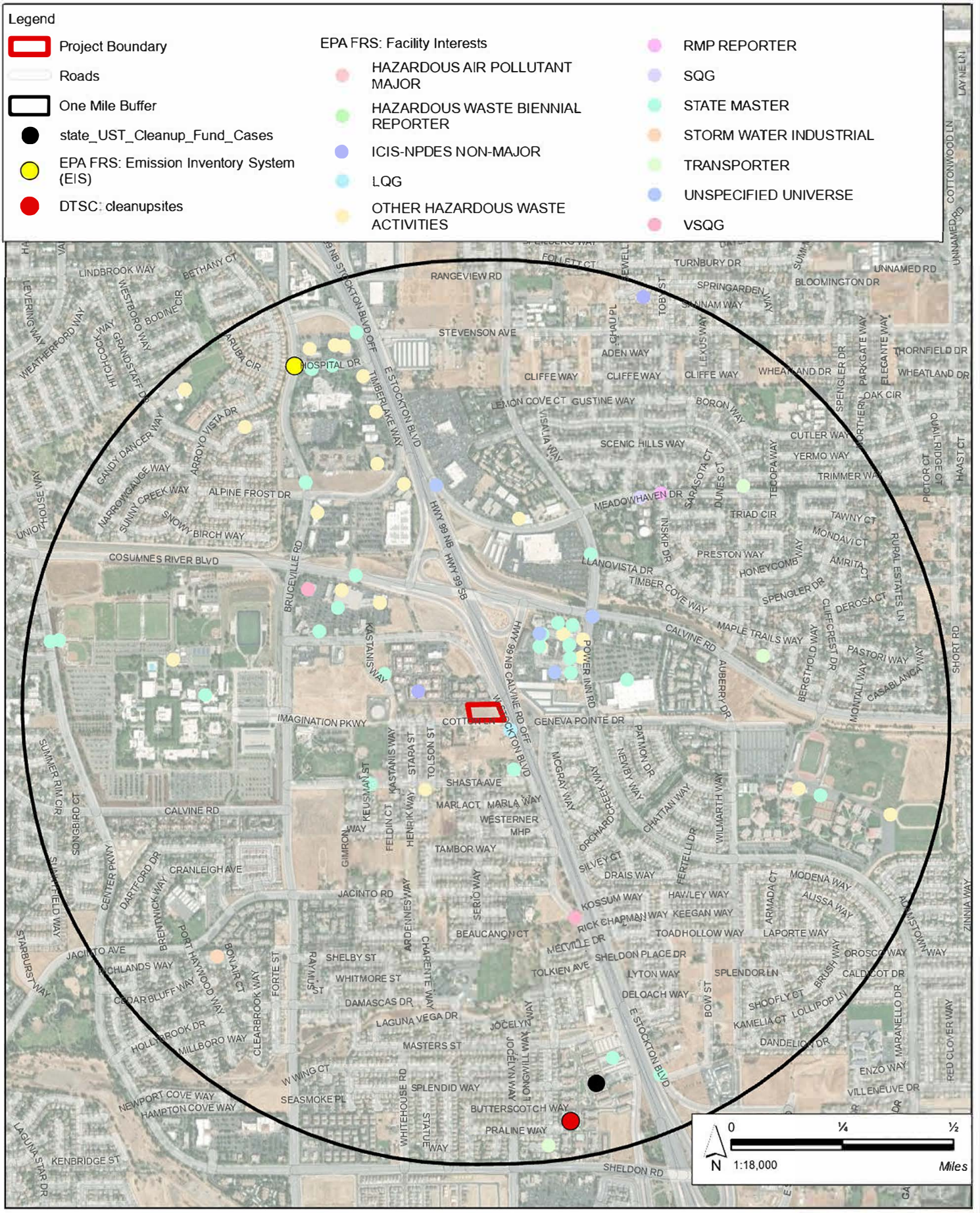
Figure. FEMA National Flood Hazard Layer

* FEMA. Accessed 7/2024 https://hazards-fema.maps.arcgis.com/apps/webappviewer/index.html?id=8b0adb51996444d4879338b5529aa9cd

Prepared: Melissa Nugent 7/12/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

