**Todd Smith, Planning Director**
Planning and Environmental Review

**Troy Givans, Director**
Department of Community Development

# Mitigated Negative Declaration

Pursuant to Title 14, Division 6, Chapter 3, Article 6, Sections 15070 and 15071 of the California Code of Regulations and pursuant to the Procedures for Preparation and Processing of Environmental Documents adopted by the County of Sacramento pursuant to Sacramento County Ordinance No. SCC-116, the Environmental Coordinator of Sacramento County, State of California, does prepare, make, declare, publish, and cause to be filed with the County Clerk of Sacramento County, State of California, this Mitigated Negative Declaration re: The Project described as follows:

1. **Control Number**: PLNP2024-00199
2. **Title and Short Description of Project**: Antelope Crossing WCF

   The proposed project consists of the construction of a new 50-foot-tall Wireless Communication Facility (WCF) within a lease area of about 540 square feet, located on the east side of the tennis courts at Tetotom Park. Site access is proposed via a new driveway connection to the park's existing internal roadways, extending from the parking lot located along Heartland Drive.
3. **Assessor's Parcel Number(s)**: 203-1440-059-0000
4. **Location of Project**: The project is located at 5127 Heartland Drive, within Tetotom Park, at the intersection of Don Julio Boulevard and Heartland Drive, in the Antelope community of unincorporated Sacramento County.
5. **Project Applicant**: Verizon Wireless
   2785 Mitchell Drive
   Walnut Creek, CA 94598
6. Said project will not have a significant effect on the environment for the following reasons:
   - **a.** It will not have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, 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.** It will not have the potential to achieve short-term, to the disadvantage of long-term, environmental goals.
   - **c.** It will not have impacts, which are individually limited, but cumulatively considerable.
   - **d.** It will not have environmental effects, which will cause substantial adverse effects on human beings, either directly or indirectly.
7. As a result, thereof, the preparation of an environmental impact report, pursuant to the Environmental Quality Act (Division 13 of the Public Resources Code of the State of California) is not required.
8. The attached Initial Study has been prepared by the Sacramento County Planning and Environmental Review Division in support of this Mitigated Negative Declaration. Further information may be obtained by contacting the Planning and Environmental Review Division at 827 Seventh Street, Room 225, Sacramento, California, 95814, or phone (916) 874-6141

Julie Newton

Digitally signed by Julie Newton
DN: cn=Julie Newton, o=Sacramento County, ou, email=newtonju@saccounty.net, c=US
Date: 2025.06.09 12:01:59 -07'00'

**Julie Newton**
Environmental Coordinator
County of Sacramento, State of California

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## Appendices

Appendix A: California Tree and Landscape Consulting, Inc. (CalTLC), Arborist Report for Construction of Communication Tower At 5127 Heartland Drive, County of Sacramento, CA, prepared by Gordon Mann, February 19, 2025.

Appendix B: Valmont Industries Inc, Communication Structure Calculations for VzW, prepared by Chandra Rao, September 20, 2024.

Appendix C: Dtech Communications, LLC, Radio Frequency Emissions Compliance Report, prepared by Jamie Santos, Radio Frequency (RF) Engineer, September 10, 2024.

Due to the length, Appendix A, B, and C are available to view at Sacramento County Planning and Environmental Review, 827 7th Street Room 225, Sacramento, CA 95814 during normal business hours, or online at http://planningdocuments.saccounty.gov

The direct link is:

https://planningdocuments.saccounty.gov/ViewProjectDetails.aspx?ControlNum=PLNP2024-00199

# COUNTY OF SACRAMENTO
# PLANNING AND ENVIRONMENTAL REVIEW
# INITIAL STUDY

## PROJECT INFORMATION

**PROJECT TITLE**: Antelope Crossing WCF

**CONTROL NUMBER**: PLNP2024-00199

**LEAD AGENCY**: County of Sacramento
827 7th Street, Room 225
Sacramento, CA 95814

**PROJECT SPONSOR**: Verizon Wireless
2785 Mitchell Drive
Walnut Creek, CA 94598

**LOCATION**: The project is located at 5127 Heartland Drive, within Tetotom Park, at the intersection of Don Julio Boulevard and Heartland Drive, in the Antelope community of unincorporated Sacramento County.

**ASSESSOR'S PARCEL NUMBER**: 203-1440-059-0000

**GENERAL PLAN DESIGNATION**: Low Density Residential (LDR)

**ZONING**: O - Recreation

## PROJECT DESCRIPTION

The proposed project consists of the construction of a new 50-foot-tall Wireless Communication Facility (WCF) within a lease area of about 540 square feet, located on the east side of the tennis courts at Tetotom Park. The WCF is designed to match an existing cell tower, located on the west side of the tennis courts. The proposed WCF will accommodate twelve (12) 8' antennas, eight (8) RRUs (remote radio units), two (2) service lights, a 30KW backup generator, and associated electrical equipment. Site access will be via a new driveway connection extending from the parking lot located along Heartland Drive.

The project consists of the following entitlements:

1. A **Use Permit** to allow a new 50-foot-tall Wireless Communication Facility in the Recreation (O) zoning district.

2. A **Special Development Permit** to allow the proposed project to deviate from the following development standards:

- Minimum Separation from Group 1 Zoned Properties (Section 3.6.7, Table 3.6.2): The minimum required separation from Group 1 zoned properties is three times the height of the tower, which in this case is 150 feet. As proposed, the tower is 70 feet from the southern property line.

- Screen Fencing (Section 5.2.5.D): Outdoor storage of materials and equipment shall be located within the buildable portion of the lot, and screened from view with solid wood fencing, a masonry wall, or chain-link fencing with slats. As proposed, the leased area will be surrounded by a wrought iron fence.

3. A **Design Review** to determine substantial compliance with the *Sacramento County Countywide Design Guidelines* (Design Guidelines).

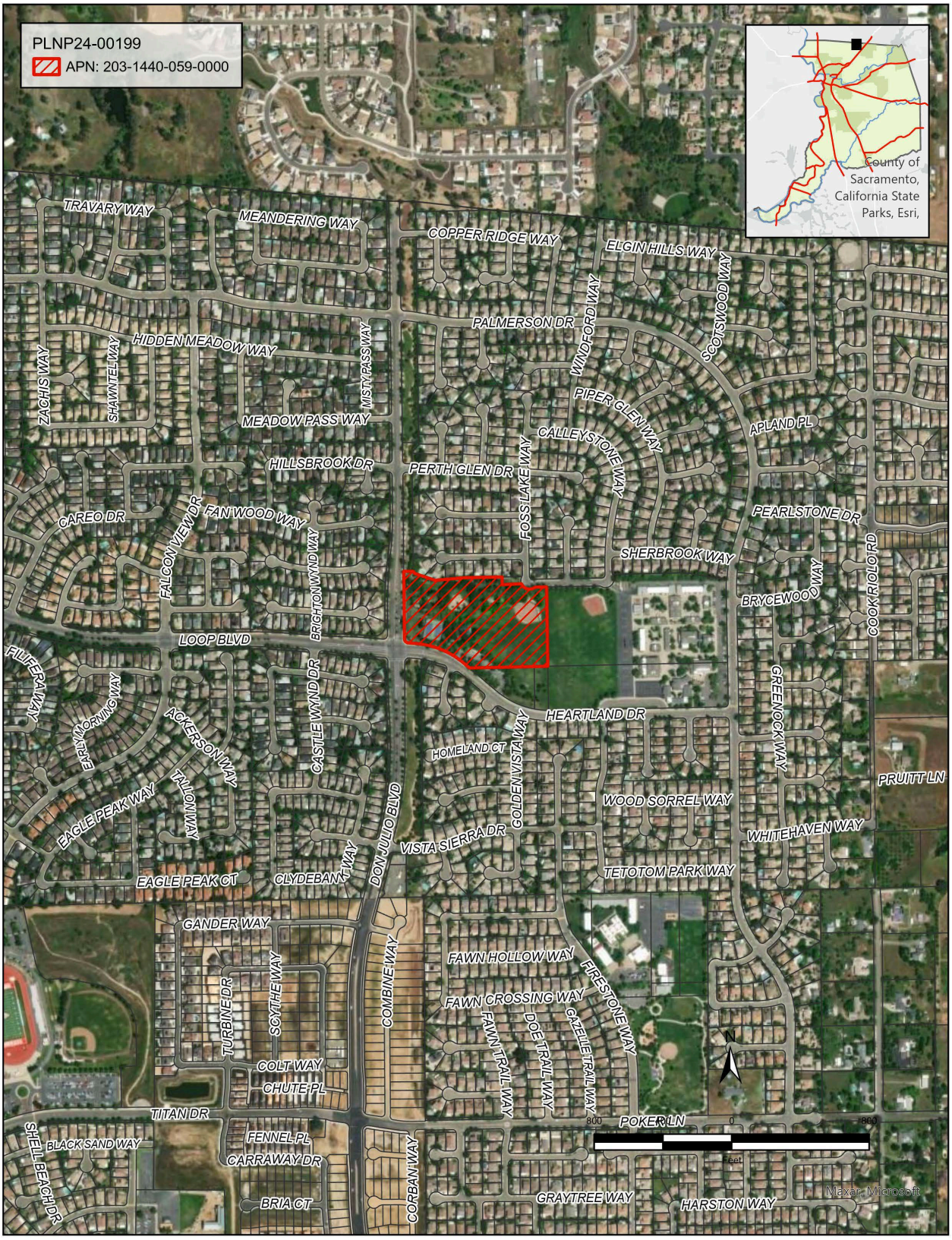
## SURROUNDING LAND USES AND SETTING

The subject parcel is located at 5127 Heartland Drive, at the northeast corner of Don Julio Boulevard and Heartland Drive in the Antelope community. The subject parcel is developed as a community park, known as Tetotom Park, and includes a baseball field, gazebos, and a tennis court. The subject parcel is within the Recreation (O) and the Residential Density 7 (RD-7) zoning district. Surrounding uses include residential uses to the north, south, and west, and a school (Antelope Crossing Middle School) to the east.

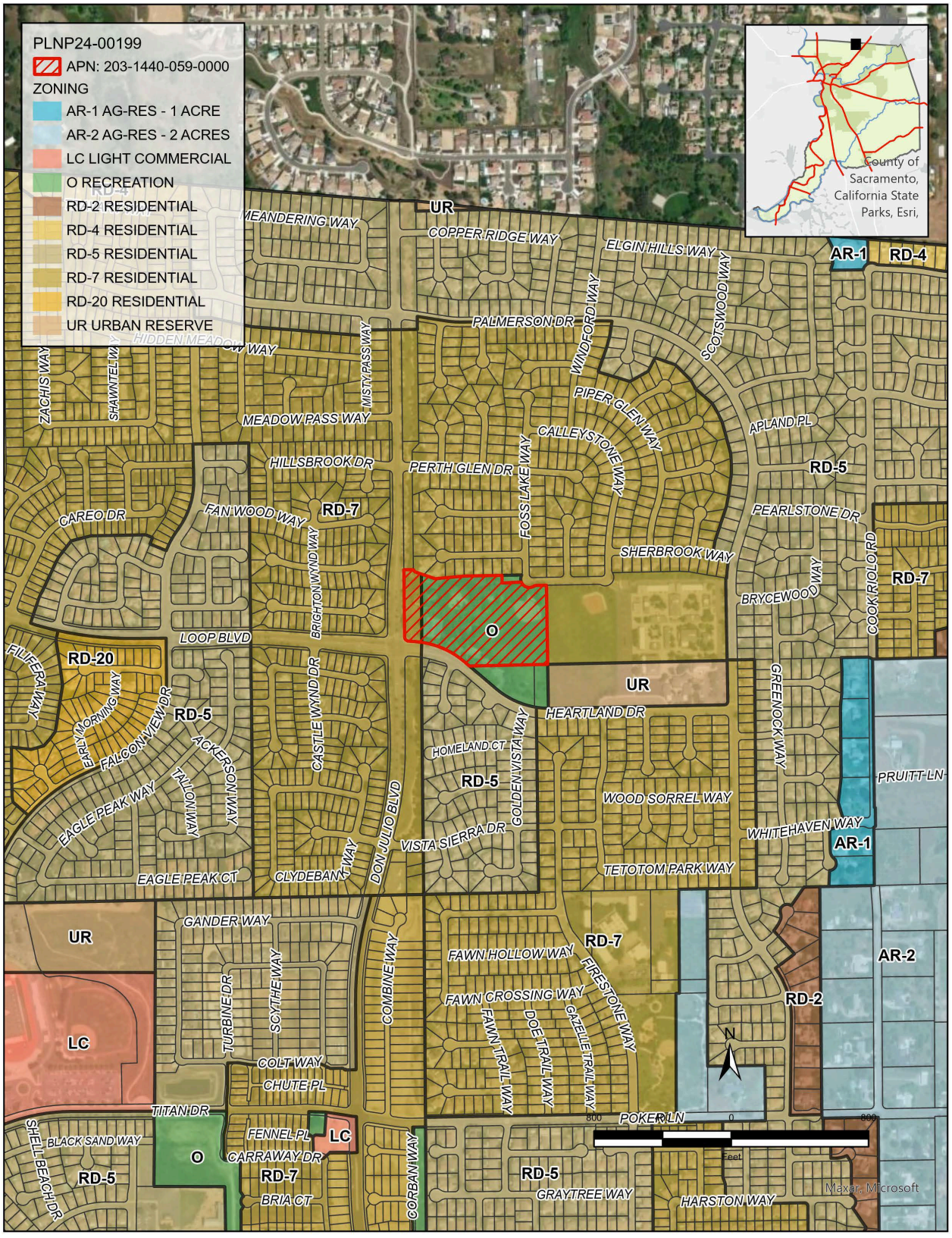
## OTHER PUBLIC AGENCIES WHOSE APPROVAL IS REQUIRED

None required.

