

**DRAFT INITIAL STUDY /
MITIGATED NEGATIVE DECLARATION
CALIFORNIA MONTESSORI PROJECT
SHINGLE SPRINGS CAMPUS
4741 BUCKEYE ROAD
SHINGLE SPRINGS, CALIFORNIA**

**PREPARED FOR:
CALIFORNIA MONTESSORI PROJECT**

SEPTEMBER 19, 2012

OUR PROJECT NUMBER: SES120004

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CALIFORNIA MONTESSORI PROJECT
SHINGLE SPRINGS CAMPUS**

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INITIAL STUDY / MITIGATED NEGATIVE DECLARATION

CALIFORNIA MONTESSORI PROJECT (CMP)

SHINGLE SPRINGS CAMPUS

4741 BUCKEYE ROAD

SHINGLE SPRINGS, CALIFORNIA

OUR PROJECT NUMBER: SES120004

1.0 INTRODUCTION

The proposed charter school is situated on the north side of Buckeye Road, approximately 800 feet east of Shingle Springs Road in Shingle Springs, California. The proposed project will cover an area approximately ten (10) acres in size. It is a portion of the El Dorado County Assessor's Parcel Number (APN) 090-220-26. The site is located within Section 6 of Township 9 North, Range 10 East of the Shingle Springs Quadrangle, Mount Diablo Base and Meridian.

The objective of this subject project is to build a new K-8 Charter School Facility for the California Montessori Project (CMP). The proposed project will serve approximately 350 students. The 10-acre parcel is planned for three new permanent buildings. The facility will include surface parking, exterior hard courts, athletic fields, and a fire and pick-up/drop-off lane. The project site is undeveloped and currently used for grazing. The site is located in the City of Shingle Springs, El Dorado County. An existing CMP campus is located directly to the west of this proposed location. This proposed project borders the eastern edge of the existing CMP campus property and would be a continuation of the existing campus.

The total number of students, usage of the campus, overall purpose, and general existing scope of the Shingle Springs CMP would stay the same. The new property and buildings would be replacing the existing campus facilities. In total the facility would be updated to meet current codes, better facilitate existing usage such as parking, and provide a modern campus for the students that already use the older facility.

1.1 Overview and Regulatory Guidance

This document has been prepared by the California Montessori Project, lead agency to evaluate the potential environmental effect of the proposed Charter School Facility located north of Buckeye Road, approximately 800 feet east of Shingle Springs Road on a portion of Assessor's Parcel Number (APN) 090-220-26 in Shingle Springs, El Dorado County, California. This document has been prepared to satisfy the requirements of the California Environmental Quality Act (CEQA) (Pub. Res. Code Section 21000 et. seq.) and the State CEQA Guidelines (14 California Code of Regulations [CCR] 15000 et. seq.).

The Initial Study is a public document used by the decision-making lead agency to determine whether a project may have any significant effects on the environment. In the case of the



proposed project, the California Montessori Project, acting as lead agency, will use the Initial Study to determine whether the project has a significant effect on the environment. In accordance with CEQA Guidelines (Section 15064[a]), an environmental impact report (EIR) must be prepared if there is substantial evidence, such as results of the Initial Study, that a project may have significant effect on the environment. This is true regardless of whether the overall effect of the project would be adverse or beneficial. A negative declaration (ND) or mitigated negative declaration (MND) may be prepared if the lead agency determines that the project would have no potentially significant impacts or that revisions to the project, or measures agreed to by the applicant, mitigate the potentially significant impacts to a less than significant level (CEQA Guidelines Section 15063[f]).

CEQA Guidelines Section 15186 identifies specific requirements for environmental review and public disclosure of possible hazardous materials impacts when a project would involve a school or be located near a school site. This document has been prepared to meet those requirements. A complete list of the requirements of Sections 15186 as they relate to the proposed project is provided in Section 2.0, Project Description.

1.2 Previous Environmental Documentation

This document relies in part on a previously published report that addresses in detail the effects of impacts associated with the surrounding area. That report is the County of El Dorado General Plan adopted by the City Council July 19, 2004. Additionally, various concurrently developed consulting reports were also used to aid in the creation of this document. These include a Baseline Biological Resources Assessment performed by Moore Biological Consultants (dated August 8, 2012), a Geotechnical Engineering Study performed by Youngdahl Consulting Group, Inc. (dated August 22, 2012), a Phase I Environmental Site Assessment performed by Youngdahl Consulting Group, Inc. (dated August 22, 2012), and a Archaeological Survey Report performed by Tremaine & Associates, Inc. (dated July, 2012).