Appendix H

Hazardous Materials Database Search Results



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COTTON LANE APARTMENTS

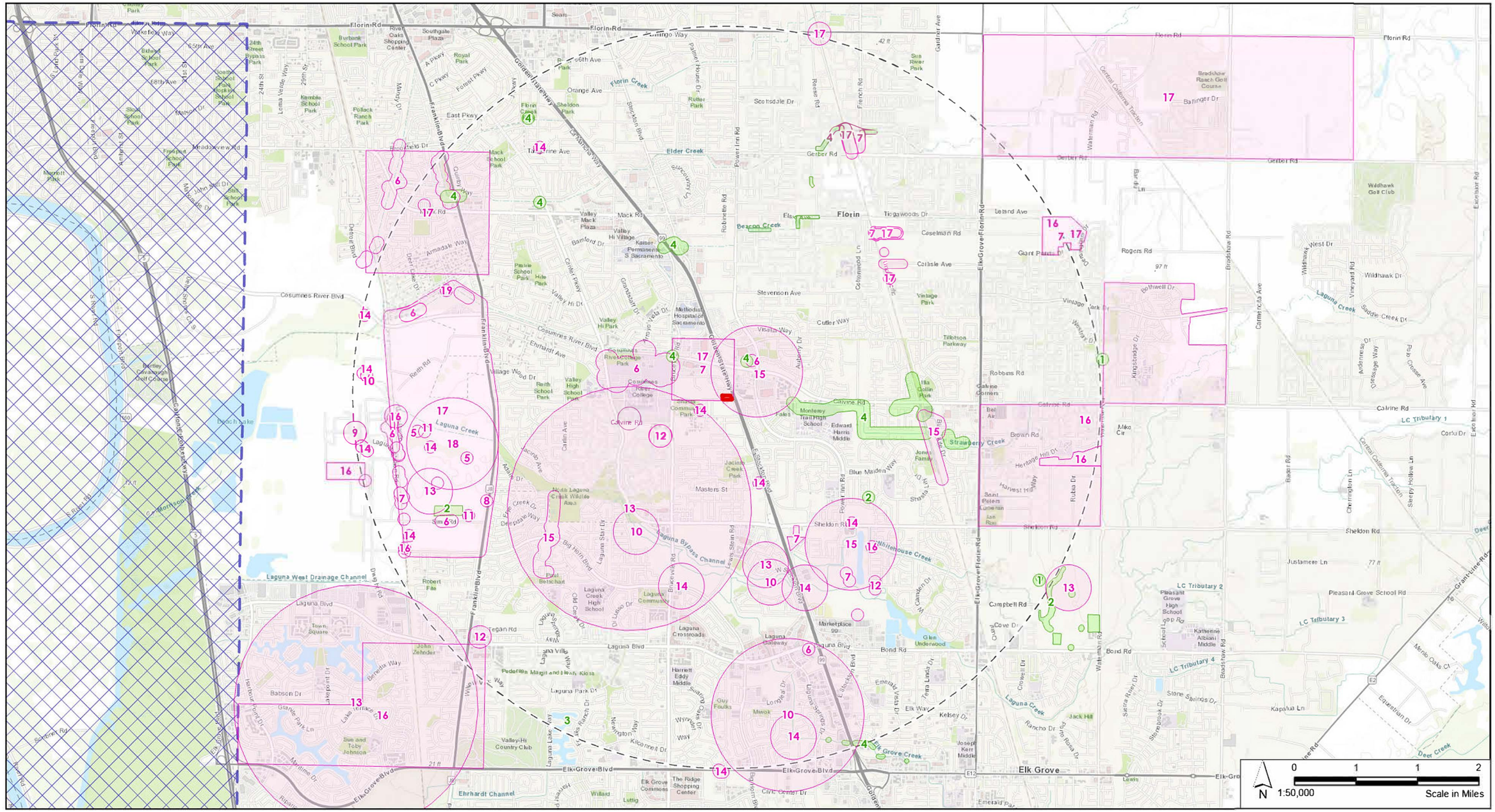
Figure. Hazardous Materials Analysis Map

* City of Sacramento Land Zoning (2030). Available online. Accessed 7/2023 https://data.cityofsacramento.org/datasets/13a456d86b0d47459a61e2dacfc8f809_0/explore

Prepared: Melissa Nugent 7/12/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

Appendix I

CNDDB 3-Mile Buffer Map



Legend

- Project Boundary
- CNDDB Wildlife Occurence*
- CNDDB Plant Occurence*
- Critical Plant Habitat**
- Critical Wildlife Habitat**
- 3 mile Buffer on Project Area
- Project Boundary

CNDDB OCCURRENCES*

Plant Species

1. Boggs Lake hedge-hyssop
2. Legenere
3. Peruvian dodder
4. Sanford's arrowhead

Wildlife Species

6. Burrowing owl
7. California linderiella
8. Cooper's hawk
9. Ferruginous hawk
10. Giant gartersnake
11. Merlin
12. Midvalley fairy shrimp
13. Northern Hardpan Vernal Pool
14. Swainson's hawk
15. Tricolored blackbird
16. Vernal pool fairy shrimp
17. Vernal pool tadpole shrimp
18. Western pond turtle
19. White-tailed kite

CRITICAL HABITAT OCCURRENCES**

Plant Habitat

None

Wildlife Habitat

None

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Nevada City, CA

COTTON LANE APARTMENTS

* California Natural Diversity Database (CNDDB) Data: Downloaded May, 2023, from the California Department of Fish and Wildlife

** United States Fish and Wildlife Service (USFWS) Critical Habitat Data: Downloaded April, 2023, from: https://ecos.fws.gov/ecp/report/table/critical-habitat.html

Figure. CNDDB and Critical Habitat Map

Prepared: Melissa Nugent 7/11/2024 Path: D:__GIS_Matuzak_SacramentoCounty_SacramentoCounty.aprx

Appendix J

Photo Log

Photos of the July 11th, 2024 Site Visit and Field Survey of the Project Area

Photo 1: Cotton Lane entrance into the southeastern corner of the Project area off of West Stockton Blvd. with the Project area to the left within the open grassland area.

Photo 2: Eastern section of the Project area off of West Stockton Blvd. with the subject parcel located within the open grassland area. Cotton Lane entrance to the left.

Photo 3: Southern section of the Project area off of Cotton Lane to the right. Photo looking from southwestern section of the Project area to the center of the Project area.

Photo 4: From southwestern corner of the Project area looking north. Project area is dominated by non-native annual grassland. No wetlands or streams present.

Photo 5: Looking towards the southeastern section of the Project area. State Route 99 in photo east of West Stockton Blvd. and the Project area.

Photo 6: Northeastern corner of the Project area with West Stockton Blvd. to the left. City of Sacramento stormwater maintenance drain with Project area ahead and to the right.

Photo 7: Photo looking west along the northern border of the Project area along a City of Sacramento bike trail. Photo from the southeastern corner of the Project to the left.

Photo 8: Cotton Lane is an existing gravel access road along the southern edge of the Project area to the left. Project area is disturbed and dominated by grassland habitat.

Photo 9: Photo looking southwest from the northern section of the Project area. Project area is dominated entirely of non-native annual grassland. No wetlands present.

Photo 10: Looking south/southwest into the Project area. Project area includes disturbance and non-native annual grassland. No streams or wetlands present.