## Plate IS-1: 5127 Heartland Drive Antelope Crossing WCF Location Map



## Plate IS-2: 5127 Heartland Drive Antelope Crossing WCF Zoning Map



## Plate IS-3: Antelope Crossing WCF Site Plan



## ENVIRONMENTAL CHECKLIST

Appendix G of the California Environmental Quality Act (CEQA) provides guidance for assessing the significance of potential environmental impacts. Based on this guidance, Sacramento County has developed the following Initial Study Checklist. The Checklist identifies a range of potential significant effects by topical area. The words "significant" and "significance" used throughout the following checklist are related to impacts as defined by the California Environmental Quality Act as follows:

**Potentially Significant** indicates there is substantial evidence that an effect MAY be significant. If there are one or more “Potentially Significant” entries an Environmental Impact Report (EIR) is required. Further research of a potentially significant impact may reveal that the impact is less than significant or less than significant with mitigation.

**Less than Significant with Mitigation** applies where an impact could be significant but specific mitigation has been identified that reduces the impact to a less than significant level.

**Less than Significant** indicates that a project will have an impact, but the impact is considered minor.

**No Impact** indicates that a project does not impact the resource.

## 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” or “Less than Significant with Mitigation” as indicated by the checklist on the following pages.

| | | |
|---|---|---|
| ☐ Aesthetics | ☐ Agriculture and Forestry Resources | ☐ Airports |
| ☒ Air Quality | ☒ Biological Resources | ☒ Cultural Resources |
| ☐ Energy | ☐ Geology and Soils | ☐ Greenhouse Gas Emission |
| ☐ Hazards and Hazardous Materials | ☐ Hydrology and Water Quality | ☐ Land Use and Planning |
| ☐ Mineral Resources | ☐ Noise | ☐ Population and Housing |
| ☐ Public Services | ☐ Recreation | ☐ Transportation |
| ☐ Tribal Cultural Resources | ☐ Utilities and Service Systems | ☐ Wildfire |

# I. AESTHETICS

| Except as provided in Public Resources Code Section 21099, would the project: | **Potentially Significant** | **Less than Significant with Mitigation** | **Less than Significant** | **No Impact** |
|---|---|---|---|---|
| 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 nonurbanized areas, substantially degrade the existing visual character or quality of public views[1] of the site and its surroundings? 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? | ☐ | ☐ | ☒ | ☐ |

Notes:

*[1] Public views are those that are experienced from a publicly accessible vantage point.*

## *ENVIRONMENTAL SETTING*

The project site is located within Tetotom Park, an area consisting of open space with trees and recreation facilities, including a baseball diamond, two soccer fields, a basketball half-court, a tennis court, a volleyball court, two children's playgrounds, multiple picnic areas, and on-site parking lot. Beyond the park are residential sites to the north, south, and west. To the east is the Antelope Crossing Middle School. None of the surrounding roadways are designated as either state or county scenic highways.

## *REGULATORY SETTING*

### SACRAMENTO COUNTY ZONING CODE

Sacramento County Zoning Code Section 3.6.7 outlines WCF use standards and establishes the appropriate authority for approval. For the purposes of regulating WCFs, zoning districts are organized into three groups. Both RD-7 and O zoning districts are categorized as Group 1; a WCF in Group 1 is subject to the issuance of a Use Permit from the Planning Commission. Zoning Code Section 3.6.7.A.4, Table 3.6.2 establishes WCF development standards, which were developed and adopted primarily to address aesthetics. Pursuant to Section 3.6.7.A.4.a, deviations from development standards for WCFs may be permitted with a Special Development Permit.

## *IMPACT DISCUSSION*

*a. Would the project have a substantial adverse effect on a scenic vista?*

The project does not occur in the vicinity of any scenic highways, corridors, or vistas. Therefore, there is ***no impact***.

*b. Would the project substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?*

The project is located in an urbanized area and does not contain scenic resources. ***No impact*** will occur.

*c. Would the project, in nonurbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?*

The degree of impact of a project, either negative or beneficial, to the visual character of an area is largely subjective. Few objective or quantitative standards are available to analyze visual quality, and individual viewers respond differently to changes in the physical environment. Under CEQA, an evaluation of a project's potential visual change as viewed from private property is not required (*Mira Mar Mobile Community v. City of Oceanside, 119 Cal.App*.4th 477 [Cal. Ct. App. 2004]). Therefore, the analysis focuses on the potential of the project to substantially degrade visual character from public viewpoints, particularly relating to the request for deviations from the adopted standards outlined above.

The project complies with WCF development standards relating to separation setbacks from interior property boundaries and public right of way, as well as meeting required setbacks for WCF ancillary equipment and enclosures. However, the project includes a Special Development Permit to allow deviations from the minimum separation setback requirement from Group 1 zoned properties. The required separation setback from a Group 1 zoned property is three times the height of the tower. With the project height request at 50± feet, the required Group 1 separation distance would be 150± feet. As proposed, the WCF would be 70 feet from the southern property line. This is a difference of 80± feet. The proposed project also includes a deviation from screening requirements for ancillary equipment and enclosures. The required screening for equipment must consist of solid wood fencing, a masonry wall, or chain-link fencing with slats. However, the project proposal includes enclosing the 540 square foot lease area with open wrought iron fencing.

The proposed 50-foot tall WCF facility is situated adjacent to the tennis courts, positioned opposite the existing T-Mobile WCF. See **Plate IS-3** for the site plan of where the proposed WCF will be located. The 50-foot-tall WCF would be visible from the nearby roadways that surround the park and residential homes. Photo simulations of the proposed WCF can be found in **Plate IS-4** through **Plate IS-8**. Photo simulation views include looking north, northeast, and northwest along Heartland Drive, looking east from Don Julio Boulevard, and looking southwest from Rosbury Dell Place.

The nearest publicly visible location would be along Heartland Drive. Heartland Drive is a two-lane public roadway, with a shared center lane, serving the surrounding residential properties, Tetotom Park, and Antelope Crossing Middle School. Other nearby roadways where the WCF would be visible include Don Julio Boulevard and Rosbury Dell Place. Views of the WCF from vantage points southwest of the site (the nearby residential homes) will mostly be obstructed due to the tall, mature trees surrounding the property. A photo simulation from this vantage point can be found in **Plate IS-8**.

The existing viewshed is a built environment consisting of large mature trees, utility power lines and poles, streetlights, home buildings, sheds, and a WCF. Although the lower portion of the WCF and equipment area will be behind a 6-foot-tall open wrought iron fence, rather than the required solid or screen fencing, based on photosims, the equipment area and lower portions of the WCF will not be visible to surrounding properties or along Heartland Drive and other surrounding roadways. The photo-simulations referenced above illustrate the before and after scenarios that would result from the project (including the requested deviations). The simulations show that while the WCF is visible in some locations, it does not significantly detract from the visual viewshed of the area. An abundance of mature trees softens the scale of the tower, and the existing above ground infrastructure (including telephone and electric lines) is indicative of the urban environment. The nature of the large subject lot (and surrounding lots) and existing vegetation provide additional visual screening. The Design Review Advisory Council (DRAC) found the project to be in substantial compliance with the Countywide Design Guidelines on April 24, 2025.

Therefore, the request for the special development permit to deviate from the required zoning code setbacks and equipment screening would not conflict with regulations governing scenic quality, and impacts are ***less than significant***.

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

The facility will utilize outdoor security lighting. The lighting would not be directed beyond the WCF lease area, and the lighting and materials used would be similar to lighting used in the adjacent single-family developments and the middle school. The proposed project would not be a new source of substantial light and would not create glare that would adversely affect day or nighttime views. Impacts would be ***less than significant***.

**Plate IS-4: Northeast Photo Simulation along Heartland Drive**

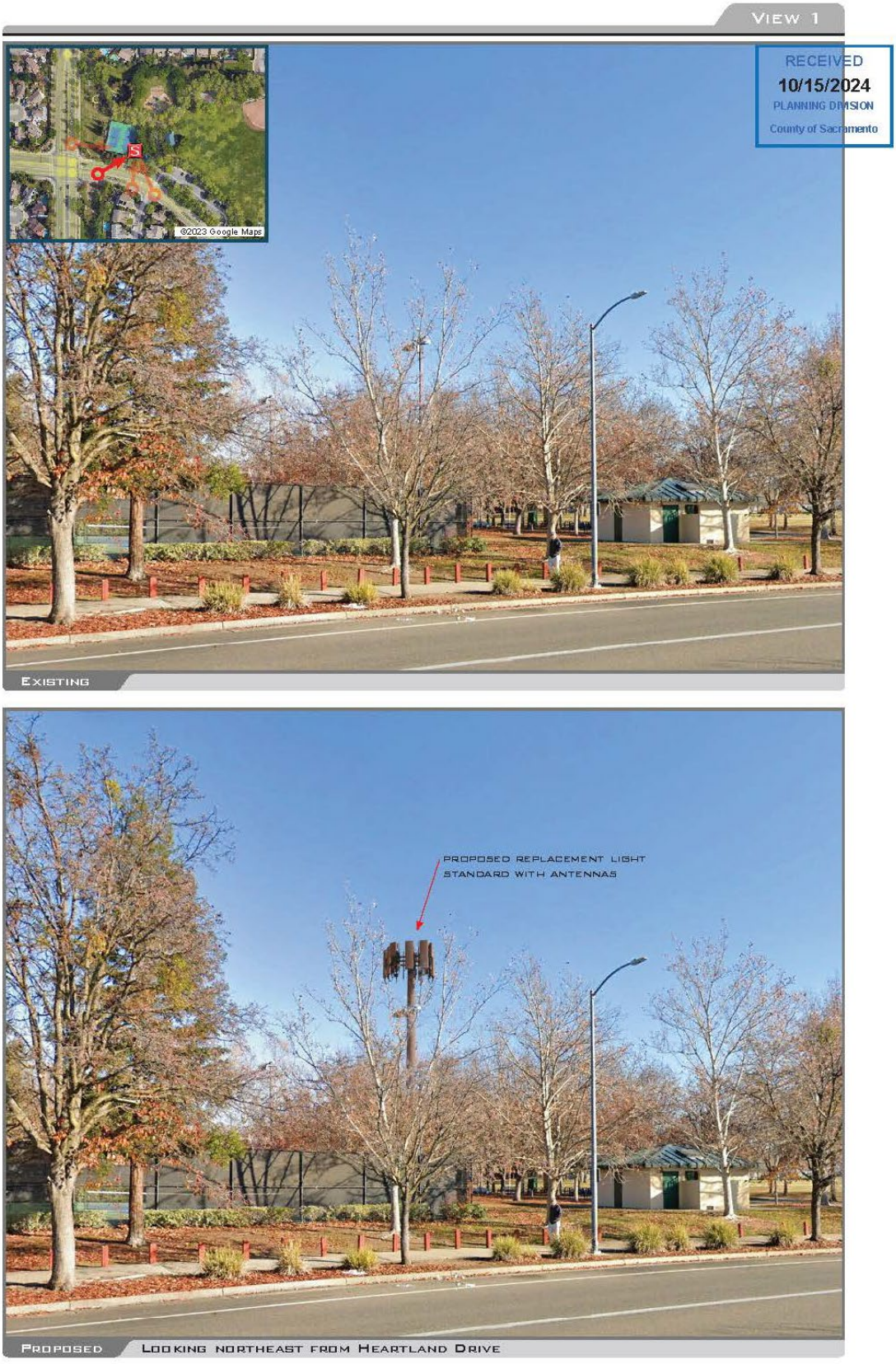


**Plate IS-5: Eastward Photo Simulation along Don Julio Boulevard**



## Plate IS-6: Northwest Photo Simulations Along Heartland Drive






## Plate IS-7: Northward Photo Simulations Along Heartland Drive






**Plate IS-8: Southwest Photo Simulations from Nearby Residential Homes (Rosbury Dell Place)**






### *Environmental Mitigation Measures*

No mitigation required.

## II. Agriculture and Forestry Resources

In determining whether impacts on 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 the Forest Legacy Assessment project; and forest carbon measurement methodology provided in Forest Protocols adopted by the California Air Resources Board.

| Would the project: | **Potentially Significant** | **Less than Significant with Mitigation** | **Less than Significant** | **No Impact** |
|---|---|---|---|---|
| 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. Introduce incompatible uses in the vicinity of existing agricultural uses? | ☐ | ☐ | ☐ | ☒ |
| d. Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code Section 12220(g)), timberland (as defined by Government Code Section 51104(g))? | ☐ | ☐ | ☐ | ☒ |
| e. Result in the loss of forest land or conversion of forest land to non-forest use? | ☐ | ☐ | ☐ | ☒ |
| f. 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? | ☐ | ☐ | ☐ | ☒ |

### *Environmental Setting*

The project area is zoned for recreational land use as it is in the O zoning district. The proposed project and the surrounding parcels are not zoned for agricultural use. The designated zoning classifications in the proposed project vicinity include RD-5 (Low Density Single-Family Residential), RD-7 (Low Density Single-Family Residential), and UR (Urban Reserve).

## *IMPACT DISCUSSION*

*a. Would the project 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?*

There are no lands designated as prime farmland, unique farmland, or farmland of statewide importance located with the proposed project vicinity. No conversion of Prime Farmland, Unique Farmland, or Farmland of State Importance would result from the proposed project. There would be ***no impact***.

*b. Would the project conflict with existing zoning for agricultural use, or a Williamson Act contract?*

There are no parcels zoned for agricultural use in the immediate or surrounding area of the proposed project. Nor are the immediate or surrounding regions of the proposed project enrolled in Williamson Act contracts. Therefore, there would be ***no impact***.

*c. Would the project introduce incompatible uses in the vicinity of existing agricultural uses?*

The proposed project site and its surrounding parcels are not zoned for agricultural use. There would be ***no impact***.

*d. Would the project conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code Section 12220(g)), timberland (as defined by Government Code Section 51104(g))?*

There are no land uses within or next to the proposed project site that are designated as forestland or timberland. Therefore, there would be ***no impact***.

*e. Would the project result in the loss of forest land or conversion of forest land to non-forest use?*

The proposed project site and its surrounding area do not contain any designated forestland. Therefore, the project would not result in any loss of forestland or its conversion to non-forest uses. There would be ***no impact***.

*f. Would the project 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?*

The proposed project does not involve any changes or alterations to the existing environment that could result in the conversion of farmland to non-agricultural use or forestland to non-forest use, as no farmland or forestland exists in the immediate or surrounding area of the proposed project. Therefore, there would be ***no impact***.