1.3 Summary of Findings

Section 3.0 of this document contains the Environmental Checklist that identifies the potential environmental impacts, presented by environmental issue, and a brief discussion of each impact resulting from implementation of the proposed project. Based on the Environmental Checklist and the supporting environmental analysis provided in the document, completion of the proposed project would result in a less than significant impact for the following issues:

- Aesthetics
- Agricultural Resources
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Mineral Resources
- Noise
- Public Services
- Population and Housing
- Recreation
- Transportation/Traffic
- Utilities and Service Systems
- Greenhouse Gas Emissions

Completion of the proposed project would result in less than significant impacts following implementation of prescribed mitigation for the following issues:



- Air Quality
- Biological Resources
- Cultural Resources
- Geology and Soils

In accordance with CEQA Guidelines Section 15064(f)(2), a MND shall be prepared if “the lead agency determines there is no substantial evidence in light of the whole record before the public agency that the project, as revised, may have a significant effect on the environment” after the implementation of the prescribed mitigation measures. There is no substantial evidence that the proposed project would have a significant effect on the environment, based on the available project information and environmental analysis presented in the document. Therefore, a proposed MND has been prepared in accordance with the CEQA Guidelines.

1.4 Public Review and Comments

The draft Mitigated Negative Declaration and Initial Study conducted for the proposed project is available for review at the following locations:

California Montessori Project
5330A Gibbons Drive, Suite 700
Carmichael, Ca

California Montessori Project – School Office
4645 Buckeye Road
Shingle Springs, Ca

This proposed Initial Study/Mitigated Negative Declaration is available for a 30-day review period beginning September 28, 2012 and ending October 28, 2012. Written comments must be submitted by 4:00 p.m. on October 28, 2012 to:

Robert Holmer, Principal Engineer
Neil O. Anderson and Associates
50 Goldenland Court, Suite 100
Sacramento, CA 95834

Comments may also be submitted at the scheduled California Montessori Board Meeting, scheduled for 6:30 p.m. on October 8th, 2012 at the California Montessori Project – Elk Grove Campus located at 8828 Elk Grove Blvd., Elk Grove, California. Comments may be submitted by the same deadline by facsimile to (916) 928-4697.



2.0 PROJECT DESCRIPTION

2.1 Project Location and Site Characteristics

The proposed Charter School Facility is situated in El Dorado County in Shingle Springs, California (**Figure 1** – Regional Location Map). Highway 50 is located less than a mile (<1.0) mile to the northwest of the site.

