

**Mitigation Monitoring and Reporting Program  
Oliveira Enterprises Compost Facility Land Use Permit**

**County File Number CDLP21-02042  
State Clearinghouse Number SCH 2025xxxxxx**

**8005 Bruns Road  
Byron, CA 94514**

**June 23, 2025**

**SECTION 2 AGRICULTURAL AND FOREST RESOURCES**

**Potentially Significant Impacts:** *(b) The compost facility and structures would be in conflict with Exhibit B of the existing Williamson Act Contract, AP No. 13-77, resulting in a potentially significant adverse environmental impact.*

**Mitigation Measure(s):**

**Agricultural Resources 1:** Prior to the issuance of grading or building permits, the applicant shall apply to amend Williamson Act Contract, AP No. 13-77, to include the compost facility structures and uses in AP No. 13-77 Exhibit B.

Implementing Action:	COA
Timing of Verification:	Prior to issuance of grading or building permits
Party Responsible for Verification:	Applicant, CDD
Compliance Verification:	Board of Supervisors approval of Williamson Act Contract Amendment

Abbreviations:

Condition of Approval (COA)  
 Community Development Division (CDD)  
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### SECTION 3: AIR QUALITY

**Potentially Significant Impacts:** (a), (b) if emissions control measures are not implemented, fugitive dust could be significant during grading and other earthwork on the project site for both project operation and new construction, resulting in a potentially significant adverse environmental impact. Further, generation of fugitive dust would not be in compliance with the 2017 Bay Area Clean Air Plan.

#### **Mitigation Measure(s):**

**Air Quality 1:** The following dust control measures, as recommended by the Bay Area Air Quality Management District (BAAQMD), shall be implemented both during construction and project operation, and shall be included on all construction plans:

- All exposed non-paved surfaces (e.g., parking areas, staging areas, soil piles, graded areas, and access roads) shall be watered at least two times per day and/or non-toxic soil stabilizers shall be applied to exposed non-paved surfaces.
- All haul trucks transporting soil, sand, or other loose material off-site shall be covered and/or shall maintain at least 2 feet of freeboard.
- All visible mud or dirt tracked out onto adjacent public roads shall be removed using wet power vacuum street sweepers at least once per day. The use of dry power sweeping is prohibited.
- All vehicle speeds on unpaved roads shall be limited to 15 miles per hour.
- All excavation, grading, and/or demolition activities shall be suspended when average wind speeds exceed 20 mph.
- All trucks and equipment, including their tires, shall be washed off prior to leaving the site.
- Unpaved roads providing access to sites located 100 feet or further from a paved road shall be treated with a 6- to 12-inch layer of compacted layer of wood chips, mulch, or gravel.
- Publicly visible signs shall be posted with the telephone number and name of the person to contact at the lead agency regarding dust complaints. This person

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shall respond and take corrective action within 48 hours. The Air District's General Air Pollution Complaints number shall also be visible to ensure compliance with applicable regulations.	
Implementing Action:	COA
Timing of Verification:	During project operation, prior to active project construction, field review during construction
Party Responsible for Verification:	Applicant and contractor(s), CDD, BID
Compliance Verification:	Field verification by applicant, contractor, BID

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## SECTION 4: BIOLOGICAL RESOURCES

**Potentially Significant Impact:** *(a) New construction on the project site may have a substantial adverse effect, on the California Tiger Salamander, California Red-Legged Frog, Western Pond Turtle, California Glossy Snake, San Joaquin Coachwhip, Burrowing Owl, California Horned Lark, American Badger, and San Joaquin Kit Fox.*

### Mitigation Measure(s):

**Biology 1:** The following measures shall be implemented during construction activities to minimize potential impacts to special-status wildlife that may occur within the project site.

- A. A qualified wildlife biologist shall conduct a construction planning survey no more than two weeks prior to the start of construction for any special-status wildlife that have a potential to occur within the project site.
- B. Prior to the start of construction, known sensitive areas adjacent to the project site shall be marked with high visible flagging for avoidance.
- C. The qualified wildlife biologist shall conduct a training session for all construction personnel prior to the start of work. At a minimum, the training shall include a description and discussion of the importance of avoiding impacts to special-status wildlife, the general measures that will be implemented to protect these species as they relate to the proposed project and project site, and procedures to follow should they encounter wildlife during work.
- D. A biological monitor shall be on-site as needed during construction at the discretion of the qualified wildlife biologist.
- E. Any observations of federally or State-listed species shall be reported to the California Department of Fish and Wildlife (CDFW) and the Department of Conservation and Development, Community Development Division (CDD), and as appropriate to the US Fish and Wildlife Service (USFWS) within one working day of the observation.
- F. If federally or State-listed species are observed on site, all work shall halt, and the animal will be allowed to leave the project area on their own.
- G. Construction activities shall be performed during daylight hours.