## *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

# III. AIRPORTS

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| a. Result in a safety hazard for people residing or working in the vicinity of an airport/airstrip? | ☐ | ☐ | ☐ | ☒ |
| b. Expose people residing or working in the project area to aircraft noise levels in excess of applicable standards? | ☐ | ☐ | ☐ | ☒ |
| c. Result in a substantial adverse effect upon the safe and efficient use of navigable airspace by aircraft? | ☐ | ☐ | ☐ | ☒ |
| d. Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks? | ☐ | ☐ | ☐ | ☒ |

## *ENVIRONMENTAL SETTING*

The proposed project is not in the vicinity of an airport or airstrip. The closest airport to the proposed project is McClellan Air Park, located approximately 3.3 miles to the southwest.

## *IMPACT DISCUSSION*

*a. Would the project result in a safety hazard for people residing or working in the vicinity of an airport/airstrip?*

The proposed project is not in the vicinity of an airport or airstrip and therefore would not result in a safety hazard for the people residing or working within its vicinity. There would be ***no impact***.

*b. Would the project expose people residing or working in the project area to aircraft noise levels in excess of applicable standards?*

The proposed project is not in the vicinity of an airport or airstrip and therefore would not expose people residing or working in the project area to substantial aircraft noise levels. There would be ***no impact***.

*c. Would the project result in a substantial adverse effect upon the safe and efficient use of navigable airspace by aircraft?*

The proposed project is not in the vicinity of an airport or airstrip and therefore would not result in a substantial adverse effect upon the safe and efficient use of navigable airspace by aircraft. There would be ***no impact***.

*d. Would the project result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?*

The proposed project is not in the vicinity of an airport or airstrip and therefore would not disrupt air traffic patterns. There would be ***no impact***.

### *Environmental Mitigation Measures*

No mitigation required.

## IV. Air Quality

Where available, the significance criteria established by the applicable air quality management district or air pollution control district may be relied upon to make the following determinations.

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| a. Conflict with or obstruct implementation of the applicable air quality plan? | ☐ | ☒ | ☐ | ☐ |
| b. Result in 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? | ☐ | ☐ | ☐ | ☒ |

### *Regulatory Setting*

Air quality in Sacramento County is regulated by several agencies, which include the U.S. Environmental Protection Agency (EPA), California Air Resources Board (ARB), and Sacramento Metropolitan Air Quality Management District (SMAQMD). Each of these agencies develops rules and/or regulations to attain the goals or directives imposed upon them through legislation.

The proposed project site is located in the Sacramento Valley Air Basin (SVAB). The SVAB's frequent temperature inversions result in a relatively stable atmosphere that increases the potential for pollution. Sacramento County is within the Sacramento Federal Nonattainment Area (SFNA) planning boundaries for ozone, $PM_{2.5}$ (particulate matter 2.5 microns in diameter) and $PM_{10}$ (particulate matter, 10 microns in diameter). The Federal and California Clean Air Acts require Air Quality Plans that consist of attainment plans and maintenance plans. Attainment plans must show how the region will attain an air pollutant standard by a certain date and maintenance plans must demonstrate how the region will continue to maintain compliance with a standard. The most recent State Implementation Plan for Ozone was adopted in September 2023.[1] The Sacramento Metropolitan Air Quality Management District (SMAQMD) is responsible for ensuring that emission standards are not violated. Project related air emissions would have a

[1] https://www.airquality.org/businesses/air-quality-plans, retrieved 1/13/2025

significant effect if they would result in concentrations that either violate an ambient air quality standard or contribute to an existing air quality violation (**Table IS-1**).

All criteria air pollutants can have human health effects at certain concentrations. Air districts develop region-specific CEQA thresholds of significance in consideration of existing air quality concentrations and attainment designations under the national ambient air quality standards (NAAQS) and California ambient air quality standards (CAAQS). The NAAQS and CAAQS are informed by a wide range of scientific evidence, which demonstrates that there are known safe concentrations of criteria air pollutants. Because the NAAQS and CAAQS are based on maximum pollutant levels in outdoor air that would not harm the public's health, and air district thresholds pertain to attainment of these standards, the thresholds established by air districts are also protective of human health. Sacramento County is currently in nonattainment of the NAAQS and CAAQS for ozone. Projects that emit criteria air pollutants in exceedance of SMAQMD thresholds would contribute to the regional degradation of air quality that could result in adverse human health impacts.

## SACRAMENTO METROPOLITAN AIR QUALITY RULES AND REGULATIONS

All projects are subject to SMAQMD Rules and Regulations in effect at the time of construction. A full list of the District's Rules and Regulations can be found online at their Rules & Regulations webpage at https://www.airquality.org/Businesses/Rules-Regulations#09. Examples of several SMAQMD Rules applicable to the proposed project include Rule 201 – General Permit Requirements, and Rule 403 – Fugitive Dust.

Because the Sacramento Valley Air Basin is in non-attainment for ozone, $PM_{10}$ and $PM_{2.5}$, the SMAQMD requires all projects implement the District's Basic Construction Emission Control Practices (also known as Best Management Practices – BMPs). Compliance and implementation of the BMPs allows for proposed projects to utilize the District's Significance Thresholds for construction and operational emissions, as shown in **Table IS-2**. Otherwise, without the BMPs, any emission above zero pounds per day would be considered significant and inconsistent with SMAQMDs air quality plans.

**Table IS-1: Air Quality Standards Attainment Status**

| Pollutant | Attainment with State Standards | Attainment with Federal Standards |
|---|---|---|
| Ozone | Non-Attainment<br>(1 hour Standard[1] and 8 hour standard) | Non-Attainment, Classification = Severe -15*<br>(8 hour[3] Standards)<br><br>Attainment (1 hour standard[2]) |
| Particulate Matter 10 Micron | Non-Attainment<br>(24 hour Standard and Annual Mean) | Attainment (24 hour standard) |
| Particulate Matter 2.5 Micron | Attainment<br>(Annual Standard) | Non-Attainment<br>(24 hour Standard) and Attainment (Annual) |
| Carbon Monoxide | Attainment<br>(1 hour and 8 hour Standards) | Attainment (1 hour and 8 hour Standards) |

| | | |
|---|---|---|
| Nitrogen Dioxide | Attainment<br>(1 hour Standard and Annual) | Unclassified/Attainment (1 hour and Annual) |
| Sulfur Dioxide[4] | Attainment<br>(1 hour and 24 hour Standards) | Attainment/unclassifiable[5] |
| Lead | Attainment<br>(30 Day Standard) | Attainment (3-month rolling average) |
| Visibility Reducing Particles | Unclassified<br>(8 hour Standard) | No Federal Standard |
| Sulfates | Attainment<br>(24 hour Standard) | No Federal Standard |
| Hydrogen Sulfide | Unclassified<br>(1 hour Standard) | No Federal Standard |

1. Per Health and Safety Code (HSC) § 40921.59(c), the classification is based on 1989-1001 data, and therefore does not change.
2. Air Quality meets Federal 1-hour Ozone standard (77 FR 64036). EPA revoked this standard, but some associated requirements still apply. The SMAQMD attained the standard in 2009.
3. For the 1997, 2008 and the 2015 Standard.
4. Cannot be classified
5. Designation was made as part of EPA's designations for the 2010 $SO_2$ Primary National Ambient Air Quality Standard – Round 3 Designation in December 2017
* Designations based on information from http://www.arb.ca.gov/desig/changes.htm#reports
Source: SMAQMD. "Air Quality Pollutants and Standards". Web. Accessed: December 3, 2018. http://airquality.org/air-quality-health/air-quality-pollutants-and-standards

**Table IS-2: SMAQMD Significance Thresholds**

| | ROG[1] (lbs/day) | $NO_x$ (lbs/day) | CO ($\mu g/m^3$) | $PM_{10}$ (lbs/day) | $PM_{2.5}$ (lbs/day) |
|---|---|---|---|---|---|
| Construction (short-term) | None | 65 | CAAQS[2] | 80[3*] | 82[3*] |
| Operational (long-term) | 65 | 65 | CAAQS | 80[3*] | 82[3*] |

1. Reactive Organic Gas
2. California Ambient Air Quality Standards
3*. Only applies to projects for which all feasible best available control technology (BACT) and best management practices (BMPs) have been applied. Projects that fail to apply all feasible BACT/BMPs must meet a significance threshold of 0 lbs/day.

SMAQMD has developed a screening level to assist in determining if both ozone precursors (NOx) and particulate matter ($PM_{2.5}$ and $PM_{10}$) emissions from constructing a project in Sacramento County will exceed SMAQMD's construction significance thresholds. The screening level was developed by the SMAQMD, using default construction inputs into the California Emissions Estimator Model (CalEEMod). Based on the modeling, projects that are 35 acres or less in size are generally considered to not exceed construction NOx emissions.

Furthermore, construction projects that incorporate BMPs, do not exceed the screening level of 35 acres or more in size, and meets all the limitations listed below, will be considered to have a less than significant impact on air quality, as it relates to both ozone precursors (NOx) and particulate matter ($PM_{2.5}$ and $PM_{10}$). The limitations stipulate that the project cannot include any of the following:

- Include buildings more than four (4) stories tall;
- Include demolition activities;
- Include major trenching activities;
- Have a construction schedule that is unusually compact, fast-paced, or involve more than two phases (i.e., grading, paving, building construction and architectural coatings) occurring simultaneously;
- Involve cut-and-fill operations (moving earth with haul trucks and/or flattening or terracing hills); and
- Require import or export of soil materials that will require a considerable amount of haul truck activity.

In regard to operational screening and long-term impacts, the SMAQMD significance threshold for NOx is 65 lbs/day, while particulate matter $PM_{2.5}$ is 82 lbs/day and $PM_{10}$ is 80 lbs/day. This is summarized in **Table IS-2** above.

### *IMPACT DISCUSSION*

*a. Would the project conflict with or obstruct implementation of the applicable air quality plan?*

Regardless of a project's significance determination under CEQA, all projects must implement SMAQMD's Basic Construction Emission Control Practices (BMPs). Mitigation Measure AQ-1 has been incorporated to meet the BMP standards. Provided the proposed project implements the BMPs, the screening level described in the regulatory setting above can be used to determine if the project will exceed the SMAQMD significance threshold shown in Table IS-2. The project is below the SMAQMD screening criteria for construction emissions as the site is less than 35 acres and construction of the project does not involve buildings more than 4 stories tall; does not include demolition activities; there are no significant trenching activities; does not have an unusually compact construction schedule; there are no cut-and-fill operations; or import or export of soil materials requiring a considerable amount of haul truck activity.

Once a project is completed, additional pollutants are emitted through the use, or operation, of the site. Typically, a project must be comprised of large acreages or intense uses in order to result in significant operational air quality impact. The proposed project consists of an unmanned communication facility with a backup generator that runs once a month. According to the SMAQMD Guide, if a project's construction emissions are below screening thresholds, operational emissions are also presumed to be less than significant.

Since the proposed project meets the Sacramento Metropolitan Air Quality Management District's screening criteria for $PM_{10}$ and $PM_{2.5}$ and Ozone precursors, the proposed project will not conflict with adopted air quality plans. The project is therefore considered to be consistent with SMAQMD's air quality plans to attain federal and state ambient air

quality standards. Mitigation consistent with the Basic Construction Emissions Control Practices have been included. Furthermore, construction-related emissions are below SMAQMD's established thresholds, indicating that construction activities will not result in significant air quality impacts. Impacts are ***less than significant with mitigation***.

*b. Would the project result in 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?*

The project does not exceed the screening thresholds established by SMAQMD and will not result in a cumulatively considerable net increase of any criteria pollutant for which the project region is in non-attainment (refer to the discussion in (a) above for more detail). Therefore, with mitigation outlined above, there is a ***less than significant impact***.

*c. Would the project expose sensitive receptors to substantial pollutant concentrations?*

While there would be emissions associated with the construction of the WCF, these would be short term and with implementation of Mitigation Measure AQ-1 discussed above, emission impacts would be less than significant.

The adjacent school is considered a sensitive receptor due to the presence of children who may be more vulnerable to air quality impacts, particularly from particulate matter (PM) emissions. However, Mitigation Measure AQ-1 includes best management practices and controls specifically aimed at minimizing fugitive dust and construction-related PM emissions. These measures would ensure that particulate concentrations do not exceed applicable thresholds, thereby reducing potential exposure to sensitive receptors, including the nearby school. Therefore, exposure to sensitive receptors to substantial pollutant concentrations is ***less than significant***.

*d. Would the project result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?*

The project will not generate objectionable odors; therefore, there is ***no impact***.

## *Environmental Mitigation Measures*

### AQ-1: Basic Construction Emissions Control Practices

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. 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.

- 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.

Maintain all construction equipment in proper working condition according to manufacturer's specifications. The equipment must be checked by a certified mechanic.

## V. Biological Resources

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| a. Have a substantially 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 Wildlife 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, regulations or by the California Department of Fish and Wildlife or U.S. 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. Adversely affect or result in the removal of native or landmark trees? | ☐ | ☒ | ☐ | ☐ |
| f. Conflict with any local policies or ordinances protecting biological resources? | ☐ | ☐ | ☒ | ☐ |
| g. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan? | ☐ | ☐ | ☐ | ☒ |

## *ENVIRONMENTAL SETTING*

The project site is within the developed Tetotom Park, a unit of the Sunrise Recreation and Park District. Biological landcovers present at the park consist of landscape grasses and a variety of non-native trees. The project site is not located within any Habitat Conservation Plan or Natural Community Plan area.

## *REGULATORY SETTING*

### FEDERAL REGULATIONS

#### *MIGRATORY BIRD TREATY ACT*

The Migratory Bird Treaty Act of 1918, which states “unless and except as permitted by regulations, it shall be unlawful at any time, by any means or in any manner, to pursue, hunt, take, capture, kill, attempt to take, capture, or kill” a migratory bird. Section 3(19) of the Federal Endangered Species Act defines the term “take” means to harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct. Causing a bird to abandon an active nest may cause harm to egg(s) or chick(s) and is therefore considered “take.”