Appendix K

USFWS IPaC Species Report

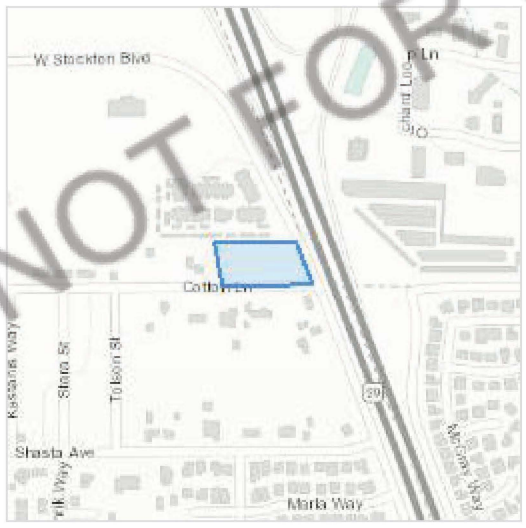
IPaC resource list

This report is an automatically generated list of species and other resources such as critical habitat (collectively referred to as *trust resources*) under the U.S. Fish and Wildlife Service's (USFWS) jurisdiction that are known or expected to be on or near the project area referenced below. The list may also include trust resources that occur outside of the project area, but that could potentially be directly or indirectly affected by activities in the project area. However, determining the likelihood and extent of effects a project may have on trust resources typically requires gathering additional site-specific (e.g., vegetation/species surveys) and project-specific (e.g., magnitude and timing of proposed activities) information.

Below is a summary of the project information you provided and contact information for the USFWS office(s) with jurisdiction in the defined project area. Please read the introduction to each section that follows (Endangered Species, Migratory Birds, USFWS Facilities, and NWI Wetlands) for additional information applicable to the trust resources addressed in that section.

Location

Sacramento County, California



Local office

Sacramento Fish And Wildlife Office

(916) 414-6600
(916) 414-6713

Federal Building
2800 Cottage Way, Room W-2605
Sacramento, CA 95825-1846

Endangered species

This resource list is for informational purposes only and does not constitute an analysis of project level impacts.

The primary information used to generate this list is the known or expected range of each species. Additional areas of influence (AOI) for species are also considered. An AOI includes areas outside of the species range if the species could be indirectly affected by activities in that area (e.g., placing a dam upstream of a fish population even if that fish does not occur at the dam site, may indirectly impact the species by reducing or eliminating water flow downstream). Because species can move, and site conditions can change, the species on this list are not guaranteed to be found on or near the project area. To fully determine any potential effects to species, additional site-specific and project-specific information is often required.

Section 7 of the Endangered Species Act **requires** Federal agencies to "request of the Secretary information whether any species which is listed or proposed to be listed may be present in the area of such proposed action" for any project that is conducted, permitted, funded, or licensed by any Federal agency. A letter from the local office and a species list which fulfills this requirement can **only** be obtained by requesting an official species list from either the Regulatory Review section in IPaC (see directions below) or from the local field office directly.

For project evaluations that require USFWS concurrence/review, please return to the IPaC website and request an official species list by doing the following:

1. Draw the project location and click CONTINUE.
2. Click DEFINE PROJECT.
3. Log in (if directed to do so).
4. Provide a name and description for your project.
5. Click REQUEST SPECIES LIST.

Listed species[1] and their critical habitats are managed by the Ecological Services Program of the U.S. Fish and Wildlife Service (USFWS) and the fisheries division of the National Oceanic and Atmospheric Administration (NOAA Fisheries[2]).

Species and critical habitats under the sole responsibility of NOAA Fisheries are **not** shown on this list. Please contact NOAA Fisheries for species under their jurisdiction.

---

1. Species listed under the Endangered Species Act are threatened or endangered; IPaC also shows species that are candidates, or proposed, for listing. See the listing status page for more information. IPaC only shows species that are regulated by USFWS (see FAQ).

2. NOAA Fisheries, also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

The following species are potentially affected by activities in this location:

Reptiles

NAME	STATUS
Giant Garter Snake *Thamnophis gigas* Wherever found No critical habitat has been designated for this species. https://ecos.fws.gov/ecp/species/4482	Threatened
Northwestern Pond Turtle *Actinemys marmorata* Wherever found No critical habitat has been designated for this species. https://ecos.fws.gov/ecp/species/1111	Proposed Threatened

Amphibians

NAME	STATUS
California Tiger Salamander *Ambystoma californiense* There is **final** critical habitat for this species. Your location does not overlap the critical habitat. https://ecos.fws.gov/ecp/species/2076	Threatened
Western Spadefoot *Spea hammondii* Wherever found No critical habitat has been designated for this species. https://ecos.fws.gov/ecp/species/5425	Proposed Threatened

Insects

NAME	STATUS
Monarch Butterfly *Danaus plexippus* Wherever found No critical habitat has been designated for this species. https://ecos.fws.gov/ecp/species/9743	Candidate

Valley Elderberry Longhorn Beetle *Desmocerus californicus dimorphus* Wherever found There is **final** critical habitat for this species. Your location does not overlap the critical habitat. https://ecos.fws.gov/ecp/species/7850	Threatened

Crustaceans

NAME	STATUS
Vernal Pool Fairy Shrimp *Branchinecta lynchi* Wherever found There is **final** critical habitat for this species. Your location does not overlap the critical habitat. https://ecos.fws.gov/ecp/species/498	Threatened
Vernal Pool Tadpole Shrimp *Lepidurus packardi* Wherever found There is **final** critical habitat for this species. Your location does not overlap the critical habitat. https://ecos.fws.gov/ecp/species/2246	Endangered

Critical habitats

Potential effects to critical habitat(s) in this location must be analyzed along with the endangered species themselves.

There are no critical habitats at this location.

You are still required to determine if your project(s) may have effects on all above listed species.

Bald & Golden Eagles

Bald and golden eagles are protected under the Bald and Golden Eagle Protection Act[1] and the Migratory Bird Treaty Act[2].

Any person or organization who plans or conducts activities that may result in impacts to bald or golden eagles, or their habitats[3], should follow appropriate regulations and consider implementing appropriate conservation measures, as described in the links below. Specifically, please review the "Supplemental Information on Migratory Birds and Eagles".

Additional information can be found using the following links:

- Eagle Management https://www.fws.gov/program/eagle-management
- Measures for avoiding and minimizing impacts to birds https://www.fws.gov/library/collections/avoiding-and-minimizing-incidental-take-migratory-birds
- Nationwide conservation measures for birds https://www.fws.gov/sites/default/files/documents/nationwide-standard-conservation-measures.pdf
- Supplemental Information for Migratory Birds and Eagles in IPaC https://www.fws.gov/media/supplemental-information-migratory-birds-and-bald-and-golden-eagles-may-occur-project-action

There are likely bald eagles present in your project area. For additional information on bald eagles, refer to Bald Eagle Nesting and Sensitivity to Human Activity

For guidance on when to schedule activities or implement avoidance and minimization measures to reduce impacts to migratory birds on your list, see the PROBABILITY OF PRESENCE SUMMARY below to see when these birds are most likely to be present and breeding in your project area.