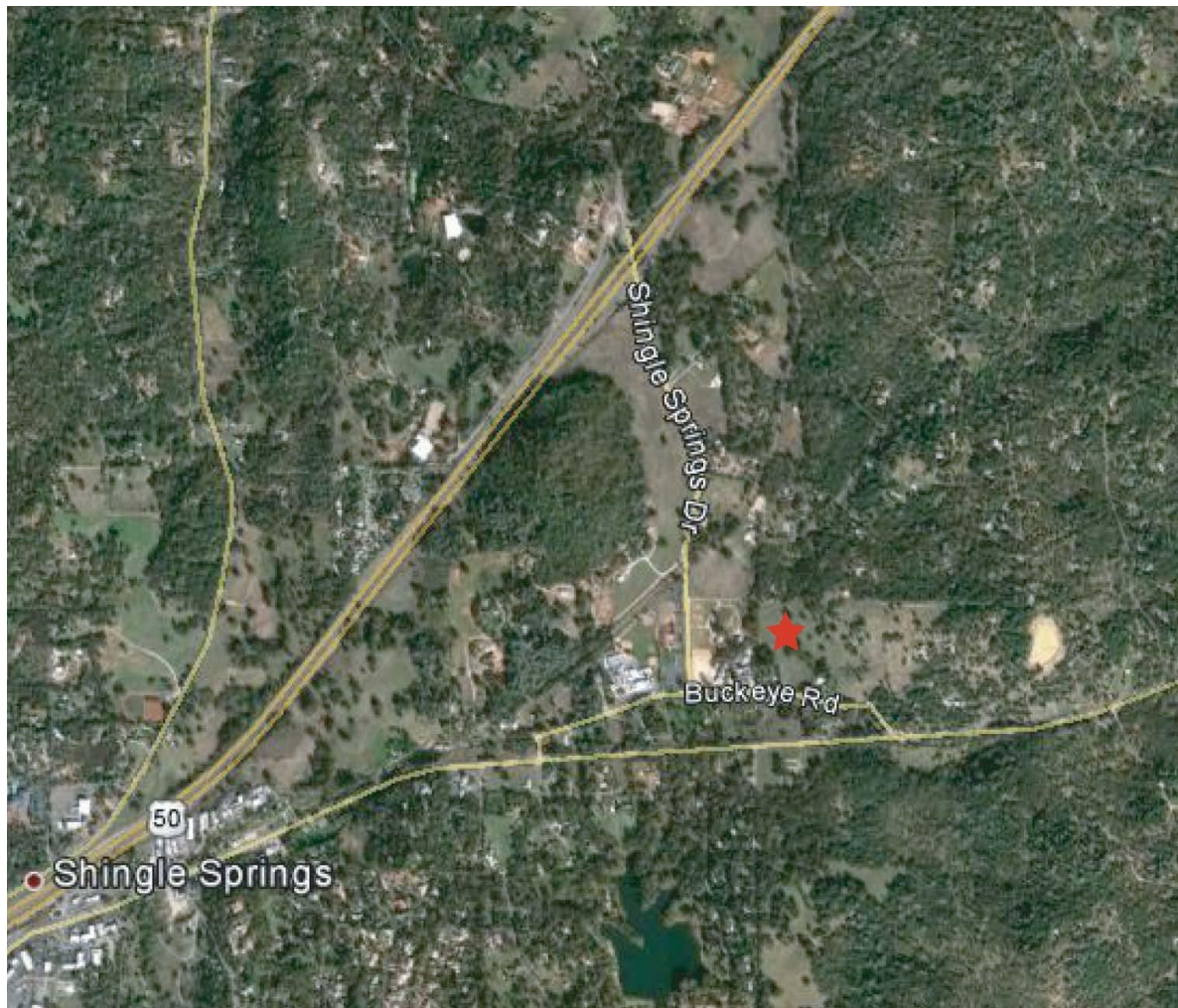


Figure 1 – Regional Location Map (Provided By Google Maps)

The proposed campus will be located on a portion of El Dorado County Assessor's Parcel Number (APN) is 090-220-26.

The site is currently vacant land. (**Figure 2** – Site Map).





Figure 2 – Site Map (updated aerial photo from Google Maps)

2.2 Background and Need for Proposed Project

The Charter School will be a new facility for the California Montessori Project. There is a need for new facilities for the California Montessori Project. The project will provide new classroom and gymnasium space at the existing Montessori School operated in Shingle Springs. That operation occurs at 4645 Buckeye Road, just west of the proposed site.

2.3 Project Objective

The objective of the facility is to provide adequate facilities for future students at California Montessori Project Charter School.

2.4 Elements of the Proposed Project

The planned construction for the California Montessori Project includes construction of three (3) new school buildings. The approximate building sizes are proposed to be roughly 9,500



square feet, 8,900 square feet, and 6,300 square feet in size. The facility will include surface parking, exterior hard courts, athletic fields, and a fire and pick-up/drop-off lane. Planned parking is provided in one main location. Forty five to Fifty (45-50) on-site parking spaces are planned to be onsite.