### STATE REGULATIONS

#### *CALIFORNIA FISH AND GAME CODE, SECTION 3503.5 - RAPTOR NESTS*

Raptors and their active nests are protected by the California Fish and Game Code Section 3503.5, which states: It is unlawful to take, possess, or destroy any birds in the orders Falconiformes or Strigiformes (birds of prey, or raptors) or to take, possess, or destroy the nest or eggs of any such bird except as otherwise provided by this code or any regulation adopted pursuant thereto. Section 3(19) of the Federal Endangered Species Act defines the term “take” means to harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct. Causing a bird to abandon an active nest may cause harm to egg(s) or chick(s) and is therefore considered “take.” Thus, take may occur both as a result of cutting down a tree or as a result of activities nearby an active nest which cause nest abandonment.

## LOCAL REGULATIONS

### *COUNTY OF SACRAMENTO GENERAL PLAN AND TREE ORDINANCE*

The trees located within Tetotom Park are considered public trees by Sacramento County (County Code 19.04) and removal or trimming of public trees would require a permit from the County. In addition, the Sacramento County General Plan Conservation Element contains several policies aimed at preserving tree canopy within the County. These are:

> CO-145. Removal of non-native tree canopy for development shall be mitigated by creation of new tree canopy equivalent to the acreage of non-native tree canopy removed. New tree canopy acreage shall be calculated using the 15-year shade cover values for tree species.
>
> CO-146. If new tree canopy cannot be created onsite to mitigate for the non-native tree canopy removed for new development, project proponents (including public agencies) shall contribute to the Greenprint funding in an amount proportional to the tree canopy of the specific project.
>
> CO-147. Increase the number of trees planted within residential lots and within new and existing parking lots.
>
> CO-149. Trees planted within new or existing parking lots should utilize pervious cement and structured soils in a radius from the base of the tree necessary to maximize water infiltration sufficient to sustain the tree at full growth.

The 15-year shade cover values for tree species referenced in policy CO-145 are also referenced by the Sacramento County Zoning Code, Chapter 30, Article 4, and the list is maintained by the Sacramento County Department of Transportation, Landscape Planning and Design Division. The list includes more than seventy trees, so it is not included here, but it is available at http://www.per.saccounty.net/Programs/Documents/Tree%20Coordinator/Tree%2015-year%20shade%20values%201-8-14.pdf#search=15%20year%20shade%20value. Policy CO-146 references the Greenprint program, which is run by the Sacramento Tree Foundation and has a goal of planting five million trees in the Sacramento region.

### *IMPACT DISCUSSION*

a. *Would the project have a substantially 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 Wildlife or U.S. Fish and Wildlife Service?*

Review of the California Natural Diversity Database (CNDDB) found that special status species reside along Dry Creek, located approximately 1.25 miles north of the project site. These species do not occur at the project site as the park is a managed landscape that does not contain the required habitat to support rare plants or special status species. Potential animals that could use the park would be domesticated dogs and cats and those wildlife species that occupy urban environments such as racoons. Various bird species such as House finch, White-crowned sparrow, American Goldfinch, and Mourning Dove would also likely use the park. As there are trees located within the park,

there would be opportunities for nesting by birds protected by the Migratory Bird Treaty Act (MBTA).

For any raptor species that may use park Section 3503 of the Fish and Game Code would be applicable. The Code states that it is unlawful to take, possess, or needlessly destroy the nest or eggs of any bird. Section 3503.5 of the California Fish and Game Code states that it is unlawful to take, possess, or destroy any raptors (i.e., species in the orders *Falconiformes* and *Strigiformes*), including their nests or eggs. Typical violations include destruction of active nests as a result of tree removal or disturbance caused by project construction or other activities that cause the adults to abandon the nest, resulting in loss of eggs and/or young.

Consistent with the Migratory Bird Treaty Act and Fish and Game Code, Mitigation Measures BIO-1 and BIO-2 requiring pre-construction nest surveys will provide protection of nesting birds from construction related activities. Therefore, project impacts associated with migratory and raptor nesting birds are ***less than significant with mitigation***.

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

The site does not contain any streams, ponds, or riparian habitat. The closest riparian habitat or other sensitive natural community is Dry Creek, located approximately 1.25 miles north of the project site. Therefore, there would be ***no impact***.

*c. Would the project 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?*

The property does not contain aquatic resources, including wetlands like vernal pools or seasonal wetlands, marshes, and streams. Therefore, there would be ***no impact***.

*d. Would the project 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?*

Resident and/or migratory wildlife may be displaced by project construction; however, impacts are not anticipated to result in significant, long-term effects upon the movement of resident or migratory fish or wildlife species, and no major wildlife corridors would be affected. Mitigation Measures BIO-1 and BIO-2, which require pre-construction nesting bird surveys, have been included to ensure protection of active bird nests, as well as resident and migratory bird species. Therefore, impacts are ***less than significant***.

*e. Would the project adversely affect or result in the removal of native or landmark trees?*

**ARBORIST REPORT**

The applicant provided an Arborist Report and Tree Inventory Summary prepared by California Tree and Landscape Consulting, Inc. (CalTLC) dated February 19, 2025 (Appendix A). The Arborist Report identified the tree species, number of stems, diameter

at breast height (dbh), average canopy (dripline radius), structure/vigor and overall health condition, dripline environment, and notable characteristics, including specific location of overhanging off-site trees. A total of 29 non-native tree species were inventoried and evaluated; there are 27 trees on site at Tetotom Park and two (2) off-site street trees.

***NON-NATIVE TREE IMPACTS***

The report identified 29 non-native trees with two (2) of those trees located off-site. The applicant is proposing to remove a total of four (4) non-native trees as a result of grading activities, placement of infrastructure, and construction of the access driveway. Of the four trees to be removed, two (2) trees are located on the project site and two (2) trees are off-site.

The two (2) off-site street trees, identified as trees 500 and 501 in the arborist report, are classified as Callery Pear (*Pyrus calleryana*). Both trees have been identified as dead. In accordance with Sacramento County Tree Preservation and Protection Ordinance Chapter 19.04.100(4), the removal of the two Callery Pear trees requires replacement. Furthermore, a tree permit shall be obtained prior to removal, and the permit application shall include a tree replacement plan consistent with Sacramento County requirements.,.

The two (2) trees located on the project site, identified as trees 9980 and 9981 in the arborist report, are classified as Japanese Zelkova (*Zelkova serrata*). These two trees have a dbh of 16 inches and 17 inches, respectively. The arborist's report, which mapped the entire tree dripline, was used to calculate the total canopy loss. The total tree canopy loss was determined to be 64 square feet. Consistent with County policy, Mitigation Measure BIO-3 requires mitigation by creation of new tree canopy equivalent to the square-footage of non-native tree canopy removed. Project impacts associated with the removal of non-native trees are ***less than significant with mitigation***.

*f. Would the project conflict with any local policies or ordinances protecting biological resources?*

With the implementation of Mitigation Measures BIO-1, BIO-2, and BIO-3, the project is consistent with local policies/ordinances protecting biological resources. The project site has a total of 29 trees, all of which are non-native tree species. Mitigation Measures BIO-1, BIO-2, and BIO-3 ensure that the loss of urban benefit to the project site and nesting birds within the surrounding area are addressed. Therefore, impacts are ***less than significant***.

*g. Would the project conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?*

The proposed project site is not within a Habitat Conservation Plan and there are no known conflicts with any approved plan for the conservation of habitat. Therefore, there is ***no impact***.

## *ENVIRONMENTAL MITIGATION MEASURES*

### MITIGATION MEASURE BIO-1: MIGRATORY BIRD NEST PROTECTION

To avoid impacts to nesting migratory birds the following shall apply:

1. If construction activity (which includes clearing, grubbing, or grading) is to commence within 50 feet of nesting habitat between February 1 and August 31, a survey for active migratory bird nests shall be conducted no more than 14 days prior to construction by a qualified biologist.

2. Trees slated for removal shall be removed during the period of September through January, in order to avoid the nesting season. Any trees that are to be removed during the nesting season, which is February through August, shall be surveyed by a qualified biologist and will only be removed if no nesting migratory birds are found.

If active nest(s) are found in the survey area, a non-disturbance buffer, the size of which has been determined by a qualified biologist, shall be established and maintained around the nest to prevent nest failure. All construction activities shall be avoided within this buffer area until a qualified biologist determines that nestlings have fledged, or until September 1.

### MITIGATION MEASURE BIO-2: RAPTOR NEST PROTECTION

If construction activity (which includes clearing, grubbing, or grading) is to commence within 500 feet of suitable nesting habitat between February 1 and September 15, a survey for raptor nests shall be conducted by a qualified biologist. The survey shall cover all potential tree and ground nesting habitat on-site and off-site up to a distance of 500 feet from the project boundary. The survey shall occur within 30 days of the date that construction will encroach within 500 feet of suitable habitat. The biologist shall supply a brief written report (including date, time of survey, survey method, name of surveyor and survey results) to the Environmental Coordinator prior to ground disturbing activity. If no active nests are found during the survey, no further mitigation will be required. If any active nests are found, the Environmental Coordinator and California Department of Fish and Wildlife shall be contacted to determine appropriate avoidance/protective measures. The avoidance/protective measures shall be implemented prior to the commencement of construction within 500 feet of an identified nest.

### MITIGATION MEASURE BIO-3: NON-NATIVE TREE CANOPY

Removal of 64 square feet of non-native tree canopy for development shall be mitigated by creation of new tree canopy equivalent to the acreage of non-native tree canopy removed. Prior to tree removal have a replacement plan. Prior to final building inspection have mitigation tree planted. New tree canopy acreage shall be calculated using the Sacramento County Department of Transportation 15-year shade cover values for tree species. Preference is given to on-site mitigation, but if this is infeasible, then funding shall be contributed to the Sacramento Tree Foundation's Greenprint program in an amount proportional to the tree canopy lost (as determined by the 15-year shade cover calculations for the tree species to be planted through the funding, with the cost to be determined by the Sacramento County Tree Foundation).

# VI. CULTURAL RESOURCES

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| a. Cause a substantial adverse change in the significance of a historical resource pursuant to § 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? | ☐ | ☒ | ☐ | ☐ |

## *ENVIRONMENTAL SETTING*

The project site is located within Tetotom Park, which is part of the Sunrise Recreation & Park District. A review of available historical aerial imagery shows a vacant field through 1985. By 1995 Tetotom Park appears, including small trees and a tennis court. Since then, the property has remained in continuous use as a local recreational park, expanding to include a baseball diamond, two soccer fields, a basketball half-court, a tennis court, a volleyball court, two children's playgrounds, multiple picnic areas, and on-site parking lot. There are existing residential developments surrounding the park to the north, south, and west, and a public school, Antelope Crossing Middle School, to the east.

## *IMPACT DISCUSSION*

*a. Would the project cause a substantial adverse change in the significance of a historical resource pursuant to § 15064.5?*

The proposed project consists of the construction of an unmanned communication facility within Tetotom Park. The project site does not contain any historical resources. Therefore, there is ***no impact***.

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

The Northern California Information Center (NCIC) was consulted about the proposed project. A record search was received April 17, 2025, and showed that the project site is not deemed sensitive for archaeological resources. However, it is still possible that archaeological resources exist on-site; therefore, mitigation has been recommended to address unanticipated discovery. Impacts are ***less than significant with mitigation***.

*c. Would the project disturb any human remains, including those interred outside of dedicated cemeteries?*

There are no known human remains on the project site. However, mitigation measures have been recommended to ensure proper handling if human remains are discovered during project implementation. Impacts are ***less than significant with mitigation***.

## *ENVIRONMENTAL MITIGATION MEASURES*

### CUL-1: CULTURAL RESOURCES UNANTICIPATED DISCOVERIES

In the event that human remains are discovered in any location other than a dedicated cemetery, work shall be halted, and the County Coroner contacted. For all other potential tribal cultural resources [TCRs], archaeological, or cultural resources discovered during project's ground disturbing activities, work shall be halted until a qualified archaeologist and/or tribal representative may evaluate the resource.

a. **Unanticipated human remains**. Pursuant to Sections 5097.97 and 5097.98 of the State Public Resources Code, and Section 7050.5 of the State Health and Safety Code, if a human bone or bone of unknown origin is found during construction, all work is to stop, and the County Coroner and the Planning and Environmental Review shall be immediately notified. If the remains are determined to be Native American, the coroner shall notify the Native American Heritage Commission within 24 hours, and the Native American Heritage Commission shall identify the person or persons it believes to be the most likely descendent from the deceased Native American. The most likely descendent may make recommendations to the landowner or the person responsible for the excavation work, for means of treating or disposition of, with appropriate dignity, the human remains and any associated grave goods.

b. **Unanticipated cultural resources**. In the event of an inadvertent discovery of cultural resources (excluding human remains) during construction, all work must halt within a 100-foot radius of the discovery. A qualified professional archaeologist, meeting the Secretary of the Interior's Professional Qualification Standards for prehistoric and historic archaeology, shall be retained at the Applicant's expense to evaluate the significance of the find. If it is determined due to the types of deposits discovered that a Native American monitor is required, the Guidelines for Monitors/Consultants of Native American Cultural, Religious, and Burial Sites as established by the Native American Heritage Commission shall be followed, and the monitor shall be retained at the Applicant's expense.

    i) Work cannot continue within the 100-foot radius of the discovery site until the archaeologist and/or tribal monitor conducts sufficient research and data collection to make a determination that the resource is either 1) not cultural in origin; or 2) not potentially eligible for listing on the National Register of Historic Places or California Register of Historical Resources.

    ii) If a potentially eligible resource is encountered, then the archaeologist and/or tribal monitor, Planning and Environmental Review staff, and project proponent shall arrange for either 1) total avoidance of the resource, if possible; or 2) test excavations or total data recovery as mitigation. The determination shall be formally documented in writing and submitted to the County Environmental Coordinator as verification that the provisions of CEQA for managing unanticipated discoveries have been met.

# VII. ENERGY

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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? | ☐ | ☐ | ☒ | ☐ |

## *ENVIRONMENTAL SETTING*

The project site is located within Tetotom Park and current energy use is for street and walkway lighting, interior lighting of the restrooms in the park, and the tennis court. The baseball field, basketball court, soccer field, volleyball court, and playground area do not have lighting.