NAME	BREEDING SEASON
Bald Eagle *Haliaeetus leucocephalus* This is not a Bird of Conservation Concern (BCC) in this area, but warrants attention because of the Eagle Act or for potential susceptibilities in offshore areas from certain types of development or activities. https://ecos.fws.gov/ecp/species/1626	Breeds Jan 1 to Aug 31
Golden Eagle *Aquila chrysaetos* This is not a Bird of Conservation Concern (BCC) in this area, but warrants attention because of the Eagle Act or for potential susceptibilities in offshore areas from certain types of development or activities. https://ecos.fws.gov/ecp/species/1680	Breeds Jan 1 to Aug 31

Probability of Presence Summary

The graphs below provide our best understanding of when birds of concern are most likely to be present in your project area. This information can be used to tailor and schedule your project activities to avoid or minimize impacts to birds. Please make sure you read "Supplemental Information on Migratory Birds and Eagles", specifically the FAQ section titled "Proper Interpretation and Use of Your Migratory Bird Report" before using or attempting to interpret this report.

Probability of Presence(■)

Each green bar represents the bird's relative probability of presence in the 10km grid cell(s) your project overlaps during a particular week of the year. (A year is represented as 12 4-week months.) A taller bar indicates a higher probability of species presence. The survey effort (see below) can be used to establish a level of confidence in the presence score. One can have higher confidence in the presence score if the corresponding survey effort is also high.

How is the probability of presence score calculated? The calculation is done in three steps:

1. The probability of presence for each week is calculated as the number of survey events in the week where the species was detected divided by the total number of survey events for that week. For example, if in week 12 there were 20 survey events and the Spotted Towhee was found in 5 of them, the probability of presence of the Spotted Towhee in week 12 is 0.25.
2. To properly present the pattern of presence across the year, the relative probability of presence is calculated. This is the probability of presence divided by the maximum probability of presence across all weeks. For example, imagine the probability of presence in week 20 for the Spotted Towhee is 0.05, and that the probability of presence at week 12 (0.25) is the maximum of any week of the year. The relative probability of presence on week 12 is 0.25/0.25 = 1; at week 20 it is 0.05/0.25 = 0.2.
3. The relative probability of presence calculated in the previous step undergoes a statistical conversion so that all possible values fall between 0 and 10, inclusive. This is the probability of presence score.

To see a bar's probability of presence score, simply hover your mouse cursor over the bar.

Breeding Season (■)

Yellow bars denote a very liberal estimate of the time-frame inside which the bird breeds across its entire range. If there are no yellow bars shown for a bird, it does not breed in your project area.

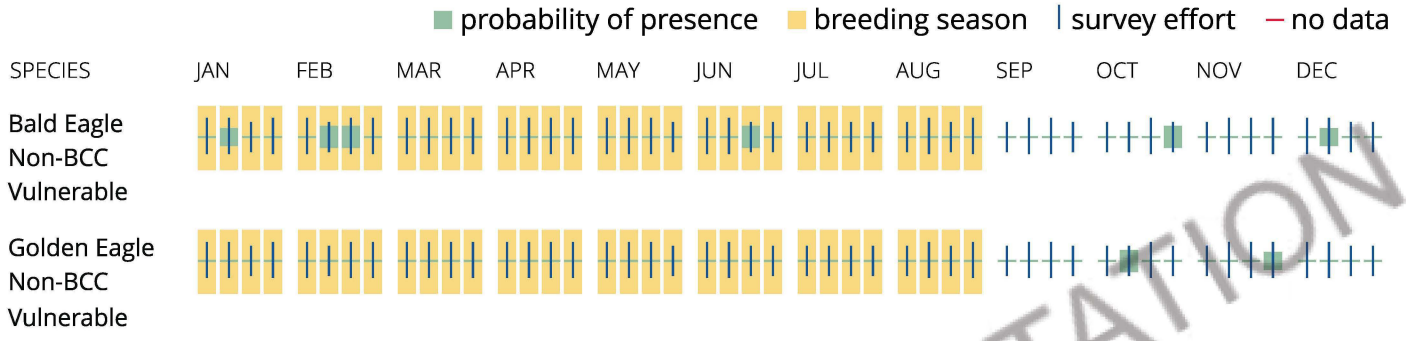
Survey Effort(|)

Vertical black lines superimposed on probability of presence bars indicate the number of surveys performed for that species in the 10km grid cell(s) your project area overlaps. The number of surveys is expressed as a range, for example, 33 to 64 surveys.

To see a bar's survey effort range, simply hover your mouse cursor over the bar.

No Data (–)
A week is marked as having no data if there were no survey events for that week.

Survey Timeframe
Surveys from only the last 10 years are used in order to ensure delivery of currently relevant information. The exception to this is areas off the Atlantic coast, where bird returns are based on all years of available data, since data in these areas is currently much more sparse.



What does IPaC use to generate the potential presence of bald and golden eagles in my specified location?

The potential for eagle presence is derived from data provided by the Avian Knowledge Network (AKN). The AKN data is based on a growing collection of survey, banding, and citizen science datasets and is queried and filtered to return a list of those birds reported as occurring in the 10km grid cell(s) which your project intersects, and that have been identified as warranting special attention because they are a BCC species in that area, an eagle (Eagle Act requirements may apply). To see a list of all birds potentially present in your project area, please visit the Rapid Avian Information Locator (RAIL) Tool.

What does IPaC use to generate the probability of presence graphs of bald and golden eagles in my specified location?

The Migratory Bird Resource List is comprised of USFWS Birds of Conservation Concern (BCC) and other species that may warrant special attention in your project location.