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- H. All trash shall be properly contained, removed from the worksite, and disposed of properly to prevent attracting wildlife.
- I. All fueling and maintenance of vehicles or other equipment shall occur on established roads and at least 50 feet away from any on-site water feature.
- J. Motorized equipment shall be kept clean and in good working condition and shall not be left idling while not in use for more than 5 minutes.
- K. Absorbent materials shall be available on-site. Any accidental leaks or spills shall be immediately cleaned up, and the equipment shall not return to the construction area until it has been repaired sufficiently to prevent further leaks or spills.

**Biological Resources 2:** To avoid and minimize impacts to the California Tiger Salamander and California Red-Legged Frog, the following measures shall be implemented in addition to the Biological Resources 1 measures.

- A. Construction will only be conducted during daylight hours and not during rain events.
- B. Any burrows or large cracks in the ground that will be temporarily impacted during construction will be covered with plywood to prevent collapse.

**Biological Resources 3:** To avoid and minimize impacts to the Burrowing Owl, the following measures shall be implemented in addition to the Biological Resources 1 measures.

- A. Prior to any ground disturbance related to project construction, the qualified wildlife biologist shall conduct a pre-construction survey in areas identified in the construction planning survey of Biological Resources 1 as having potential Burrowing Owl habitat. The survey will establish the presence or absence of the Burrowing Owl and/or habitat features and evaluate use by owls in accordance with CDFW survey guidelines.
- B. The qualified biologist shall survey the proposed disturbance site and a 250-foot radius from the perimeter of the disturbance site to identify burrows and owls. Adjacent parcels under different land ownership will not be surveyed. Surveys shall take place near sunrise or sunset in accordance with CDFW guidelines. All burrows

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or Burrowing Owls will be identified and mapped. During the breeding season (February 1– August 31), surveys will document whether Burrowing Owls are nesting in or directly adjacent to disturbance areas. During the nonbreeding season (September 1–January 31), surveys will document whether Burrowing Owls are using habitat in or directly adjacent to any disturbance area. Survey results will be valid only for the season (breeding or nonbreeding) during which the survey is conducted.

- C. If Burrowing Owls are found during the breeding season (February 1 – August 31), all nest sites that could be disturbed by project construction during the remainder of the breeding season or while the nest is occupied by adults or young shall be avoided. Avoidance will include the establishment of a non-disturbance buffer zone (described in D below). Construction may occur during the breeding season if a qualified biologist monitors the nest and determines that the birds have not begun egg-laying and incubation or that the juveniles from the occupied burrows have fledged. During the nonbreeding season (September 1 – January 31), the project proponent shall avoid the owls and the burrows they are using, if possible. Avoidance will include the establishment of a buffer zone (described in D below).
- D. During the breeding season, buffer zones of at least 250 feet in which no project activities can occur shall be established around each occupied burrow. Buffer zones of 160 feet shall be established around each burrow being used during the nonbreeding season. The buffers will be delineated by highly visible, temporary construction fencing.
- E. If occupied burrows for Burrowing Owls are not avoided, passive relocation will be implemented. Owls should be excluded from burrows in the immediate impact zone and within a 160-foot buffer zone by installing one-way doors in burrow entrances. These doors shall be in place for 48 hours prior to excavation. The proposed construction area should be monitored daily for 1 week to confirm that the owl has abandoned the burrow. Whenever possible, burrows should be excavated using hand tools and refilled to prevent reoccupation (California Department of Fish and Game 1995). Plastic tubing or a similar structure should be inserted in the tunnels during excavation to maintain an escape route for any owls inside the burrow.

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**Biological Resources 4:** To avoid and minimize impacts to the San Joaquin Kit Fox, the following measures shall be implemented in addition to the Biological Resources 1 measures.