## *IMPACT DISCUSSION*

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

   Energy will be consumed during the construction of the WCF, primarily in the form of fuel for construction workers traveling to and from the site and for the construction equipment. The project would not use an unusual number of workers and workers would be drawn from the local region. The construction equipment would use current fuel-efficient engines. Also, energy will be used to operate the WCF and to provide security lighting; however, the energy consumption will be similar to that of other WCFs and will not lead to wasteful, inefficient, or unnecessary energy use. Impacts would be ***less than significant***.

b. *Would the project conflict with or obstruct a state or local plan for renewable energy or energy efficiency?*

   Energy consumption for the construction and operation of the WCF would be consistent with that of other WCFs in the region; therefore, the project would not conflict with state or local plans. Impacts are ***less than significant***.

## *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

## VIII. GEOLOGY AND SOILS

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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 direct or indirect risks to life or property? | ☐ | ☐ | ☒ | ☐ |
| e. Have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water? | ☐ | ☐ | ☐ | ☒ |
| f. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature? | ☐ | ☐ | ☒ | ☐ |

### *ENVIRONMENTAL SETTING*

The project site is located on a nearly flat alluvial plain in the central Sacramento Valley. Sacramento County is not within the Alquist-Priolo Earthquake Fault Zone, or any other known faults.

According to the USDA Soil Survey (2018), the soil type of the proposed project area is 96.46% Fiddyment loam, 1 to 15 percent slopes and 3.54% Fiddyment fine sandy loam, 1 to 8 percent slopes.

The Fiddyment soil is moderately deep and well drained. It is formed in material weathered from consolidated sandstone or siltstone. Typically, the surface layer is brown fine sandy loam about 8 inches thick. The next layer is yellowish brown loam about 7 inches thick. The subsoil is a claypan of brown clay loam about 13 inches thick. The next 12 inches is a light yellowish brown and very pale brown hardpan that is cemented with silica. Siltstone is at a depth of about 40 inches. In some areas the surface layer is loam or sandy loam. Permeability is very slow in the Fiddyment soil. Water is perched above the claypan for short periods after heavy rainfall in winter and early spring and when the soil is overirrigated. Available water capacity is low. The effective rooting depth is 20 to 40 inches, but roots are restricted to the cracks and faces of peds in the claypan. The depth to a hardpan is 20 to 40 inches. The depth to consolidated sediments is 21 to 40 inches. The shrink-swell potential is moderate in the subsoil. Runoff is slow or medium. The hazard of water erosion is slight or moderate.

This combination of soil types is characterized as well drained with no frequency of flooding or ponding.

## ***Regulatory Setting***

### **Sacramento County Land Grading and Erosion Control**

The Project will be required to comply with the Sacramento County Land Grading and Erosion Control Ordinance (Sacramento County Code Ch. 16.44). The ordinance was established to minimize damage to surrounding properties and public rights-of-way; limit degradation to the water quality of watercourses; and curb the disruption of drainage system flow caused by the activities of clearing, grubbing, grading, filling, and excavating land. The ordinance establishes administrative procedures, minimum standards of review, and implementation and enforcement procedures for the control of erosion and sedimentation that are directly related to land grading activities.

## ***Impact Discussion***

*a. Would the project 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.*

Sacramento County is not located within an Alquist-Priolo Earthquake Fault Zone. While there are no identified active earthquake faults in the project area, the site may still experience some ground shaking due to regional faults. The Uniform Building Code includes construction regulations for earthquake safety to ensure that impacts remain ***less than significant***.

*ii. Strong seismic ground shaking?*

The project site is not within the close vicinity of a known earthquake fault and therefore would have ***no impact***.

*iii. Seismic-related ground failure, including liquefaction?*

The project site is not located near any known earthquake faults and therefore would have ***no impact***.

*iv. Landslides?*

There are no steep slopes at the project site or in the project vicinity where landslides could occur. Therefore, there would be ***no impact***.

*b. Would the project result in substantial soil erosion or the loss of topsoil?*

The project must adhere to the requirements of the Land Grading and Erosion Control Ordinance, which includes measures for soil stabilization, protection of disturbed areas, and runoff control during construction. As a result, compliance with this ordinance would reduce potential impacts to ***less than significant***.

*c. Would the project 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?*

The project soils are not unstable, nor would they become unstable as a result of the project. There is no potential for on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse. Therefore, there is ***no impact.***

*d. Would the project be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property?*

The soils at the proposed WCF site are loam and clay, which are listed as having a moderate expansion potential. Pursuant to Title 16 of the Sacramento County Code and the Uniform Building Code, a soils report will be required prior to building construction. Potential for expansive soil conditions would be accounted for in the design and construction of the project; therefore, ensuring that impacts are ***less than significant***.

*e. Would the project have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water?*

The proposed project consists of the development of an unmanned communication facility that has no need for septic or wastewater connections. Therefore, there is ***no impact***.

*f. Would the project directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?*

No known paleontological resources (e.g. fossil remains) or sites occur at the project location. Therefore, impacts would be ***less than significant***.

### ***Environmental Mitigation Measures***

No mitigation required.

# IX. GREENHOUSE GAS EMISSIONS

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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? | ☐ | ☐ | ☒ | ☐ |

## *ENVIRONMENTAL SETTING*

Greenhouse gases (GHG), including carbon dioxide ($CO_2$), methane ($CH_4$), and nitrous oxide ($N_2O$), are naturally occurring atmospheric gases that insulate Earth as part of the greenhouse effect, which is responsible for keeping temperatures on Earth conducive to life. After solar radiation is absorbed by the earth's surface, infrared radiation is emitted into the atmosphere, which is then absorbed by GHGs. Some of the infrared radiation is re-emitted back to the earth's surface, warming the atmosphere. However, human activities such as combustion of fossil fuels, have increased the amount of these GHGs in the atmosphere; and because GHGs persist in the atmosphere for time periods long enough for them to be dispersed around the globe, the increased atmospheric concentrations of excess GHG is causing the greenhouse effect to intensify and Earth's climate to warm at an unprecedented rate.

## *REGULATORY SETTING*

California has adopted statewide legislation addressing various aspects of climate change and GHG emissions mitigation. Much of this establishes a broad framework for the State's long-term GHG reduction and climate change adaptation program. Of particular importance is AB 32, which establishes a statewide goal to reduce GHG emissions back to 1990 levels by 2020, and Senate Bill (SB) 375 supports AB 32 through coordinated transportation and land use planning with the goal of more sustainable communities. SB 32 extends the State's GHG policies and establishes a near-term GHG reduction goal of 40% below 1990 emissions levels by 2030. Executive Order (EO) S-03-05 identifies a longer-term goal for 2050.[2]

### COUNTY OF SACRAMENTO CLIMATE ACTION PLANNING

The County's Climate Action Plan (CAP), adopted by the Board of Supervisors in November 2024, is a comprehensive, multi objective plan that balances environmental, economic, and community interests for the reduction of GHG emissions. Strategies and measures have been identified in the CAP to meet California's 2020 and 2045 GHG reduction targets. Each measure is supported by implementing actions to reduce GHG emissions generated from current and future activities within the unincorporated areas of the County, including existing County facilities and operations. Upon implementation of the CAP, projects being proposed in

[2] EO S-03-05 has set forth a reduction target to reduce GHG emissions by 80 percent below 1990 levels by 2050. This target has not been legislatively adopted.

unincorporated areas of the County would need to demonstrate compliance with applicable measures and actions.

### *THRESHOLDS OF SIGNIFICANCE*

Addressing GHG generation impacts requires an agency to make a determination as to what constitutes a significant impact. Governor's Office of Land Use and Climate Innovation (LCI) (formally Planning and Research (OPR's)) Guidance does not include a quantitative threshold of significance to use for assessing the proposed development's GHG emissions under CEQA. Moreover, CARB has not established such a threshold or recommended a method for setting a threshold for proposed development-level analysis.

In April 2020, SMAQMD adopted an update to their land development project operational GHG threshold, which requires a project to demonstrate consistency with CARB's 2017 Climate Change Scoping Plan. The Sacramento County Board of Supervisors adopted the updated GHG threshold in December 2020. SMAQMD's technical support document, "Greenhouse Gas Thresholds for Sacramento County", identifies operational measures that should be applied to a project to demonstrate consistency. These measures remain applicable for all projects until the CAP is implemented.

All projects must implement Tier 1 Best Management Practices to demonstrate consistency with the Climate Change Scoping Plan. After implementation of Tier 1 Best Management Practices, project emissions are compared to the operational land use screening levels table (equivalent to 1,100 metric tons of CO2e per year). If a project's operational emissions are less than or equal to 1,100 metric tons of CO2e per year after implementation of Tier 1 Best Management Practices, the project will result in a less than cumulatively considerable contribution and has no further action. Tier 1 Best Management Practices include:

- BMP 1 – no natural gas: projects shall be designed and constructed without natural gas infrastructure.
- BMP 2 – electric vehicle (EV) Ready: projects shall meet the current CalGreen Tier 2 standards.
    - EV Capable requires the installation of "raceway" (the enclosed conduit that forms the physical pathway for electrical wiring to protect it from damage) and adequate panel capacity to accommodate future installation of a dedicated branch circuit and charging station(s)
    - EV Ready requires all EV Capable improvements plus installation of dedicated branch circuit(s) (electrical pre-wiring), circuit breakers, and other electrical components, including a receptacle (240-volt outlet) or blank cover needed to support future installation of one or more charging stations

Projects that implement BMP 1 and BMP 2 can utilize SMAQMD's GHG operational screening level, which is based on the maximum size of certain types of projects (e.g., residential, retail, schools, etc.). Projects that are within the screening level are not expected to exceed 1,100 metric tons per year and are screened out of further requirements. For projects that exceed 1,100 metric tons per year, then compliance with BMP 3 would be required:

- BMP 3 – Reduce applicable project VMT by 15% residential and 15% worker relative to Sacramento County targets, and no net increase in retail VMT. In areas with above-average existing VMT, commit to providing electrical capacity for 100% electric vehicles.

### *IMPACT DISCUSSION*

*a. Would the project generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?*

The project is an unmanned WCF which uses electrical power during normal operations and a backup battery system during power outages. No natural gas would be used, and no EV charging would be required. As such GHG BMP Tier 1 is not applicable. The project is under the operational screening level for GHG and is therefore not expected to exceed the threshold of 1,100 metric tons of GHG per year. Furthermore, per the District's CEQA Guide (Chapter 6), if a project is under the operational screening level, and meets all the parameters for construction NOx screening level, then the project is not expected to exceed the District's construction GHG threshold of significance. The project site is less than 35 acres and does not involve buildings more than 4 stories tall; demolition activities; significant trenching activities; an unusually compact construction schedule; cut-and-fill operations; or import or export of soil materials requiring a considerable amount of haul truck activity. Basic Construction Emissions Control Practices are included as a mitigation measure with which the project must comply (Mitigation Measure AQ-1). The project meets the SMAQMD screening criteria for Ozone precursors (NOx), PM10 and PM2.5. The potential GHG emissions would be less than the SMAQMD threshold of 1,100 metric tons of CO2e. The project will not have the potential to interfere with the County meeting the goals of AB 32 (reducing greenhouse gas emissions to 1990 levels by 2020); therefore, the climate change impact of the project is considered ***less than significant***.

*b. Would the project conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?*

The project is consistent with County policies adopted for the purpose of reducing the emission of greenhouse gases; therefore, there would be a ***less than significant impact***.

### *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

## X. HAZARDS AND HAZARDOUS MATERIALS

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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 an 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 § 65962.5 and, as a result, would it create a significant hazard to the public or the environment? | ☐ | ☐ | ☐ | ☒ |
| e. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan? | ☐ | ☐ | ☐ | ☒ |
| f. Expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires? | ☐ | ☐ | ☒ | ☐ |

### *ENVIRONMENTAL SETTING*

The project site is located within Tetotom Park, which is part of the Sunrise Recreation & Park District. A review of available historical aerial imagery shows a vacant field through 1985. By 1995 Tetotom Park appears, including small trees and baseball fields. Since then, the property has remained in continuous use as a local recreational park. Situated on the opposite side of the tennis court is an existing unmanned telecommunication facility operated by T-Mobile. The project site is adjacent to Antelope Crossing Middle School.

### *REGULATORY SETTING*

Section 704 of the Telecommunications Act of 1996 (the “1996 Act”) addresses federal, state and local government oversight of site selection for personal wireless service facilities such as towers for cellular, personal communication services, and specialized mobile radio transmitters. The 1996 Act states the following regarding a local government’s jurisdiction pertaining to the environmental effects of radio frequency emissions (FCC, Wireless Telecommunications Bureau (1996), Fact Sheet #1 National Wireless Facilities Siting Policies, Washington, D.C.):

“No state or local government or instrumentality thereof may regulate the placement, construction, and modification of personal wireless service facilities on the basis of the environmental effects of radio frequency emissions to the extent that such facilities comply with the Commission’s regulations concerning such emissions.”

On January 1, 1997, the new Guidelines adopted by the FCC (referred to as “the Commission” in the 1996 Act section cited above) went into effect. As discussed above, the new guidelines set a national RF exposure standard which is based on elements of both the 1992 revision of the ANSI/IEEE standard and the exposure criteria recommended by the National Council on Radiation Protection and Measurements. In addition, the updated guidelines are based on recommendations from those federal agencies responsible for health and safety, including the

Environmental Protection Agency (EPA), the Center for Devices and Radiological Health (CDRH) of the Food and Drug Administration (FDA), the National Institute for Occupational Safety and Health (NIOSH) and the Occupational Safety and Health Administration (OSHA). The FCC has stated that the updated guidelines will ensure that the public and workers are adequately protected from exposure to potentially harmful RF emissions.