The migratory bird list generated for your project is derived from data provided by the Avian Knowledge Network (AKN). The AKN data is based on a growing collection of survey, banding, and citizen science datasets and is queried and filtered to return a list of those birds reported as occurring in the 10km grid cell(s) which your project intersects, and that have been identified as warranting special attention because they are a BCC species in that area, an eagle (Eagle Act requirements may apply), or a species that has a particular vulnerability to offshore activities or development.

Again, the Migratory Bird Resource list includes only a subset of birds that may occur in your project area. It is not representative of all birds that may occur in your project area. To get a list of all birds potentially present in your project area, please visit the Rapid Avian Information Locator (RAIL) Tool.

What if I have eagles on my list?

If your project has the potential to disturb or kill eagles, you may need to obtain a permit to avoid violating the Eagle Act should such impacts occur. Please contact your local Fish and Wildlife Service Field Office if you have questions.

Migratory birds

Certain birds are protected under the Migratory Bird Treaty Act[1] and the Bald and Golden Eagle Protection Act[2].

Any person or organization who plans or conducts activities that may result in impacts to migratory birds, eagles, and their habitats[3] should follow appropriate regulations and consider implementing appropriate conservation measures, as described in the links below. Specifically, please review the "Supplemental Information on Migratory Birds and Eagles".

1. The Migratory Birds Treaty Act of 1918.
2. The Bald and Golden Eagle Protection Act of 1940.

Additional information can be found using the following links:

- Eagle Management https://www.fws.gov/program/eagle-management
- Measures for avoiding and minimizing impacts to birds https://www.fws.gov/library/collections/avoiding-and-minimizing-incidental-take-migratory-birds
- Nationwide conservation measures for birds https://www.fws.gov/sites/default/files/documents/nationwide-standard-conservation-measures.pdf
- Supplemental Information for Migratory Birds and Eagles in IPaC https://www.fws.gov/media/supplemental-information-migratory-birds-and-bald-and-golden-eagles-may-occur-project-action

The birds listed below are birds of particular concern either because they occur on the USFWS Birds of Conservation Concern (BCC) list or warrant special attention in your project location. To learn more about the levels of concern for birds on your list and how this list is generated, see the FAQ below. This is not a list of every bird you may find in this location, nor a guarantee that every bird on this list will be found in your project area. To see exact locations of where birders and the general public have sighted birds in and around your project area, visit the E-bird data mapping tool (Tip: enter your location, desired date range and a species on your list). For projects that occur off the Atlantic Coast, additional maps and models detailing the relative occurrence and abundance of bird species on your list are available. Links to additional information about Atlantic Coast birds, and other important information about your migratory bird list, including how to properly interpret and use your migratory bird report, can be found below.

For guidance on when to schedule activities or implement avoidance and minimization measures to reduce impacts to migratory birds on your list, see the PROBABILITY OF PRESENCE SUMMARY below to see when these birds are most likely to be present and breeding in your project area.

NAME	BREEDING SEASON
Bald Eagle *Haliaeetus leucocephalus* This is not a Bird of Conservation Concern (BCC) in this area, but warrants attention because of the Eagle Act or for potential susceptibilities in offshore areas from certain types of development or activities. https://ecos.fws.gov/ecp/species/1626	Breeds Jan 1 to Aug 31
Belding's Savannah Sparrow *Passerculus sandwichensis beldingi* This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA https://ecos.fws.gov/ecp/species/8	Breeds Apr 1 to Aug 15
Black Tern *Chlidonias niger surinamenisis* This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/3093	Breeds May 15 to Aug 20
Bullock's Oriole *Icterus bullockii* This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA	Breeds Mar 21 to Jul 25
California Gull *Larus californicus* This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.	Breeds Mar 1 to Jul 31
Clark's Grebe *Aechmophorus clarkii* This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.	Breeds Jun 1 to Aug 31
Common Yellowthroat *Geothlypis trichas sinuosa* This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA https://ecos.fws.gov/ecp/species/2084	Breeds May 20 to Jul 31

Golden Eagle Aquila chrysaetos — Breeds Jan 1 to Aug 31

This is not a Bird of Conservation Concern (BCC) in this area, but warrants attention because of the Eagle Act or for potential susceptibilities in offshore areas from certain types of development or activities.
https://ecos.fws.gov/ecp/species/1680

Lawrence's Goldfinch Spinus lawrencei — Breeds Mar 20 to Sep 20

This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/9464

Long-eared Owl asio otus — Breeds Mar 1 to Jul 15

This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/3631

Marbled Godwit Limosa fedoa — Breeds elsewhere

This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/9481

Northern Harrier Circus hudsonius — Breeds Apr 1 to Sep 15

This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA
https://ecos.fws.gov/ecp/species/8350

Nuttall's Woodpecker Dryobates nuttallii — Breeds Apr 1 to Jul 20

This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA
https://ecos.fws.gov/ecp/species/9410

Oak Titmouse Baeolophus inornatus — Breeds Mar 15 to Jul 15

This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/9656

Olive-sided Flycatcher Contopus cooperi — Breeds May 20 to Aug 31

This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.
https://ecos.fws.gov/ecp/species/3914

Red Knot Calidris canutus roselaari This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/8880	Breeds elsewhere
Santa Barbara Song Sparrow Melospiza melodia graminea This is a Bird of Conservation Concern (BCC) only in particular Bird Conservation Regions (BCRs) in the continental USA https://ecos.fws.gov/ecp/species/5513	Breeds Mar 1 to Sep 5
Short-billed Dowitcher Limnodromus griseus This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/9480	Breeds elsewhere
Tricolored Blackbird Agelaius tricolor This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/3910	Breeds Mar 15 to Aug 10
Western Grebe aechmophorus occidentalis This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/6743	Breeds Jun 1 to Aug 31
Willet Tringa semipalmata This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.	Breeds elsewhere
Wrentit Chamaea fasciata This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska.	Breeds Mar 15 to Aug 10
Yellow-billed Magpie Pica nuttalli This is a Bird of Conservation Concern (BCC) throughout its range in the continental USA and Alaska. https://ecos.fws.gov/ecp/species/9726	Breeds Apr 1 to Jul 31

Probability of Presence Summary

The graphs below provide our best understanding of when birds of concern are most likely to be present in your project area. This information can be used to tailor and schedule your project activities to avoid or minimize impacts to birds. Please make sure you read

"Supplemental Information on Migratory Birds and Eagles", specifically the FAQ section titled "Proper Interpretation and Use of Your Migratory Bird Report" before using or attempting to interpret this report.