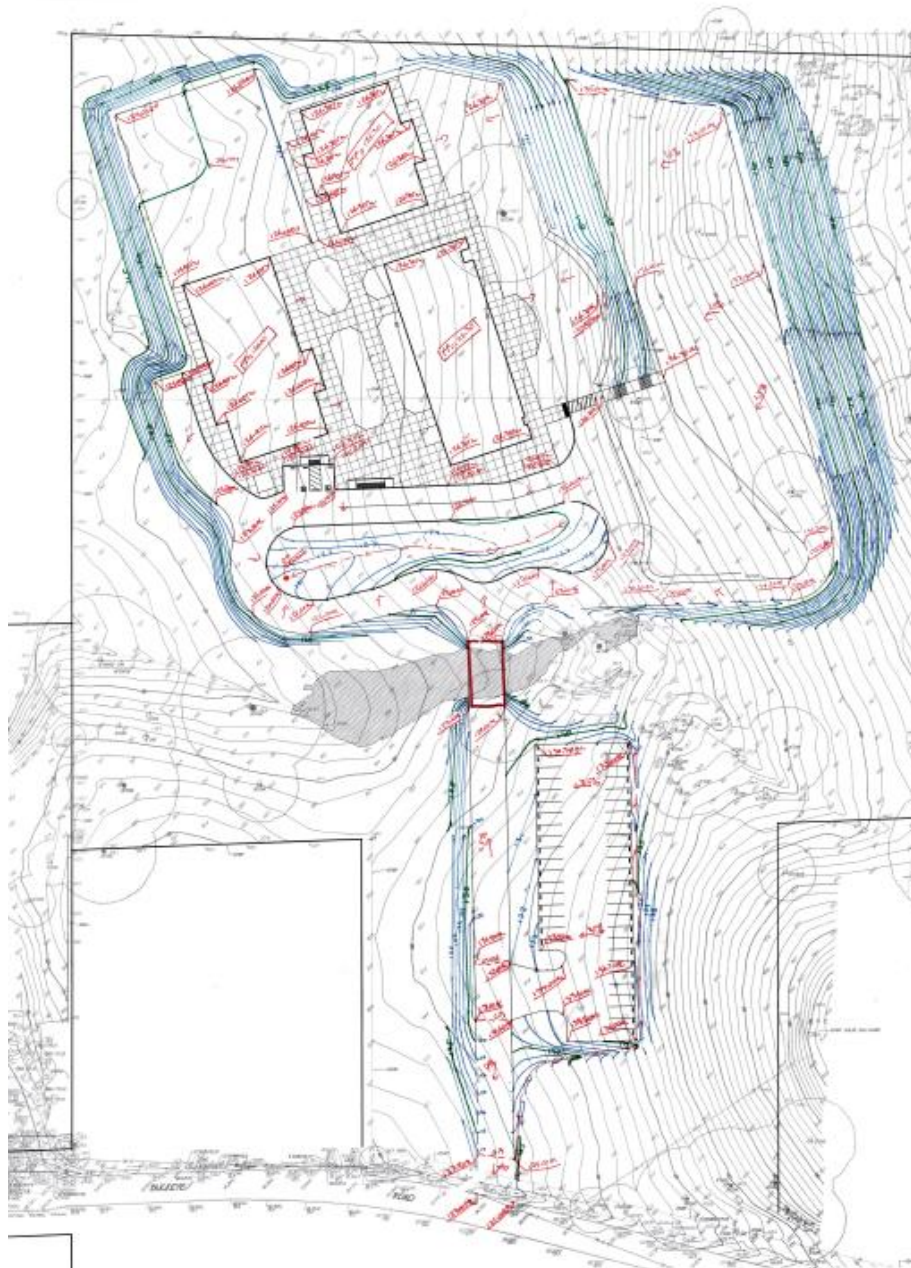


Figure 3 – Proposed Site Plan (provided by Anova Nexus Architects)

Electricity and Gas will be provided by Pacific Gas and Electric (PG&E). El Dorado Irrigation District will supply water/wastewater services capable of supporting the intended schools usage. Garbage services will be provided by El Dorado Disposal. Fire services will be provided by



Latrobe Fire Department. Police services will be provided by the El Dorado County Sheriff Department.

Schedule

The California Montessori Project plans to operate the proposed facility on traditional schedule. Operating hours will be typical of other school facilities with the campus generally opening at 7:00 a.m. and closing around 5:00 p.m.

2.5 Surrounding Land Use

To the west of the site is the existing CMP campus. To the east and north of the site is open space with light residential development that is sparsely spread across the area. To the south of the project is Buckeye Road. Within the southwest and southeast corner of the proposed project are a couple of single residences. Buckeye Elementary School is located farther to the west of the proposed project. Overall, the sites located around the CMP campus (both existing and proposed) are open space residential.

2.6 Required Permits and Approvals

This Mitigated Negative Declaration will be used for the following direct and indirect actions regarding the proposed college center.

- Approval of the proposed project by the California Montessori Project

ADDITIONAL ENVIRONMENTAL REQUIREMENTS OF SCHOOL PROJECTS

State CEQA Guidelines Section 15186 identifies additional environmental requirements for school projects to ensure that potential health effects resulting from exposure to hazardous materials, waste, and substances are examined and disclosed, and that the lead agency consults with other agencies in this regard before a school project is considered for approval.