- A. Prior to any ground disturbance related to project construction, the qualified wildlife biologist shall conduct a pre-construction survey in areas identified in the construction planning survey of Biological Resources 1 as having potential as supporting suitable breeding or denning habitat for the San Joaquin Kit Fox. The surveys will establish the presence or absence of San Joaquin Kit Foxes and/or suitable dens and evaluate use by Kit Foxes in accordance with USFWS survey guidelines (USFWS 1999).
- B. The qualified biologist shall survey the proposed disturbance site and a 250-foot radius from the perimeter of the disturbance site to identify San Joaquin Kit Foxes and/or suitable dens. Adjacent parcels under different land ownership will not be surveyed. The status of all dens will be determined and mapped. Written results of the surveys will be submitted to USFWS within 5 working days after survey completion and before the start of new ground disturbance activities.
- C. If San Joaquin kit foxes and/or suitable dens are identified in the survey area, the measures described below shall be implemented:
  - i. If a San Joaquin kit fox is discovered within the project site, the den shall be monitored for 3 days by the qualified biologist using a tracking medium or an infrared beam camera to determine if the den is currently being used.
  - ii. Unoccupied dens within the disturbance site shall be destroyed immediately to prevent subsequent use.
  - iii. If a natal or pupping den is found, USFWS and CDFW shall be notified immediately. The den will not be destroyed until the pups and adults have vacated and then only after further consultation with USFWS and CDFW.
  - iv. If kit fox activity is observed at the den during the initial monitoring period, the den shall be monitored for an additional 5 consecutive days from the time of the first observation to allow any resident animals to move to another den while den use is actively discouraged. For dens other than natal or pupping dens, use of the den can be discouraged by partially plugging the entrance

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with soil such that any resident animal can easily escape. Once the den is determined to be unoccupied it may be excavated under the direction of the biologist. Alternatively, if the animal is still present after 5 or more consecutive days of plugging and monitoring, the den may have to be excavated when, in the judgement of the biologist, it is temporarily vacant (i.e., during the animal's normal foraging activities).

- v. If dens are identified in the survey area outside the disturbance site, exclusion zones around each den entrance or cluster of entrances shall be demarcated. The configuration of exclusion zones should be circular, with a radius measured outward from the den entrance(s). No project activities will occur within the exclusion zones. Exclusion zone radii for potential dens will be at least 50 feet and will be demarcated with four to five flagged stakes. Exclusion zone radii for known dens will be at least 100 feet and will be demarcated with staking and flagging that encircles each den or cluster of dens but does not prevent access to the den by kit fox.

Implementing Action:	COA
Timing of Verification:	Prior to active project construction, field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project biologist, CDD, BID, CDFW
Compliance Verification:	CDD review and approval of preconstruction survey and construction documents; CDFW and/or USFWS certification as required; field verification by contractor, project biologist, and BID

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**SECTION 4: BIOLOGICAL RESOURCES**

**Potentially Significant Impact:** *(d) There would be a potentially significant adverse environmental impact on nesting birds during new construction on the project site.*

**Mitigation Measure(s):**

**Biology 5:** If project grading or construction work is scheduled to take place between February 1 and August 31, a pre-construction nesting bird survey shall be conducted by a qualified biologist within 14 days of construction, covering a radius of 500 feet for non-listed raptors and 100 feet for non-listed passerines at all locations. Copies of the preconstruction survey shall be submitted to the Contra Costa County Department of Conservation and Development, Community Development Division (CDD) and the California Department of Fish and Wildlife (CDFW).

If an active bird nest is found within the survey radii, species-specific measures shall be prepared by a qualified biologist and implemented to prevent abandonment of the active nest. If an active nest is present, a minimum exclusion buffer of 100 feet shall be maintained during construction, depending on the species and location. The perimeter of the nest setback zone shall be fenced or adequately demarcated with stakes and flagging at 20-foot intervals, and construction personnel and activities restricted from the area. A survey report by a qualified biologist verifying that no active nests are present, or that the young have fledged, shall be submitted prior to initiation of grading in the nest-setback zone. The qualified biologist shall serve as a biological monitor during those periods when construction activities occur near active nest areas to ensure that no inadvertent impacts on these nests occur. All buffers shall be shown on all sets of construction drawings.