Probability of Presence(■)

Each green bar represents the bird's relative probability of presence in the 10km grid cell(s) your project overlaps during a particular week of the year. (A year is represented as 12 4-week months.) A taller bar indicates a higher probability of species presence. The survey effort (see below) can be used to establish a level of confidence in the presence score. One can have higher confidence in the presence score if the corresponding survey effort is also high.

How is the probability of presence score calculated? The calculation is done in three steps:

1. The probability of presence for each week is calculated as the number of survey events in the week where the species was detected divided by the total number of survey events for that week. For example, if in week 12 there were 20 survey events and the Spotted Towhee was found in 5 of them, the probability of presence of the Spotted Towhee in week 12 is 0.25.
2. To properly present the pattern of presence across the year, the relative probability of presence is calculated. This is the probability of presence divided by the maximum probability of presence across all weeks. For example, imagine the probability of presence in week 20 for the Spotted Towhee is 0.05, and that the probability of presence at week 12 (0.25) is the maximum of any week of the year. The relative probability of presence on week 12 is 0.25/0.25 = 1; at week 20 it is 0.05/0.25 = 0.2.
3. The relative probability of presence calculated in the previous step undergoes a statistical conversion so that all possible values fall between 0 and 10, inclusive. This is the probability of presence score.

To see a bar's probability of presence score, simply hover your mouse cursor over the bar.

Breeding Season (■)
Yellow bars denote a very liberal estimate of the time-frame inside which the bird breeds across its entire range. If there are no yellow bars shown for a bird, it does not breed in your project area.

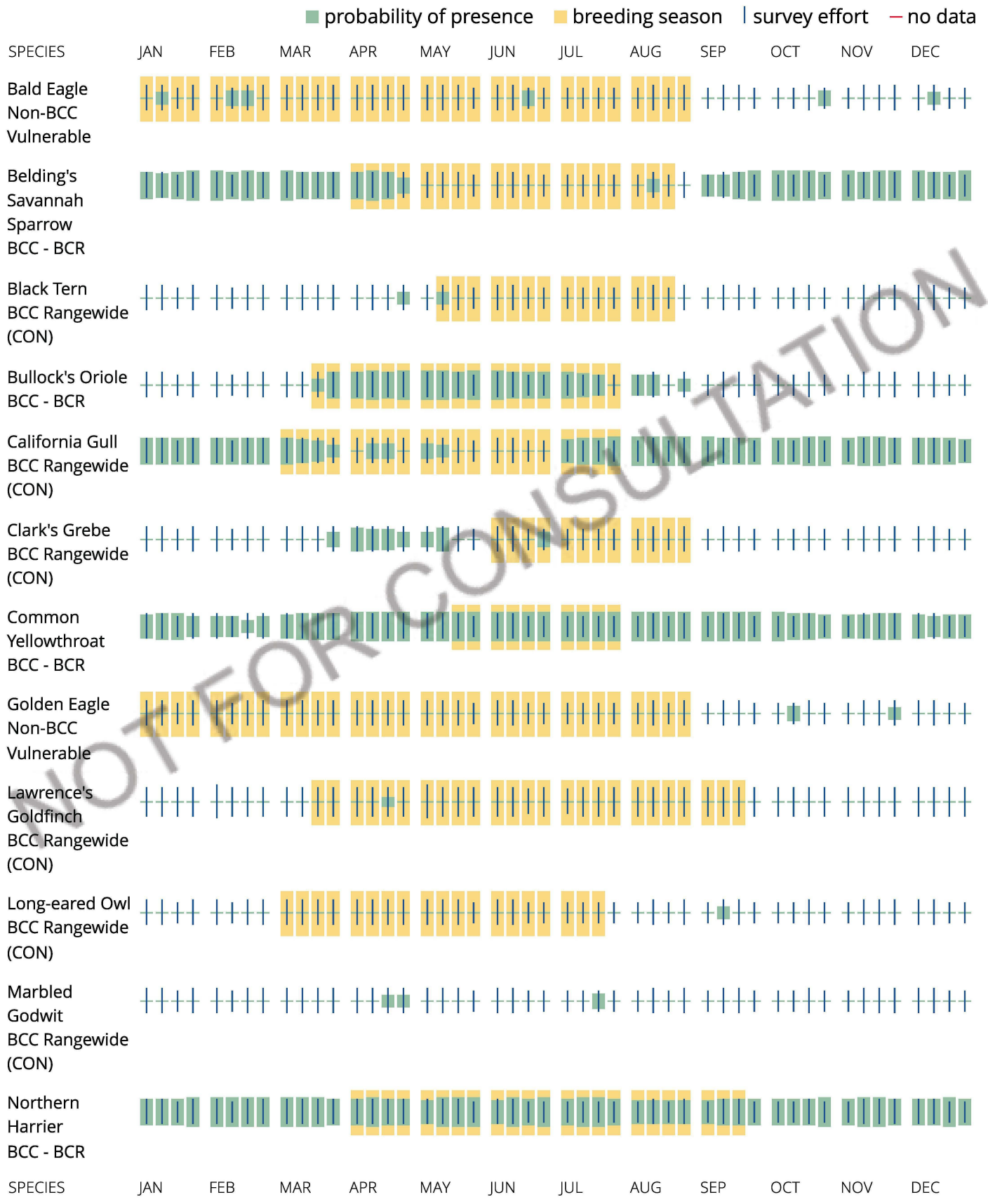
Survey Effort(|)
Vertical black lines superimposed on probability of presence bars indicate the number of surveys performed for that species in the 10km grid cell(s) your project area overlaps. The number of surveys is expressed as a range, for example, 33 to 64 surveys.