## MICROWAVE EMISSIONS

### *PERSONAL WIRELESS SERVICE FACILITIES BACKGROUND*

Three of the major types of personal wireless communication services currently in use are described below (information from the Federal Communications Commission (FCC) website at https://www.fcc.gov/wireless/wireless-services

### *CELLULAR TELEPHONE SERVICE*

Cellular telephone service is an extension of ordinary telephone services, except that it utilizes radio waves instead of wire to transmit and receive telephone calls. The cellular radiotelephone service is intended to provide customers with mobile telephone service over a broad geographic area. A cellular system operates by dividing a large geographic service area into cells and assigning the same frequencies to multiple, non-adjacent cells. This is known as “frequency reuse”. When a cellular subscriber makes or receives a call, the call is connected to the nearest cell site. As a subscriber travels within a cellular provider’s service area, the cellular telephone call in progress is transferred, or “handed-off”, from one cell site to another without noticeable interruption. The smaller and more numerous a provider’s cells are, the more it can reuse frequencies and the more users it can accommodate. In addition, all the cells in a cellular system are connected to a mobile telephone switching office (MTSO) by wireline (landline) or microwave links. The MTSO switches wireline-to-mobile and mobile-to-wireline calls between the public switched telephone network (PSTN) and the cell site. Cellular radio systems operate in the 824 – 849 MHz and 869 – 894 MHz frequency range, per FCC allocation.

### *PERSONAL COMMUNICATIONS SERVICES (PCS)*

PCS encompasses two different licensed services offered over two different frequency bands, as well as certain unlicensed service. “Narrowband” PCS operates on frequencies in the 901 – 941 MHz range and is suitable for offering a variety of specialized services such as Messaging and two-way paging. “Broadband” PCS is similar to cellular radiotelephone service, except that PCS operates in a higher frequency band (1850 – 1990 MHz) which allows for a wider variety of communications services such as digital, voice, data and paging transmissions, over the same spectrum. Because PCS operates at a higher frequency than cellular service, PCS systems may require more antenna transmitters in the same geographic area.

### *WIRELESS COMMUNICATIONS SERVICE (WCS)*

WCS may provide fixed, mobile, radiolocation or satellite communication services to individuals and businesses within their assigned spectrum block and geographical area. The WCS is capable of providing advanced wireless phone services which are able to pinpoint subscribers in any given locale. WCS is used to provide a variety of mobile services, including an entire family of new communication devices utilizing very small, lightweight, multi-function portable phones and advanced devices with two-way data capabilities. WCS systems are able to communicate with other telephone networks as well as with personal digital assistants, allowing subscribers to

send and receive data and/or video messages without connection to a wire. By FCC allocation, WCS operates in one of two bands: 2305 – 2320 MHz and 2345 – 2360 MHz.

### *ELECTROMAGNETIC FIELDS (EMFS) AND SAFETY STANDARDS*

The FCC published "A Local Government Official's Guide to Transmitting Antenna RF Emission Safety: Rules, Procedures, and Practical Guidance" (June 2, 2000, with subsequent updates, hereafter called RF Guide), the purpose of which is to ensure that the antenna facilities located in communities comply with the FCC's limits for human exposure to radiofrequency (RF) electromagnetic fields. The RF Guide explains the science of RF and the electromagnetic spectrum, the exposure guidelines and rules, and explains the procedures for compliance. The FCC Office of Engineering and Technology has also published Bulletin 56 (and 65, an addendum) in 1999, which answers many common questions about RF and about exposure limits. The RF Guide and Bulletins 56 and 65 are incorporated by reference and are available for review at the Division of Planning and Environmental Review, 827 7th Street, Room 225, Sacramento or online at http://www.fcc.gov/oet/rfsafety/. The information below is based entirely upon the incorporated publications.

As discussed above, personal wireless service facilities utilize radio waves to transmit and receive telephone calls. Radio waves and microwaves are forms of electromagnetic energy that are collectively described by the term "radiofrequency" or "RF." RF emissions can be discussed in terms of "energy," "radiation" or "fields." Radiation is simply defined as the movement of energy through space in the form of waves or particles. Electromagnetic radiation is when both electric and magnetic energy move together. The term "electromagnetic field" is used to indicate the presence of electromagnetic energy at a specific location. Like any wave-related phenomenon, electromagnetic energy is described by a wavelength and a frequency. RF signals are transmitted over a wide range of frequencies. The frequency of an RF signal is expressed in terms of cycles per second, or "Hertz" (Hz).

The range of wavelengths and frequencies of electromagnetic radiation is known as the electromagnetic spectrum. The frequency of the wave corresponds to its energy: a high frequency wave has high energy. Waves with sufficient energy are "ionizing", that is, they are capable of stripping electrons from atoms and molecules, which results in a fundamental alteration of the nature of those molecules. Only very high-frequency waves, such as X-rays and gamma rays, have sufficient energy to ionize atoms and molecules. At the low-frequency end of the electromagnetic spectrum are low-energy, non-ionizing waves such as radio waves and visible light. Radiation described as non-ionizing does not have sufficient energy to alter the nature of the atoms and molecules it encounters.

Electromagnetic energy is common in the environment, resulting from numerous human-made and natural sources. Human-made sources include electrical wiring, utility lines, appliances, computers, and television and radio broadcasts. Natural sources include the human body, the earth's magnetic field, and visible light. Electric and magnetic fields produced by every-day electrical appliances, radio waves, and microwaves are low-energy – even visible light is higher energy than these sources. High-energy waves at the top of the spectrum are X-rays and gamma rays.

The rate at which an organism will absorb RF energy is specific to the type of organism – this is referred to as the specific absorption rate (SAR), defined as the power absorbed per mass of tissue (watts per kilogram). Therefore, standards for maximum safe exposure are set to limit the specific absorption rate (SAR) below a maximum permissible level as averaged over the human

body. The absorption of this energy can result in thermal effects – that is, the energy produced causes heating of the tissues. At low-level RF radiation exposure, such as what is generated by appliances, cellular phones, and cellular towers, significant heating effects or health hazards are not observed.

To ensure that exposure remains well below safe limits, in August 1996 the Federal Communications Commission (FCC) adopted guidelines for evaluating the environmental effects of radio frequency emissions (FCC, (1996) Report and Order, ET Docket No. 93-62 Washington, D.C.). The guidelines effectively set a national radio frequency (RF) exposure standard based on elements of both the 1992 revision of the American National Standards Institute (ANSI) standard for RF exposure and the exposure criteria recommended by the National Council on Radiation Protection and Measurements (NCRP).

The 1996 FCC limits for maximum permissible exposure specifies two tiers of exposure criteria, one tier for “controlled environments” (usually involving occupational environments) and a second, more stringent tier for “uncontrolled environments” (usually involving the general public). The FCC limits set the allowable specific absorption rate (SAR) level from *localized* exposure (e.g., hand-held devices) at 1.6 watts per kilogram (W/kg) for the general public (uncontrolled environments), as averaged over 1 gram of tissue. The FCC recommended exposure limits for generalized exposure are summarized in Table 1 of Bulletin 56, which includes maximum power density levels for RF energy originating from communication sites (as well as other sources). The levels are determined based on continuous exposure, are dependent on the frequency which is transmitted from the site, and are usually expressed in milliwatts per square centimeter (mW/cm²).

Generally, personal wireless services such as cellular, PCS, and WCS transmit in a frequency range of 300 – 3000 MHz (megahertz). Power density limits for uncontrolled environments (i.e., general public) from transmitters in this range are calculated by dividing the frequency by 1500 (f/1500). Therefore, a facility transmitting at a frequency of 870 MHz would have a maximum recommended power density of 0.58 mW/cm². At frequencies of 1500 – 100,000MHz the maximum power density is set at 1.0 mW/cm².

On March 27, 2013, the Commission adopted a First Report and Order (First RF Report and Order), Further Notice of Proposed Rulemaking (2013 RF Further Notice), and Notice of Inquiry (2013 RF Inquiry) in this proceeding, 78 FR 33654, June 4, 2013. In the 2019 Second Report and Order, the Commission simplified the regulatory framework for determining compliance with the Commission's existing RF exposure limits by providing more efficient, practical, and consistent RF exposure exemption criteria, evaluation procedures, and mitigation measures to help ensure compliance with the RF exposure limits. In the 2019 Memorandum Opinion and Order, the Commission affirmed its decision in the First RF Report and Order to classify in its rules the pinna (outer ear) as an extremity for RF exposure compliance testing. In the 2019 Termination of Notice of Inquiry, the Commission terminated the 2013 RF Inquiry that sought comment on the efficacy and propriety of the Commission's existing guidelines and policies for limiting RF exposure to humans, finding no appropriate basis for and thus declining to propose amendments to existing limits at this time.

## ***Impact Discussion***

a. *Would the project create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?*

The proposed project would not transport, use, or dispose of hazardous materials. Therefore, there is ***no impact***.

*b. Would the project 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?*

The project will not be using hazardous materials therefore there is no risk of upset that would release hazardous materials.

Communication towers are manufactured under rigid conditions and the design and required safety factors are specified in the Uniform Building Code. The pole fabrication process is subject to independent inspection. The tower and foundation designs will be engineered to meet or exceed all requirements of the Uniform Building Code; the building codes take into account the various stress loads that could be placed on the tower structure by earthquake, winds, storms, and any other combinations of high stress factors. The safety factors involved in the manufacture of these poles and their installation results in a very large margin of safety.

Accredited by the American National Standards Institute (ANSI), a Standard entitled "Structural Standards for Antenna Supporting Structures and Antennas" has been established for the design, superstructure, and foundation of telecommunication towers. This standard is designated as ANSI/TIA-222, provisions F and G, and is the governing document for telecommunication towers in the United States. The development of the standard was sponsored by the Telecommunication Industry Association (TIA) subcommittee TR-14.7. The key aspects discussed in the document are: modernization of the design of new towers and existing towers, definition of wind and ice load, and applicable requirements in the case of seismic activity.

The applicant provided a certified structural letter of the proposed monopole, signed by Chandra Rao, Valmont Industries Inc. (Appendix B). According to the letter, the "fall drop zone" (radius of tower failure) for the proposed project is estimated to be within a 60± foot radius of the tower center. The area that would be affected by potential pole collapse consists of the southwestern part of the subject property, which is an area of trees and lawn, a tennis court, and a portion of a public restroom. No residential structures occur within the potential fall zone of the tower.

Monopole failure has the potential to impact the existing trees/vegetation/fencing located in the area around the tower. However, as the monopole is an engineer-designed structure that will comply with the safety factors specified in the Uniform Building Code, monopole failure is considered extremely unlikely. Potential impacts as a result of monopole collapse are therefore considered ***less than significant***.

*c. Would the project emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?*

The project site is directly adjacent to an existing school; however, the proposed project does not involve the use, storage, or handling of hazardous materials and poses no risk of their release.

There are no known significant biological effects associated with cellular facilities when they are operated at or below FCC-adopted standards. At this location, the site will be leased to Verizon which is proposing a 50' monopole that will accommodate twelve (12) 8' antennas, eight (8) RRUs (remote radio units), two (2) service lights, 30KW backup generator, and associated electrical equipment.

The applicant provided a Radio Frequency Emissions Compliance Report prepared by Jamie Santos, Radio Frequency (RF) Engineer of Dtech Communications, LLC, which included an engineering statement confirming compliance with radiofrequency radiation exposure limits (Appendix C). Dtech Communications, LLC performed predictive modeling, following the FCC requirements, for the proposed project. The report states that for a person of average height (6 feet) in publicly accessible areas, such as the ground, nearby rooftops, or adjacent streetlights, the radio frequency from the proposed unmanned communication facility would be below the FCC's General Population Maximum Permissible Exposure (MPE) limits.

However, at antenna height, exposure levels exceed these limits within a 75-foot radius in front of the antenna. Some structures, such as nearby light poles, may fall within this higher exposure zones. The report recommends RF Alerting Signage at the base of the tower and signage that restricts access to only authorized climbers that have completed RF safety training as required for occupational environmental compliance. No significant environmental impacts related to EMF emissions are expected as a result of this project; impacts are ***less than significant***.

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

Section 65962.5 of the Government Code is colloquially known as "Cortese List", which is a list of hazardous waste facilities that are subject to corrective action. The proposed project site is not included on any list compiled pursuant to Section 65962.5 of the Government Code. Additionally, a search of the EnviroStor and GeoTracker databases was conducted and no hazardous material records were located on site or in proximity to the project site; therefore, there is ***no impact***.

*e. Would the project impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?*

The site is planned to be accessed through a new driveway which would connect to the park's existing interior roadway. This proposed driveway would allow emergency response access and would not interfere with an adopted emergency response plan or emergency evacuation plan. Therefore, there would be ***no impact***.

*f. Would the project expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires?*

The proposed project is within Tetotom Park. It would not expose people or structures to increase potential for wildfire. Therefore, impacts would be ***less than significant***.

### *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

## XI. HYDROLOGY AND WATER QUALITY

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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 a 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 offsite; | ☐ | ☐ | ☒ | ☐ |
| 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. Develop in an area that is subject to 200-year urban levels of flood protection (ULOP)? | ☐ | ☐ | ☐ | ☒ |
| e. In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation? | ☐ | ☐ | ☐ | ☒ |
| f. Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan? | ☐ | ☐ | ☐ | ☒ |

### *ENVIRONMENTAL SETTING*

The Sacramento County Department of Water Resources Drainage Division is the main agency responsible for managing stormwater drainage and flood control in unincorporated Sacramento County, including the project area. Water supply is served by the California American Water.

The existing drainage system within the project area consists of roadside drainages that allow water to flow into existing culverts, canals, and streams.

The project site lies within the boundaries of a locally designated floodplain; however, it is not situated within a federally designated flood hazard zone. According to the Federal Emergency Management Agency (FEMA) National Flood Hazard Layer, the project area is within Zone X, an area of minimal flood hazard or an area with reduced flood risk due to levee.

## *REGULATORY SETTING*

### CONSTRUCTION WATER QUALITY: EROSION AND GRADING

Construction on undeveloped land exposes bare soil, which can be mobilized by rain or wind and displaced into waterways or become an air pollutant. Construction equipment can also track mud and dirt onto roadways, where rain will wash the sediment into storm drains and thence into surface waters. After construction is complete, various other pollutants generated by site use can also be washed into local waterways. These pollutants include vehicle fluids, heavy metals deposited by vehicles, and pesticides or fertilizers used in landscaping.