Implementing Action:	COA
Timing of Verification:	Prior to active project construction, field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project biologist, CDD, BID, CDFW
Compliance Verification:	CDD review and approval of preconstruction survey and construction documents; CDFW certification as required; field verification by contractor, project biologist, and BID

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## SECTION 5: CULTURAL RESOURCES

**Potentially Significant Impact:** *(b) Buried archaeological resources could be present on the project site. Therefore, future construction and/or grading activities on the site could result in accidental discovery, resulting in a potentially significant adverse environmental impact on archaeological resources.*

### Mitigation Measure(s):

**Cultural Resources 1:** The following Mitigation Measures shall be implemented during project construction.

- a. A program of on-site education to instruct all construction personnel in the identification of archaeological deposits shall be conducted by a certified archaeologist prior to the start of any grading or construction activities.
- b. If archaeological materials are uncovered during grading, trenching, or other on-site excavation, all work within 30 yards of these materials shall be stopped until a professional archaeologist who is certified by the Society for California Archaeology (SCA) and/or the Society of Professional Archaeology (SOPA), and the Native American tribe(s) that has requested consultation and/or demonstrated interest in the project site, have had an opportunity to evaluate the significance of the find and suggest appropriate mitigation(s) if deemed necessary.

Implementing Action:	COA
Timing of Verification:	Prior to active project construction; field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project archaeologist, CDD, BID
Compliance Verification:	Field verification by contractor, project archaeologist, BID

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## SECTION 5: CULTURAL RESOURCES

**Potentially Significant Impact:** *(c) Future construction and/or grading activities on the site could result in a potentially significant adverse environmental impact due to disturbance of human remains*

### Mitigation Measure(s):

**Cultural Resources 2:** Should human remains be uncovered during grading, trenching, or other on-site excavation(s), earthwork within 30 yards of these materials shall be stopped until the County coroner has had an opportunity to evaluate the significance of the human remains and determine the proper treatment and disposition of the remains. Pursuant to California Health and Safety Code Section 7050.5, if the coroner determines the remains may those of a Native American, the coroner is responsible for contacting the Native American Heritage Commission (NAHC) by telephone within 24 hours. Pursuant to California Public Resources Code Section 5097.98, the NAHC will then determine a Most Likely Descendant (MLD) tribe and contact them. The MLD tribe has 48 hours from the time they are given access to the site to make recommendations to the landowner for treatment and disposition of the ancestor's remains. The landowner shall follow the requirements of Public Resources Code Section 5097.98 for the remains.

Implementing Action:	COA
Timing of Verification:	Field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project archaeologist, CDD, BID
Compliance Verification:	Field verification by contractor, project archaeologist, BID

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## SECTION 6: ENERGY

**Potentially Significant Impact:** (a) Energy use could be significant during grading and other earthwork on the project site for both project operation and new construction, resulting in a potentially significant adverse environmental impact.

### Mitigation Measure(s):

**Energy 1:** The following additional mitigation measures to reduce construction-related emissions, as recommended by the Bay Area Air Quality Management District (BAAQMD), shall be implemented during both project operation and new construction and shall be included on all construction plans.

- A. Idling times shall be minimized either by shutting equipment off when not in use or reducing the maximum idling time to 5 minutes (as required by the California airborne toxics control measure Title 13, Section 2485 of California Code of Regulations [CCR]). Clear signage shall be provided for construction workers at all access points.
- B. All construction equipment shall be maintained and properly tuned in accordance with manufacturer's specifications. All equipment shall be checked by a certified visible emissions evaluator.

**Energy 2:** The following construction restrictions and requirements shall be implemented both during both project operation and new construction, and shall be included on all construction plans:

- A. Unless specifically approved otherwise via prior authorization from the Zoning Administrator, all construction activities shall be limited to the hours of 8:00 A.M. to 5:00 P.M., Monday through Friday, and are prohibited on State and Federal holidays on the calendar dates that these holidays are observed by the State or Federal government as listed below:
  - New Year's Day (State and Federal)
  - Birthday of Martin Luther King, Jr. (State and Federal)
  - Washington's Birthday (Federal)
  - Lincoln's Birthday (State)
  - President's Day (State)