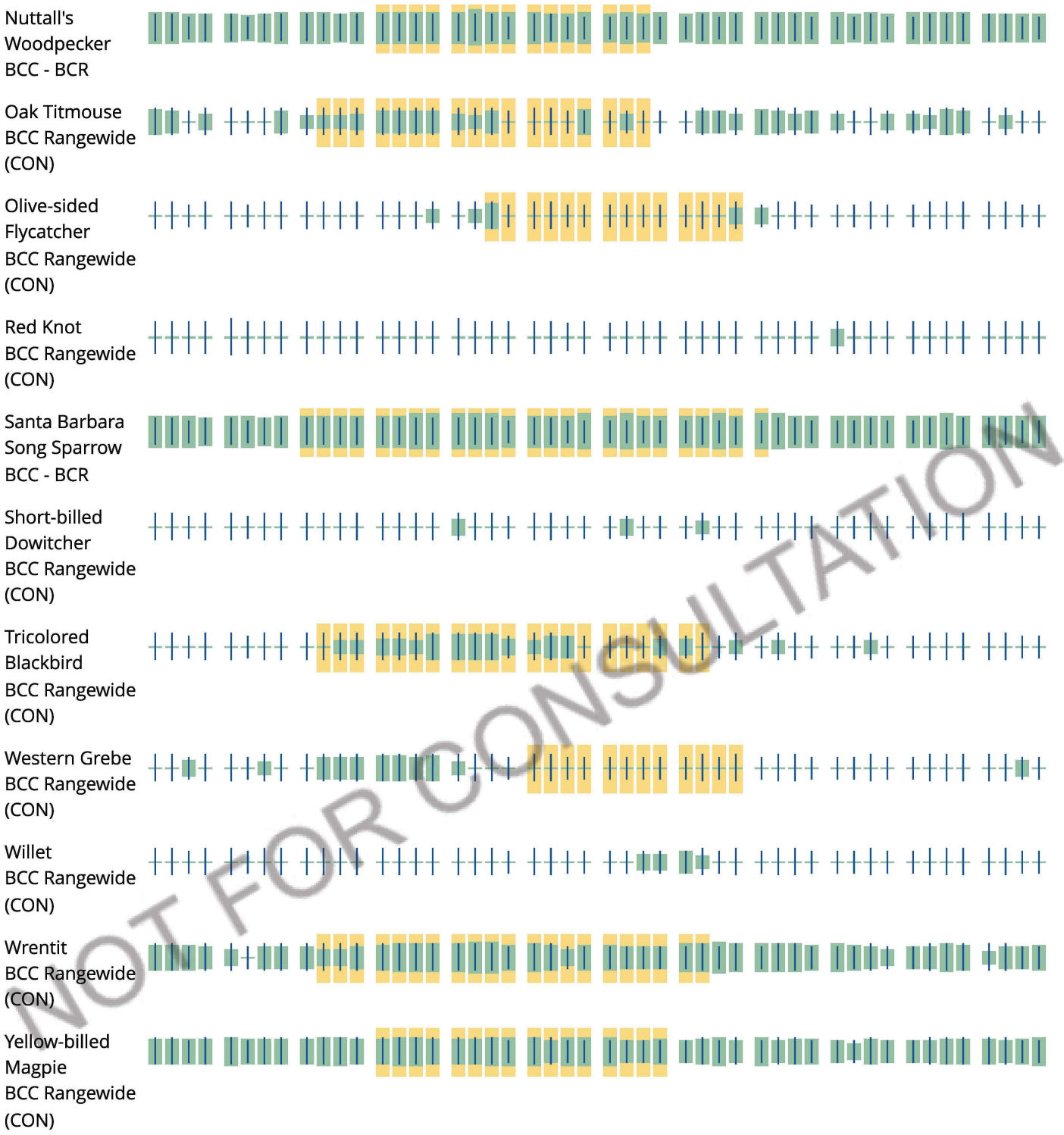
To see a bar's survey effort range, simply hover your mouse cursor over the bar.

No Data (–)
A week is marked as having no data if there were no survey events for that week.

Survey Timeframe

Surveys from only the last 10 years are used in order to ensure delivery of currently relevant information. The exception to this is areas off the Atlantic coast, where bird returns are based on all years of available data, since data in these areas is currently much more sparse.





Tell me more about conservation measures I can implement to avoid or minimize impacts to migratory birds.

Nationwide Conservation Measures describes measures that can help avoid and minimize impacts to all birds at any location year round. Implementation of these measures is particularly important when birds are most likely to occur in the project area. When birds may be breeding in the area, identifying the locations of any active nests and avoiding their destruction is a very helpful impact minimization measure. To see when birds are most likely to occur and be breeding in your project area, view the Probability of Presence Summary. Additional measures or permits may be advisable depending on the type of activity you are conducting and the type of infrastructure or bird species present on your project site.

What does IPaC use to generate the list of migratory birds that potentially occur in my specified location?

The Migratory Bird Resource List is comprised of USFWS Birds of Conservation Concern (BCC) and other species that may warrant special attention in your project location.

The migratory bird list generated for your project is derived from data provided by the Avian Knowledge Network (AKN). The AKN data is based on a growing collection of survey, banding, and citizen science datasets and is queried and filtered to return a list of those birds reported as occurring in the 10km grid cell(s) which your project intersects, and that have been identified as warranting special attention because they are a BCC species in that area, an eagle (Eagle Act requirements may apply), or a species that has a particular vulnerability to offshore activities or development.

Again, the Migratory Bird Resource list includes only a subset of birds that may occur in your project area. It is not representative of all birds that may occur in your project area. To get a list of all birds potentially present in your project area, please visit the Rapid Avian Information Locator (RAIL) Tool.

What does IPaC use to generate the probability of presence graphs for the migratory birds potentially occurring in my specified location?

The probability of presence graphs associated with your migratory bird list are based on data provided by the Avian Knowledge Network (AKN). This data is derived from a growing collection of survey, banding, and citizen science datasets.

Probability of presence data is continuously being updated as new and better information becomes available. To learn more about how the probability of presence graphs are produced and how to interpret them, go the Probability of Presence Summary and then click on the "Tell me about these graphs" link.

How do I know if a bird is breeding, wintering or migrating in my area?