Sacramento County has a National Pollutant Discharge Elimination System (NPDES) Municipal Stormwater Permit issued by the Regional Board. The Municipal Stormwater Permit requires the County to reduce pollutants in stormwater discharges to the maximum extent practicable. The County complies with this permit in part by developing and enforcing ordinances and requirements to reduce the discharge of sediments and other pollutants in runoff from newly developing and redeveloping areas of the County.

The County has established a Stormwater Ordinance (Sacramento County Code 15.12). The Stormwater Ordinance prohibits the discharge of unauthorized non-stormwater to the County's stormwater conveyance system and local creeks. It applies to all private and public projects in the County, regardless of size or land use type. In addition, Sacramento County Code 16.44 (Land Grading and Erosion Control) requires private construction sites disturbing one or more acres or moving 350 cubic yards or more of earthen material to obtain a grading permit. To obtain a grading permit, project proponents must prepare and submit for approval an Erosion and Sediment Control (ESC) Plan describing erosion and sediment control best management practices (BMPs) that will be implemented during construction to prevent sediment from leaving the site and entering the County's storm drain system or local receiving waters. Construction projects not subject to SCC 16.44 are subject to the Stormwater Ordinance (SCC 15.12) described above.

In addition to complying with the County's ordinances and requirements, construction sites disturbing one or more acres are required to comply with the State's General Stormwater Permit for Construction Activities. The General Permit requires preparation and implementation of a site-specific Stormwater Pollution Prevention Plan (SWPPP) that must be kept on site at all times for review by the State inspector. Although the County has no enforcement authority related to the Construction General Permit, the County is required by its Municipal Stormwater Permit to verify that SWPPPs include six minimum components.

During the wet season (October 1 – April 30), the project must include an effective combination of erosion, sediment and other pollution control BMPs in compliance with the County ordinances and the State's Construction General Permit. During the rest of the year, typically erosion controls are not required, except in the case of predicted rain.

Erosion controls should always be the first line of defense, to keep soil from being mobilized in wind and water. Examples include stabilized construction entrances, tackified mulch, 3-step hydroseeding, spray-on soil stabilizers and anchored blankets. Sediment controls are the second line of defense; they help to filter sediment out of runoff before it reaches the storm drains and local waterways. Examples include rock bags to protect storm drain inlets, staked or weighted straw wattles/fiber rolls, and silt fences.

In addition to erosion and sediment controls, the project must have BMPs in place to keep other construction-related wastes and pollutants out of the storm drains. Such practices include but are not limited to: filtering water from dewatering operations, providing proper washout areas for concrete trucks and stucco/paint contractors, containing wastes, managing portable toilets properly, and dry sweeping instead of washing down dirty pavement.

It is the responsibility of the project proponent to verify that the proposed BMPs for the project are appropriate for the unique site conditions, including topography, soil type and anticipated volumes of water entering and leaving the site during the construction phase. In particular, the project proponent should check for the presence of colloidal clay soils on the site. Experience has shown that these soils do not settle out with conventional sedimentation and filtration BMPs. The project proponent may wish to conduct settling column tests in addition to other soils testing on the site, to ascertain whether conventional BMPs will work for the project.

If sediment-laden or otherwise polluted runoff discharges from the construction site are found to impact the County's storm drain system and/or Waters of the State, the property owner will be subject to enforcement action and possible fines by the County and the Central Valley Regional Water Quality Control Board.

### *Impact Discussion*

a. *Would the project violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?*

   Compliance with the Stormwater Ordinance and Land Grading and Erosion Control Ordinance (Chapters 15.12 and 16.44 of the County Code respectively) will ensure that the project will not create substantial sources of polluted runoff or otherwise substantially degrade ground or surface water quality. Therefore, the impact is ***less than significant***.

b. *Would the project substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?*

   The project is an unmanned communication facility located within Tetotom Park, adjacent to the tennis courts. The project will not use groundwater, and the proposed project site is not within a known groundwater recharge area. Therefore, there is ***no Impact***.

c. *Would the project 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 a substantial erosion or siltation on- or off-site;*

The proposed project would not alter the course of a water body, nor would it alter the existing site drainage pattern. The site drainage is not expected to result in substantial on or off-site siltation or erosion. Therefore, there is ***no impact***.

*ii. substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or offsite;*

The project does not involve any modifications that would substantially alter the existing drainage pattern and/or increase the rate or amount of surface runoff in a manner that would lead to flooding. Compliance with applicable requirements of the Sacramento County Floodplain Management Ordinance, Sacramento County Water Agency Code, and Sacramento County Improvement Standards will ensure that impacts are ***less than significant***.

*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*

The project site is within Tetotom Park and is developed with drainage systems in place. The small increase of impermeable surface would not generate runoff that would exceed the capacity of the existing drainage system. Therefore, impacts would be ***less than significant***.

*iv. impede or redirect flood flows?*

The proposed project site is within a local floodplain and would be subjected to requirements set forth by the County Floodplain Management Ordinance, such as flood proofing or construction above the base flood elevation. The project consists of the construction of an unmanned communication facility adjacent to the tennis courts at Tetotom Park, due to the small footprint of the new facility and compliance with the Floodplain Management Ordinance, the project would not impede or redirect flood flows. Therefore, there is a ***less than significant impact***.

*d. Would the project develop in an area that is subject to 200-year urban levels of flood protection (ULOP)?*

The project is not located in an area subject to 200-year urban levels of flood protection (ULOP). Therefore, there is ***no impact***.

*e. Would the project in flood hazard, tsunami, or seiche zones risk release of pollutants due to project inundation?*

The proposed project site is not within a flood hazard zone. The Pacific Ocean is over 100 miles to the west; therefore, there would not be a risk of tsunami. There are no large bodies of water near the project site that would result in seiche hazards nor is the project region subjected to strong seismic ground shaking. Therefore, the proposed project would not risk the release of pollution due to project inundation and there would be ***no impact***.

*f. Would the project conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?*

The proposed project would not conflict with, or obstruct, the implementation of a water quality control plan or sustainable groundwater management plan and therefore would have ***no impact***.

### *Environmental Mitigation Measures*

No mitigation required.

## XII. Land Use and Planning

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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? | ☐ | ☐ | ☒ | ☐ |

### *Environmental Setting*

The project area is zoned O - Recreation. The designated zoning classifications in the proposed project vicinity include RD-5 (Low Density Single-Family Residential), RD-7 (Low Density Single-Family Residential), and UR (Urban Reserve). Surrounding uses include residential uses to the north, south, and west, and a school to the east.

### *Impact Discussion*

*a. Would the project physically divide an established community?*

The proposed project would not divide an established community. The project area is zoned O – Recreation and developed as a public park. The surrounding parcels are zoned as residential and urban reserve. The project consists of the construction and operation of a new WCF adjacent to the existing tennis court. Therefore, there would be ***no impact***.

*b. Would the project 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?*

The proposed project would not result in a significant environmental impact due to any conflicts with land use plans, policies, or regulations aimed at avoiding or mitigating environmental effects. Each topical section of this document contains specific policies related to the mitigation of environmental impacts, along with an analysis of their consistency with those policies. Therefore, impacts would be ***less than significant***.

### *Environmental Mitigation Measures*

No mitigation required.

## XIII. MINERAL RESOURCES

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| a. Result in the loss of availability of a known mineral resource that would be a 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? | ☐ | ☐ | ☐ | ☒ |

### *ENVIRONMENTAL SETTING*

The California Surface Mining and Reclamation Act (SMARA) requires the California Geological Survey to classify the regional significance of mineral resources and create mineral land classification reports. The proposed project site is located in an MRZ-1, classified as areas of no mineral significance. There are no mining operations within the vicinity of the proposed project.

### *IMPACT DISCUSSION*

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

The proposed project site is surrounded by urban development and is not classified as an area containing mineral resources. The proposed project would not 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. Therefore, there would be ***no impact***.

*b. Would the project 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?*

There are no resource recovery sites delineated on any local government plan, specific plan, or land use plan. The proposed project is not located near a mineral resource recover site delineated by the General Plan or any other applicable land use plan. Therefore, there would be ***no impact***.

### *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

# XIV. NOISE

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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? | ☐ | ☐ | ☒ | ☐ |

## *ENVIRONMENTAL SETTING*

The project site is a developed park containing a baseball field, basketball half court, volleyball court, tennis court, soccer field, picnic areas, a play area and parking lot. The vegetation of the park consists of irrigated grass and landscape trees. Surrounding the park are roadways with extensive residential development and a middle school. The existing noise associated with the park consists of activities such as baseball, basketball and children playing. Some noise could be from people picnicking or having birthdays or other celebrations. As the park is only equipped with lighting intended for safety and security, most noise-generating activities are unlikely to occur during nighttime hours, with the exception of the tennis courts, which are illuminated and may remain in use after dark. Generally, the area does not generate substantial noise.

## *REGULATORY SETTING*

### SACRAMENTO COUNTY NOISE CONTROL ORDINANCE

The County's Noise Control Ordinance sets limits for exterior noise levels for all residential zoned properties and on some agricultural-residential zoned properties. The ordinance limits the duration of noise based on many factors, including the type of source, tonal characteristics of the source, ambient noise levels, time of day, etc., by utilizing a system of noise criteria not to be exceeded based on the duration of noise over any given hour. Construction noise is specifically exempted from the Noise Ordinance (Sacramento County Code Section 6.68). **Table IS-3** summarizes the Noise Ordinance standards.

In recognition of ambient noise, the ordinance allows the standards set forth in **Table IS-3** to be adjusted in 5 dBA increments to encompass the ambient noise level. For example, if the ambient noise level for a given hour was 57 dBA, the daytime L50 noise standard would be increased to 60 dBA. The Noise Control Ordinance also states that each of the standards identified in **Table IS-3** should be reduced by 5 dBA for impulsive or simple tone noises, or for noises consisting of speech or music.

**Table IS-3: Sacramento County Noise Ordinance**

| Cumulative Duration of the Intrusive Sound | Descriptor | Exterior Noise Standard, dB | |
|---|---|---|---|
| | | Daytime (7am – 10pm) | Nighttime (10pm – 7am) |
| 30 – 60 minutes per hour | $L_{50}$ | 55 | 50 |
| 15 – 30 minutes per hour | $L_{25}$ | 60 | 55 |
| 5 – 15 minutes per hour | $L_{08}$ | 65 | 60 |
| 1 – 5 minutes per hour | $L_{02}$ | 70 | 65 |
| Level not to be exceeded at any time | $L_{max}$ | 75 | 70 |
| Source: Sacramento County, Noise Control Ordinance. Chapter 6.68.070 | | | |

## *Impact Discussion*

*a. Would the project generate 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?*

The project is not in the vicinity of any uses that generate substantial noise. Project construction will result in a temporary increase in ambient noise levels in the project vicinity. This impact is less than significant due to the temporary nature of these activities, limits on the duration of noise, and evening and nighttime restrictions imposed by the County Noise Ordinance (Chapter 6.68 of the County Code).

During operations of the WCF no noise would be generated, and the WCF will utilize a generator located behind an eight-foot-tall wrought iron fence that would operate once a month for approximately an hour. The noise emitted from the generator would be equivalent to that of an idling delivery truck. A 2005 noise study was conducted by Bollard Acoustical Consultants, Inc., where the noise impacts of a single idling truck was evaluated. At distance of 100 feet, there is an average noise level of 65 dB. Using the standard logarithmic scale for noise analysis, the projected noise level for the nearest residential community, a single-family residential house located 215 feet south of the generator, would be approximately 55 dB. The project noise level is below the Sacramento County outdoor noise level criteria.

Therefore, noise impacts from construction and operations would be ***less than significant***.

*b. Would the project result in generation of excessive groundborne vibration or groundborne noise levels?*

The project will not involve the use of pile driving or other methods that would produce excessive groundborne vibration or noise levels at the property boundary. A ***less than significant*** impact will result.

### *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

## XV. POPULATION AND HOUSING

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| 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 substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere? | ☐ | ☐ | ☐ | ☒ |

### *ENVIRONMENTAL SETTING*

The project site is located within Tetotom Park, which is part of the Sunrise Recreation & Park District. A review of available historical aerial imagery shows a vacant field through 1985. By 1995 Tetotom Park appears, including small trees and baseball fields. Since then, the property has remained in continuous use as a local recreational park, including a baseball diamond, two soccer fields, a basketball half-court, a tennis court, a volleyball court, two children's playgrounds, multiple picnic areas, and on-site parking lot. There are existing residential developments surrounding the park to the north, south, and west, and a middle school to the east.

### *IMPACT DISCUSSION*

a. *Would the project 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)?*

   The project proposal is for a new unmanned WCF and is consistent with existing land use designations. The project will neither directly nor indirectly induce substantial unplanned population growth. A ***less than significant*** impact will result.

b. *Would the project displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere?*

   The project will not result in the removal of the existing houses and thus will not displace substantial amounts of existing housing. There will be ***no impact***.

### *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

## XVI. PUBLIC SERVICES

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| a. Result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times, or other performance objectives for any of the public services: | | | | |
| Fire protection? | ☐ | ☐ | ☒ | ☐ |
| Police protection? | ☐ | ☐ | ☒ | ☐ |
| Schools? | ☐ | ☐ | ☐ | ☒ |
| Parks? | ☐ | ☐ | ☐ | ☒ |
| Other public facilities? | ☐ | ☐ | ☐ | ☒ |

### *ENVIRONMENTAL SETTING*

The proposed project is located within the Antelope community. It is served by the Sacramento Metropolitan Fire District (Sac Metro) and the Sacramento County Sheriff's Department. The proposed project site is within the Roseville Joint Union High and Dry Creek Joint Elementary School Districts. The project site is located within Tetotom Park which is a part of the Sunrise Recreation & Park District.

### *IMPACT DISCUSSION*

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

*Fire protection?*

Although the proposed project would introduce an increased level of development within the Sac Metro service area, it would not require the construction of new physical structures or modifications to existing ones to maintain acceptable service ratios. Therefore, impacts are ***less than significant***.

*Police protection?*

Although the proposed project would introduce an increased level of development with the Sheriff's service area, it would not require the construction of new physical structures or

modifications to existing ones to uphold acceptable service ratios. Therefore, impacts are ***less than significant***.