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Cesar Chavez Day (State)  
 Memorial Day (State and Federal)  
 Juneteenth National Independence Holiday (Federal)  
 Independence Day (State and Federal)  
 Labor Day (State and Federal)  
 Columbus Day (Federal)  
 Veterans Day (State and Federal)  
 Thanksgiving Day (State and Federal)  
 Day after Thanksgiving (State)  
 Christmas Day (State and Federal)

For specific details on the actual date the State and Federal holidays occur, please visit the following websites:

Federal Holidays: [Federal Holidays \(opm.gov\)](https://www.opm.gov)

California Holidays: [State Holidays \(ca.gov\)](https://www.ca.gov)

B. Large trucks and heavy equipment are subject to the same restrictions that are imposed on construction activities, except that the hours are limited to 9:00 AM to 4:00 PM.

Implementing Action:	COA
Timing of Verification:	During project operation, prior to active project construction, field review during construction
Party Responsible for Verification:	Applicant and contractor(s), CDD, BID
Compliance Verification:	Field verification by applicant, contractor, BID

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## SECTION 7: GEOLOGY AND SOILS

**Potentially Significant Impacts:** (a.iii), (c) Construction of new structures would create potentially significant impacts due to liquefaction at the project site. (d) Expansive and corrosive soils on the project site could result in potentially significant impacts on the construction of new structures. (d) Expansive and corrosive soils on the project site could affect construction on the site.

### Mitigation Measure(s):

**Geology 1:** At the time of submittal of a grading or building permit application for construction within the onsite Liquefaction Zone, as shown in the California Earthquake Hazards Zone Application, the applicant shall submit a comprehensive geotechnical report that (i) references proposed grading, drainage and any foundation plans for the project, and (ii) is based on adequate subsurface exploration, laboratory testing of samples and engineering evaluation of the data gathered. The scope of the geotechnical investigation shall address the full range of potential "Geology & Soils" hazards addressed by State CEQA Guidelines. Regarding soils conditions, the scope of the investigation shall evaluate the following potential hazards: (i) expansive soils, (ii) corrosive soils, and (iii) undocumented fill. Recommendations shall be provided to mitigate any hazards that are confirmed to be present on the project site. Additionally, the report shall include evaluation of (iv) siting and design of the proposed bioswales and water storage ponds, and to address the hazard posed by seismic-related ground failure, (v) provide prevailing California Building Code seismic parameters. The required report shall provide specific criteria and standards for site grading, drainage and foundation design based on adequate subsurface data.

**Geology 2:** The geotechnical report required in Geology 1 shall be subject to review by the County Peer Review Geologist, and review and approval by the Contra Costa County Department of Conservation and Development, Community Development Division (CDD). Improvement, grading, and building plans shall carry out the recommendations of the approved report.

**Geology 3:** The geotechnical report required in Geology 1 routinely includes recommended geotechnical observation and testing services during construction. These services are essential to the success of the project. They allow the geotechnical engineer to (i) ensure geotechnical recommendations for the project are properly interpreted and implemented by contractors, (ii) allow the geotechnical engineer to view exposed conditions during construction to ensure that field conditions match those that were the basis of the design recommendations in the approved report, and (iii) provide the

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opportunity for field modifications of geotechnical recommendations with Contra Costa County Department of Conservation and Development, Building Inspection Division (BID) approval, based on exposed conditions. The monitoring shall commence during clearing, and extend through grading, placement of engineered fill, installation of recommended drainage facilities, and foundation related work. A hard hold shall be placed by the CDD on the "final" grading inspection for each residence, pending submittal of a report from the project geotechnical engineer that documents their observation and testing services during grading and drainage related improvements. Similarly, a hard hold shall be placed on the final building inspection for each residence by the CDD, pending submittal of a letter-report from the geotechnical engineer documenting the monitoring services associated with implementation of foundation-related geotechnical recommendations. The geotechnical monitoring shall include any pier hole drilling/ foundation preparation work/ installation of drainage improvements.

**Geology 4:** All grading, excavation and filling shall be conducted during the dry season (April 15 through October 15) only, and all areas of exposed soils shall be revegetated to minimize erosion and subsequent sedimentation. After October 15, only erosion control work shall be allowed by the grading permit. Any modification to the above schedule shall be subject to review and approval by the BID Grading Section.