To see what part of a particular bird's range your project area falls within (i.e. breeding, wintering, migrating or year-round), you may query your location using the RAIL Tool and look at the range maps provided for birds in your area at the bottom of the profiles provided for each bird in your results. If a bird on your migratory bird species list has a breeding season associated with it, if that bird does occur in your project area, there may be nests present at some point within the timeframe specified. If "Breeds elsewhere" is indicated, then the bird likely does not breed in your project area.

What are the levels of concern for migratory birds?

Migratory birds delivered through IPaC fall into the following distinct categories of concern:

1. "BCC Rangewide" birds are Birds of Conservation Concern (BCC) that are of concern throughout their range anywhere within the USA (including Hawaii, the Pacific Islands, Puerto Rico, and the Virgin Islands);
2. "BCC - BCR" birds are BCCs that are of concern only in particular Bird Conservation Regions (BCRs) in the continental USA; and
3. "Non-BCC - Vulnerable" birds are not BCC species in your project area, but appear on your list either because of the Eagle Act requirements (for eagles) or (for non-eagles) potential susceptibilities in offshore areas from certain types of development or activities (e.g. offshore energy development or longline fishing).

Although it is important to try to avoid and minimize impacts to all birds, efforts should be made, in particular, to avoid and minimize impacts to the birds on this list, especially eagles and BCC species of rangewide concern. For more information on conservation measures you can implement to help avoid and minimize migratory bird impacts and requirements for eagles, please see the FAQs for these topics.

Details about birds that are potentially affected by offshore projects

For additional details about the relative occurrence and abundance of both individual bird species and groups of bird species within your project area off the Atlantic Coast, please visit the Northeast Ocean Data Portal. The Portal also offers data and information about other taxa besides birds that may be helpful to you in your project review. Alternately, you may download the bird model results files underlying the portal maps through the NOAA NCCOS Integrative Statistical Modeling and Predictive Mapping of Marine Bird Distributions and Abundance on the Atlantic Outer Continental Shelf project webpage.

Bird tracking data can also provide additional details about occurrence and habitat use throughout the year, including migration. Models relying on survey data may not include this information. For additional information on marine bird tracking data, see the Diving Bird Study and the nanotag studies or contact Caleb Spiegel or Pam Loring.

What if I have eagles on my list?

If your project has the potential to disturb or kill eagles, you may need to obtain a permit to avoid violating the Eagle Act should such impacts occur.

Proper Interpretation and Use of Your Migratory Bird Report

The migratory bird list generated is not a list of all birds in your project area, only a subset of birds of priority concern. To learn more about how your list is generated, and see options for identifying what other birds may be in your project area, please see the FAQ "What does IPaC use to generate the migratory birds potentially occurring in my specified location". Please be aware this report provides the "probability of presence" of birds within the 10 km grid cell(s) that overlap your project; not your exact project footprint. On the graphs provided, please also look carefully at the survey effort (indicated by the black vertical bar) and for the existence of the "no data" indicator (a red horizontal bar). A high survey effort is the key component. If the survey effort is high, then the probability of presence score can be viewed as more dependable. In contrast, a low survey effort bar or no data bar means a lack of data and, therefore, a lack of certainty about presence of the species. This list is not perfect; it is simply a starting point for identifying what birds of concern have the potential to be in your project area, when they might be there, and if they might be breeding (which means nests might be present). The list helps you know what to look for to confirm presence, and helps guide you in knowing when to implement conservation measures to avoid or minimize potential impacts from your project activities, should presence be confirmed. To learn more about conservation measures, visit the FAQ "Tell me about conservation measures I can implement to avoid or minimize impacts to migratory birds" at the bottom of your migratory bird trust resources page.

Facilities

National Wildlife Refuge lands

Any activity proposed on lands managed by the National Wildlife Refuge system must undergo a 'Compatibility Determination' conducted by the Refuge. Please contact the individual Refuges to discuss any questions or concerns.

There are no refuge lands at this location.

Fish hatcheries

There are no fish hatcheries at this location.

Wetlands in the National Wetlands Inventory (NWI)

Impacts to NWI wetlands and other aquatic habitats may be subject to regulation under Section 404 of the Clean Water Act, or other State/Federal statutes.

For more information please contact the Regulatory Program of the local U.S. Army Corps of Engineers District.

This location did not intersect any wetlands mapped by NWI.

NOTE: This initial screening does **not** replace an on-site delineation to determine whether wetlands occur. Additional information on the NWI data is provided below.

Data limitations

The Service's objective of mapping wetlands and deepwater habitats is to produce reconnaissance level information on the location, type and size of these resources. The maps are prepared from the analysis of high altitude imagery. Wetlands are identified based on vegetation, visible hydrology and geography. A margin of error is inherent in the use of imagery; thus, detailed on-the-ground inspection of any particular site may result in revision of the wetland boundaries or classification established through image analysis.

The accuracy of image interpretation depends on the quality of the imagery, the experience of the image analysts, the amount and quality of the collateral data and the amount of ground truth verification work conducted. Metadata should be consulted to determine the date of the source imagery used and any mapping problems.

Wetlands or other mapped features may have changed since the date of the imagery or field work. There may be occasional differences in polygon boundaries or classifications between the information depicted on the map and the actual conditions on site.

Data exclusions

Certain wetland habitats are excluded from the National mapping program because of the limitations of aerial imagery as the primary data source used to detect wetlands. These habitats include seagrasses or submerged aquatic vegetation that are found in the intertidal and subtidal zones of estuaries and nearshore coastal waters. Some deepwater reef communities (coral or tuberficid worm reefs) have also been excluded from the inventory. These habitats, because of their depth, go undetected by aerial imagery.

Data precautions

Federal, state, and local regulatory agencies with jurisdiction over wetlands may define and describe wetlands in a different manner than that used in this inventory. There is no attempt, in either the design or products of this inventory, to define the limits of proprietary jurisdiction of any Federal, state, or local government or to establish the geographical scope of the regulatory programs of government agencies. Persons intending to engage in activities involving modifications within or adjacent to wetland areas should seek the advice of appropriate Federal, state, or local agencies concerning specified agency regulatory programs and proprietary jurisdictions that may affect such activities.