*Schools?*

The proposed facility is an unmanned WCF which would not generate any new students. Therefore, there is ***no impact***.

*Parks?*

The proposed facility is an unmanned WCF which would not generate any new park users. Therefore, there is ***no impact***.

*Other public facilities?*

The proposed facility is an unmanned WCF which would not generate any new users of library facilities. Therefore, there is ***no impact***.

### *Environmental Mitigation Measures*

No mitigation required.

## XVII. Recreation

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | 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? | ☐ | ☐ | ☒ | ☐ |

### *Environmental Setting*

The project site is located within Tetotom Park, which is part of the Sunrise Recreation & Park District. A review of available historical aerial imagery shows a vacant field through 1985. By 1995 Tetotom Park appears, including small trees and baseball fields. Since then, the property has remained in continuous use as a local recreational park, including a baseball diamond, two soccer fields, a basketball half-court, a tennis court, a volleyball court, two children's playgrounds, multiple picnic areas, and on-site parking lot.

### *IMPACT DISCUSSION*

*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?*

The project is an unmanned WCF. No increase in use would result from the development of the project. However, as the facility will be within the park, the facility does reduce the overall size of the park. This would not impact access to, or operations of, the park nor would it cause substantial physical deterioration of the park. Therefore, impacts would be ***less than significant***.

*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?*

The construction of the project will result in a short-term reduction in access to some portions of the park. However, when the WCF is completed, the project would not require the development of new or expanded recreational facilities. Therefore, the impacts would be ***less than significant***.

### *ENVIRONMENTAL MITIGATION MEASURES*

No mitigation required.

## XVIII. TRANSPORTATION

| Would the project: | **Potentially Significant** | **Less than Significant with Mitigation** | **Less than Significant** | **No Impact** |
|---|---|---|---|---|
| a. Conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities? | ☐ | ☐ | ☒ | ☐ |
| b. Conflict or be inconsistent with CEQA Guidelines § 15064.3, subdivision (b) – measuring transportation impacts individually or cumulatively, using a vehicles miles traveled standard established by the County? | ☐ | ☐ | ☒ | ☐ |
| c. Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)? | ☐ | ☐ | ☐ | ☒ |
| d. Result in inadequate emergency access? | ☐ | ☐ | ☐ | ☒ |

## ENVIRONMENTAL SETTING

The project is located within Tetotom Park, which is part of the Sunrise Recreation & Park District. The park has been designed to incorporate existing interior roadways to provide emergency access. The unmanned communication facility is accessible via Heartland Drive.

## IMPACT DISCUSSION

a. *Would the project conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities?*

   During the construction of the facility, there would be trips generated; however, these trips would be minor. As an unmanned communications facility, the operation of the project would not generate trips. Therefore, the project does not conflict with alternative transportation policies of the Sacramento County General Plan, with the Sacramento Regional Transit Master Plan, or other adopted policies, plans or programs supporting alternative transportation. Therefore, impacts are ***less than significant***.

b. *Would the project conflict or be inconsistent with CEQA Guidelines § 15064.3, subdivision (b) – measuring transportation impacts individually or cumulatively, using a vehicles miles traveled standard established by the County?*

   The proposed project involves the development of an unmanned communications facility, which would not generate any trips beyond those associated with construction activities. Following construction, only periodic and infrequent maintenance visits would occur, resulting in a negligible contribution to long-term vehicle trip generation. Therefore, there is a ***less than significant impact***.

c. *Would the project substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?*

   The proposed project does not add dangerous curves, introduce transportation facilities where there is inadequate site distance, or otherwise increases any hazards. Project access during construction and any maintenance access during operation would use the parks existing interior roadway and would therefore not change any design or configuration Therefore, there is ***no impact***.

d. *Would the project result in inadequate emergency access?*

   The proposed access to the unmanned communication facility will be via a new access route connected to the park's internal roadways. Sac Metro had no further comments and conditions regarding fire access standards. The project would not result in inadequate emergency access and would have ***no impact***.

## ENVIRONMENTAL MITIGATION MEASURES

No mitigation required.

## XIX. TRIBAL CULTURAL RESOURCES

| Would the project: | Potentially Significant | Less than Significant with Mitigation | Less than Significant | No Impact |
|---|---|---|---|---|
| a. Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code § 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 Resource Code § 5024.1, the lead agency shall consider the significance of the resource to a California Native American tribe. | ☐ | ☒ | ☐ | ☐ |

### *ENVIRONMENTAL SETTING*

The proposed project site is situated within the ethnographic-period territory of the Nissean, a subgroup of the Southern Maidu. Ethnographic records indicate that the Nissean maintained permanent settlements along major river systems within the Sacramento Valley and the adjoining foothill regions. The project site is located approximately 1.25 miles south of Dry Creek, within the broader Sacramento Valley. A portion of the subject area has previously undergone cultural resources survey, and no indigenous-period or ethnographic-period cultural resources were identified.

### *REGULATORY SETTING*

Under PRC Section 21084.3, public agencies shall, when feasible, avoid damaging effects to any tribal cultural resource. California Native American tribes traditionally and culturally affiliated with a geographic area may have expertise concerning their tribal cultural resources (21080.3.1(a)).

In accordance with Assembly Bill (AB) 52, codified as Section 21080.3.1 of CEQA, formal notification letters were sent to those tribes who had previously requested to be notified of Sacramento County projects. A request for consultation was not received by the tribes.

### *IMPACT DISCUSSION*

a. *Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code § 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)?*

      A Sacred Lands File Search (SLFS) was requested to the Native American Heritage Commission (NAHC). On April 17, 2025, the NAHC responded that there was a negative SLFS for the project site. There is no evidence indicating the presence of tribal cultural resources near the project site. A request for consultation was not received by the tribes. Therefore, there is ***no impact***.

   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 Resource Code § 5024.1, the lead agency shall consider the significance of the resource to a California Native American tribe?*

      There is no information suggesting that there are any tribal cultural resources in the vicinity of the project site. Mitigation Measure CUL-1 will ensure proper evaluation and management of unanticipated discoveries of potential tribal cultural resources (TCRs), archaeological, or cultural resources that may occur during the project's ground-disturbing activities. Therefore, there is a ***less than significant impact with mitigation***.

### *ENVIRONMENTAL MITIGATION MEASURES*

No additional mitigation required. Refer to Mitigation Measure CUL-1: Cultural Resources Unanticipated Discoveries for required mitigation.

## XX. UTILITIES AND SERVICE SYSTEMS

| Would the project: | **Potentially Significant** | **Less than Significant with Mitigation** | **Less than Significant** | **No Impact** |
|---|---|---|---|---|
| a. Require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water 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. Result in substantial adverse physical impacts associated with the provision of storm water drainage facilities? | ☐ | ☐ | ☒ | ☐ |
| f. Result in substantial adverse physical impacts associated with the provision of electric or natural gas service? | ☐ | ☐ | ☒ | ☐ |
| g. Comply with federal, state, and local management and reduction statutes and regulations related to solid waste? | ☐ | ☐ | ☐ | ☒ |

## ENVIRONMENTAL SETTING

The project site is located within Tetotom Park, which is part of the Sunrise Recreation & Park District. A review of available historical aerial imagery shows a vacant field through 1985. By 1995 the Tetotom Park appears, including small trees and baseball fields. Since then, the property has remained in continuous use as a local recreational park, including a baseball diamond, two soccer fields, a half-court basketball, a tennis court, a volleyball court, two children's playgrounds, multiple picnic areas, and on-site parking lot. Currently, water used for restrooms and landscape watering is supplied by the California American Water District. Electricity for street and walkway lighting, the tennis court, and interior lighting of the restrooms is supplied by Sacramento Municipal Utility District (SMUD). The baseball field, basketball court, soccer field, volleyball court, and playground area do not have lighting fixtures. Wastewater service is from Sacramento Area Sewer District (SacSewer) and solid waste disposal is under the purview of Sacramento County Waste Management & Recycling. These utilities do not have any current issues in providing service to the park.

## IMPACT DISCUSSION

a. *Would the project require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?*

The project would not require any water service, or wastewater service/treatment as the project is an unmanned communications facility. The project will require electrical power for operations; however, the amount of power required is within the service currently provided and would not require the construction or relocation of new facilities. The project would not generate solid waste. Therefore, impacts would be ***less than significant***.

*b. Would the project have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry, and multiple dry years?*

The project is an unmanned communications facility and does not require water service. Therefore, there is ***no impact***.

*c. Would the project 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?*

The project is an unmanned communications facility and does not require wastewater treatment. Therefore, there is ***no impact***.

*d. Would the project 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?*

The project is an unmanned communications facility and does not generate solid waste. Therefore, there is ***no impact***.

*e. Would the project result in substantial adverse physical impacts associated with the provision of storm water drainage facilities?*

The project is an unmanned WCF which would connect into the existing storm water drainage facilities located within existing roadways and other developed areas. No significant new impacts would result from stormwater facility extension. Therefore, there would be a ***less than significant impact***.

*f. Would the project result in substantial adverse physical impacts associated with the provision of electric or natural gas services?*

The project would not use natural gas, and the amount of electricity used would not result in substantial adverse physical impact. Therefore, impacts would be ***less than significant***.

*g. Would the project comply with federal, state, and local management and reduction statutes and regulations related to solid waste?*

The project is an unmanned communications facility and does not generate solid waste. Therefore, there is ***no impact***.

## *Environmental Mitigation Measures*

No mitigation required.

## XXI. WILDFIRE

| If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project: | **Potentially Significant** | **Less than Significant with Mitigation** | **Less than Significant** | **No Impact** |
|---|---|---|---|---|
| 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 a 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 on the environment? | ☐ | ☐ | ☒ | ☐ |
| d. Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes? | ☐ | ☐ | ☒ | ☐ |

### *ENVIRONMENTAL SETTING*

The project site is a developed park containing a baseball field, a basketball half court, a volleyball court, a tennis court, soccer fields, picnic areas, a play area, and parking lot. The vegetation of the park consists of irrigated grass and landscape trees. Surrounding the park are roadways with extensive residential development to the north, south, and west, and a school to the east. There are not large expanses of native grasslands or forested areas. The project site is not within a designated high fire hazard severity zone or state responsible areas (SRAs) set forth by the California Department of Forestry and Fire Protection (CAL FIRE).

### *IMPACT DISCUSSION*

a. *Would the project substantially impair an adopted emergency response plan or emergency evacuation plan?*

   The project site is not in a very high or high fire hazard severity zone and would not impair the emergency response plan or evacuation plan. Therefore, there would be ***no impact***.

b. *Would the project, 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 a wildfire?*

   The project is not within SRAs or a very high or high severity zone. Development of the unmanned communication tower would not increase the existing fire hazard, which is very low due to the developed nature of the surrounding project area. The WCF would

continue to be served by existing Sac Metro fire stations; therefore, there would be ***no impact***.

c. *Would the project 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 on the environment?*

The project is the development of an unmanned communications facility. The project is well outside of any state responsibility area, or an area classified as very high fire hazard severity zone. It would not exacerbate fire risk or require installation of associated infrastructures. Therefore, the impact is ***less than significant***.

d. *Would the project expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes?*

The project is the development of an unmanned communications facility. The project is well outside of any state responsibility area, or an area classified as very high fire hazard severity zone. Therefore, impacts would be ***less than significant***.

### *Environmental Mitigation Measures*

No mitigation required.

## XXII. Mandatory Findings of Significance

| | Potentially Significant | Less than Significant with Mitigation | Less than Significant | 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, substantially reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory? | ☐ | ☐ | ☒ | ☐ |
| 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 which will cause substantial adverse effects on human beings, either directly or indirectly? | ☐ | ☐ | ☒ | ☐ |

### *IMPACT DISCUSSION*

*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, substantially reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?*

As discussed in Section V (Biological Resources) potential impacts included construction related impacts to nesting raptors or migratory birds, as well as removal of two non-native trees. These impacts will be mitigated to a ***less than significant*** level.

*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.)*

No past, present, or foreseeable future projects in the vicinity of the project area have been identified that would combine with the project to cause cumulative impacts. The proposed project is an unmanned communication facility where there are potential impacts to air quality, biological resources and cultural resources. These impacts have been mitigated to ***less than significant*** and do not represent incremental effects that would be cumulatively considerable.

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

No substantial adverse effects, either directly or indirectly affecting human beings, were identified. Therefore, there is a ***less than significant impact***.

## ENVIRONMENTAL MITIGATION MEASURES

Mitigation Measures ensure that identified significant impacts of the project are reduced to a level of less than significant. Pursuant to Section 15074.1(b) of the CEQA Guidelines, each of these measures must be adopted exactly as written unless both of the following occur: (1) A public hearing is held on the proposed changes; (2) The hearing body adopts a written finding that the new measure is equivalent or more effective in mitigating or avoiding potential significant effects and that it in itself will not cause any potentially significant effect on the environment.

### MITIGATION MEASURE COMPLIANCE

Comply with the Mitigation Monitoring and Reporting Program (MMRP) for the Antelope Crossing WCF as follows:

1. It shall be the responsibility of the project applicant to reimburse the County for all expenses incurred in the implementation of the Mitigation Monitoring and Reporting Program (MMRP), including any necessary enforcement actions. The applicant shall pay an initial deposit of **$5,800**, which includes administrative costs of **$1,097.00**. Over the course of the project, the Office of Planning and Environmental Review will regularly conduct cost accounting and submit invoices to the applicant when the County monitoring costs exceed the initial deposit.

2. Until the MMRP has been recorded and the administrative portion of the MMRP fee has been paid, no final parcel map or final subdivision map for the subject property shall be approved. Until the balance of the MMRP fee has been paid, no encroachment, grading, building, sewer connection, water connection or occupancy permit from Sacramento County shall be approved.

## LIST OF PREPARERS

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| | |
|---|---|
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# APPENDIX A – PROVIDED UNDER SEPARATE COVER

## Arborist Report for Construction of Communication Tower At 5127 Heartland Drive, County of Sacramento, CA

# APPENDIX B - PROVIDED UNDER SEPARATE COVER

## Communication Structure Calculations for VzW

# APPENDIX C - PROVIDED UNDER SEPARATE COVER

## Radio Frequency Emissions Compliance Report