Implementing Action:	COA
Timing of Verification:	Prior to CDD approval of construction documents; field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project geotechnical engineer, County Peer Review Geologist, CDD, BID
Compliance Verification:	County Peer Review Geologist review of construction documents, CDD review and approval of construction documents, Field verification by contractor, project geotechnical engineer, BID

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**SECTION 7: GEOLOGY AND SOILS**

**Potentially Significant Impact:** *(e) Implementation of a new septic system on the project site could result in a potentially significant adverse environmental impact on the groundwater basin.*

**Mitigation Measure(s):**

**Geology 5:** If a new septic system is proposed on the project site, the geotechnical report required in Geology 1 shall include evaluation of the effect of the effluent on the elevation of the water table. This task consists of several components:(i) review of the septic system plans, (ii) review of the effect of the anticipated volume of effluent on the elevation of the water table, (iii) performing a sufficiently broad-scoped investigation to adequately characterize subsurface conditions, and (iv) design-level recommendations for the septic system, as warranted.

Implementing Action:	COA
Timing of Verification:	Prior to CDD approval of construction documents; field review during construction
Party Responsible for Verification:	Applicant and contractor(s), Environmental Health Division, BID
Compliance Verification:	Field verification by contractor, Environmental Health Division, BID

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**SECTION 7: GEOLOGY AND SOILS**

**Potentially Significant Impact:** *(f) There is a possibility that buried fossils and other paleontological resources or hidden geologic features could be present on the project site and accidental discovery could occur during grading and other earthwork on the site, resulting in a potentially significant impact on unique paleontological resources and geologic features.*

**Mitigation Measure(s):**

**Cultural Resources 1:** The following Mitigation Measures shall be implemented during project construction.

- a. A program of on-site education to instruct all construction personnel in the identification of archaeological deposits shall be conducted by a certified archaeologist prior to the start of any grading or construction activities.
- b. If archaeological materials are uncovered during grading, trenching, or other on-site excavation, all work within 30 yards of these materials shall be stopped until a professional archaeologist who is certified by the Society for California Archaeology (SCA) and/or the Society of Professional Archaeology (SOPA), and the Native American tribe(s) that has requested consultation and/or demonstrated interest in the project site, have had an opportunity to evaluate the significance of the find and suggest appropriate mitigation(s) if deemed necessary.

Implementing Action:	COA
Timing of Verification:	Prior to active project construction; field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project archaeologist, CDD, BID
Compliance Verification:	Field verification by contractor, project archaeologist, BID

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**SECTION 11 LAND USE AND PLANNING**

**Potentially Significant Impacts:** *(b) The compost facility and structures would be in conflict with Exhibit B of the existing Williamson Act Contract, AP No. 13-77, resulting in a potentially significant adverse environmental impact.*

**Mitigation Measure(s):**

**Agricultural Resources 1:** Prior to the issuance of grading or building permits, the applicant shall apply to amend Williamson Act Contract, AP No. 13-77, to include the compost facility structures and uses in AP No. 13-77 Exhibit B.

Implementing Action:	COA
Timing of Verification:	Prior to issuance of grading or building permits
Party Responsible for Verification:	Applicant, CDD
Compliance Verification:	Board of Supervisors approval of Williamson Act Contract Amendment

Abbreviations:

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## SECTION 13: NOISE

**Potentially Significant Impact:** (a) *Although the grading and construction activities, and operation of the chip and grind equipment would be temporary, the activities could have a potentially significant noise impact on the onsite residence and the BBID office.*

### Mitigation Measure(s):

**Energy 1:** The following additional mitigation measures to reduce construction-related emissions, as recommended by the Bay Area Air Quality Management District (BAAQMD), shall be implemented during both project operation and new construction and shall be included on all construction plans.

- A. Idling times shall be minimized either by shutting equipment off when not in use or reducing the maximum idling time to 5 minutes (as required by the California airborne toxics control measure Title 13, Section 2485 of California Code of Regulations [CCR]). Clear signage shall be provided for construction workers at all access points.
- B. All construction equipment shall be maintained and properly tuned in accordance with manufacturer's specifications. All equipment shall be checked by a certified visible emissions evaluator.

**Energy 2:** The following construction restrictions and requirements shall be implemented both during both project operation and new construction, and shall be included on all construction plans:

- C. Unless specifically approved otherwise via prior authorization from the Zoning Administrator, all construction activities shall be limited to the hours of 8:00 A.M. to 5:00 P.M., Monday through Friday, and are prohibited on State and Federal holidays on the calendar dates that these holidays are observed by the State or Federal government as listed below:
  - New Year's Day (State and Federal)
  - Birthday of Martin Luther King, Jr. (State and Federal)
  - Washington's Birthday (Federal)
  - Lincoln's Birthday (State)
  - President's Day (State)

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 Juneteenth National Independence Holiday (Federal)  
 Independence Day (State and Federal)  
 Labor Day (State and Federal)  
 Columbus Day (Federal)  
 Veterans Day (State and Federal)  
 Thanksgiving Day (State and Federal)  
 Day after Thanksgiving (State)  
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For specific details on the actual date the State and Federal holidays occur, please visit the following websites:

Federal Holidays: [Federal Holidays \(opm.gov\)](https://www.opm.gov)

California Holidays: [State Holidays \(ca.gov\)](https://www.ca.gov)

- a. Large trucks and heavy equipment are subject to the same restrictions that are imposed on construction activities, except that the hours are limited to 9:00 AM to 4:00 PM.

Implementing Action:	COA
Timing of Verification:	During project operation, prior to active project construction, field review during construction
Party Responsible for Verification:	Applicant and contractor(s), CDD, BID
Compliance Verification:	Field verification by applicant, contractor, BID

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## SECTION 13: NOISE

**Potentially Significant Impact:** *(b) If a vibratory roller is used for project construction, ground-borne vibration levels could exceed the Federal Transit Administration's vibration-induced architectural damage threshold of 0.2 PPV, resulting in a potentially significant ground-borne vibration impact.*

### Mitigation Measure(s):

**Noise 1:** Vibration rollers shall not be used for construction at any time. All construction drawings shall include this restriction.

Implementing Action:	COA
Timing of Verification:	Prior to active project construction, field review during construction
Party Responsible for Verification:	Applicant and contractor(s), CDD, BID
Compliance Verification:	Field verification by applicant, contractor, BID

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**SECTION 8: TRIBAL CULTURAL RESOURCES**

**Potentially Significant Impact:** *(b) Buried cultural resources could be present on the project site. Therefore, future construction and/or grading activities on the site could result in accidental discovery of archaeological resources, human remains, buried fossils and other paleontological resources, or hidden geologic features during grading and other earthwork on the site, resulting in a potentially significant impact.*

**Mitigation Measure(s):**

**Cultural Resources 1:** The following Mitigation Measures shall be implemented during project construction.

- a. A program of on-site education to instruct all construction personnel in the identification of archaeological deposits shall be conducted by a certified archaeologist prior to the start of any grading or construction activities.
- b. If archaeological materials are uncovered during grading, trenching, or other on-site excavation, all work within 30 yards of these materials shall be stopped until a professional archaeologist who is certified by the Society for California Archaeology (SCA) and/or the Society of Professional Archaeology (SOPA), and the Native American tribe(s) that has requested consultation and/or demonstrated interest in the project site, have had an opportunity to evaluate the significance of the find and suggest appropriate mitigation(s) if deemed necessary.

**Cultural Resources 2:** Should human remains be uncovered during grading, trenching, or other on-site excavation(s), earthwork within 30 yards of these materials shall be stopped until the County coroner has had an opportunity to evaluate the significance of the human remains and determine the proper treatment and disposition of the remains. Pursuant to California Health and Safety Code Section 7050.5, if the coroner determines the remains may those of a Native American, the coroner is responsible for contacting the Native American Heritage Commission (NAHC) by telephone within 24 hours. Pursuant to California Public Resources Code Section 5097.98, the NAHC will then determine a Most Likely Descendant (MLD) tribe and contact them. The MLD tribe has 48 hours from the time they are given access to the site to make recommendations to the landowner for treatment and disposition of the ancestor's remains. The landowner shall follow the requirements of Public Resources Code Section 5097.98 for the remains.

Implementing Action:

COA

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Timing of Verification:	Prior to active project construction; field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project archaeologist, CDD, BID
Compliance Verification:	Field verification by contractor, project archaeologist, BID

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**SECTION 19: UTILITIES AND SERVICE SYSTEMS**

**Potentially Significant Impact:** *(e) Implementation of a new septic system on the project site could result in a potentially significant adverse environmental impact on the groundwater basin.*

**Mitigation Measure(s):**

**Geology 5:** If a new septic system is proposed on the project site, the geotechnical report required in Geology 1 shall include evaluation of the effect of the effluent on the elevation of the water table. This task consists of several components:(i) review of the septic system plans, (ii) review of the effect of the anticipated volume of effluent on the elevation of the water table, (iii) performing a sufficiently broad-scoped investigation to adequately characterize subsurface conditions, and (iv) design-level recommendations for the septic system, as warranted.

Implementing Action:	COA
Timing of Verification:	Prior to CDD approval of construction documents; field review during construction
Party Responsible for Verification:	Applicant and contractor(s), Environmental Health Division, BID
Compliance Verification:	Field verification by contractor, Environmental Health Division, BID

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## SECTION 20: WILDFIRE

**Potentially Significant Impacts:** *(d) Construction of new structures on the project site would create potentially significant impacts due to liquefaction. The risks of liquefaction could be exacerbated by post-fire-related conditions.*

### Mitigation Measure(s):

**Geology 1:** At the time of submittal of a grading or building permit application for construction within the onsite Liquefaction Zone, as shown in the California Earthquake Hazards Zone Application, the applicant shall submit a comprehensive geotechnical report that (i) references proposed grading, drainage and any foundation plans for the project, and (ii) is based on adequate subsurface exploration, laboratory testing of samples and engineering evaluation of the data gathered. The scope of the geotechnical investigation shall address the full range of potential "Geology & Soils" hazards addressed by State CEQA Guidelines. Regarding soils conditions, the scope of the investigation shall evaluate the following potential hazards: (i) expansive soils, (ii) corrosive soils, and (iii) undocumented fill. Recommendations shall be provided to mitigate any hazards that are confirmed to be present on the project site. Additionally, the report shall include evaluation of (iv) siting and design of the proposed bioswales and water storage ponds, and to address the hazard posed by seismic-related ground failure, (v) provide prevailing California Building Code seismic parameters. The required report shall provide specific criteria and standards for site grading, drainage and foundation design based on adequate subsurface data.

**Geology 2:** The geotechnical report required in Geology 1 shall be subject to review by the County Peer Review Geologist, and review and approval by the Contra Costa County Department of Conservation and Development, Community Development Division (CDD). Improvement, grading, and building plans shall carry out the recommendations of the approved report.

**Geology 3:** The geotechnical report required in Geology 1 routinely includes recommended geotechnical observation and testing services during construction. These services are essential to the success of the project. They allow the geotechnical engineer to (i) ensure geotechnical recommendations for the project are properly interpreted and implemented by contractors, (ii) allow the geotechnical engineer to view exposed conditions during construction to ensure that field conditions match those that were the basis of the design recommendations in the approved report, and (iii) provide the opportunity for field modifications of geotechnical recommendations with Contra Costa County Department of Conservation and Development, Building Inspection Division (BID)

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approval, based on exposed conditions. The monitoring shall commence during clearing, and extend through grading, placement of engineered fill, installation of recommended drainage facilities, and foundation related work. A hard hold shall be placed by the CDD on the "final" grading inspection for each residence, pending submittal of a report from the project geotechnical engineer that documents their observation and testing services during grading and drainage related improvements. Similarly, a hard hold shall be placed on the final building inspection for each residence by the CDD, pending submittal of a letter-report from the geotechnical engineer documenting the monitoring services associated with implementation of foundation-related geotechnical recommendations. The geotechnical monitoring shall include any pier hole drilling/ foundation preparation work/ installation of drainage improvements.

**Geology 4:** All grading, excavation and filling shall be conducted during the dry season (April 15 through October 15) only, and all areas of exposed soils shall be revegetated to minimize erosion and subsequent sedimentation. After October 15, only erosion control work shall be allowed by the grading permit. Any modification to the above schedule shall be subject to review and approval by the BID Grading Section.

Implementing Action:	COA
Timing of Verification:	Prior to CDD approval of construction documents; field review during construction
Party Responsible for Verification:	Applicant and contractor(s), project geotechnical engineer, County Peer Review Geologist, CDD, BID
Compliance Verification:	County Peer Review Geologist review of construction documents, CDD review and approval of construction documents, Field verification by contractor, project geotechnical engineer, BID

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