An IS/MND or EIR on a school project must contain sufficient information to determine whether:

- The property is the site of a current or former hazardous waste or solid waste disposal facility and, if so, whether the wastes have been removed;
- The property is a hazardous substance release site as identified by the California Department of Toxic Substances Control (DTSC);
- The property has buried or aboveground pipelines that carry hazardous substances (not including natural gas used to supply the school or neighborhood);
- The property is located within one-quarter mile of any facilities that might reasonably be anticipated to emit hazardous or acutely hazardous materials, substances or waste.



Additional subsequent approvals and other permits that may be required from local, regional, state, and federal agencies would include:

- County of El Dorado and/or the City of Shingle Springs for encroachment permits and easements.
- Issuance of Regional Water Quality Control Board (RWQCB), National Pollutant Discharge Elimination System (NPDES) general permit under Section 402 of the Clean Water Act (CWA) for storm water drainage.
- Review and approval of Public Water System and Sewage System by El Dorado County.

3.0 ENVIRONMENTAL CHECKLIST FORM

3.1 Project Information

1. Project Title

California Montessori Project Charter School – Shingle Springs Campus

2. Lead Agency Name and Address

California Montessori Project
5330A Gibbons Drive, Suite 700
Carmichael, CA 95608

3. Contact Person and Phone Number

Phil Hendrix
Project Supervisor
Phone 530-870-6933

4. Project Location

4741 Buckeye Road, Shingle Springs, El Dorado County, California. Located in a portion of the El Dorado County Assessor's Parcel Number (APN) 090-220-26. The site is located within Section 6 of Township 9 North, Range 10 East of the Shingle Springs Quadrangle, Mount Diablo Base and Meridian.

5. Project Sponsor's Name and Address

California Montessori Project
5330A Gibbons Drive, Suite 700
Carmichael, CA 95608



6. Plan Designation

Low Density Residential (LDR)

7. Zoning

Residential Estate 5 Acres (RE-5)

8. Description of Project

Construction of a new Charter School Facility
Refer to Section 2.0, Project Description

9. Surrounding Land Uses and Setting

Surrounding land uses include residential land, vacant land and existing school facilities

10. Other Public Agencies whose approval is required

- California Department of Education
- California Department of Toxic Substance Control

3.2 Environmental Factors Potentially Affected

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

- | | | |
|--|---|---|
| <input type="checkbox"/> Aesthetics | <input type="checkbox"/> Agriculture Resources | <input type="checkbox"/> Air Quality |
| <input type="checkbox"/> Biological Resources | <input type="checkbox"/> Cultural Resources | <input type="checkbox"/> Geology/Soils |
| <input type="checkbox"/> Hazards & Hazardous Materials | <input type="checkbox"/> Hydrology/Water Quality | <input type="checkbox"/> Land Use/Planning |
| <input type="checkbox"/> Mineral Resources | <input type="checkbox"/> Noise | <input type="checkbox"/> Population/Housing |
| <input type="checkbox"/> Public Services | <input type="checkbox"/> Recreation | <input type="checkbox"/> Transportation/Traffic |
| <input type="checkbox"/> Utilities/Service Systems | <input type="checkbox"/> Mandatory Findings of Significance | <input checked="" type="checkbox"/> None after Mitigation |



3.3 Determination (To be completed by the Lead Agency)

On the basis of this initial evaluation:

<input type="checkbox"/>	I find that the proposed project COULD NOT have a significant effect on the environment and a NEGATIVE DECLARATION will be prepared.
<input checked="" type="checkbox"/>	I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because of revisions in the project that have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.
<input type="checkbox"/>	I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.
<input type="checkbox"/>	I find that the proposed project MAY have a "potentially significant impact" or "potentially significant unless mitigated" impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.
<input type="checkbox"/>	I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are impose upon the proposed project, nothing further is required.

Signature Gary Bowman

Date September 19, 2012

Printed Name Gary Bowman

For California Montessori Project



3.4 Evaluation of Environmental Impacts

I. Aesthetics

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Have a substantial adverse effect on a scenic vista?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Substantially damage scenic resources, including but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Substantially degrade the existing visual character or quality of the site and its surroundings?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

a) The area surrounding the project site consists of low density residential properties and vacant land. The vacant areas are mostly oak and grass covered woodlands with limited development. Aesthetic beauty is a function of opinion and therefore a quantitative affect from land use change is subject to personal taste and preference. The campus will have landscaping which will add to the scenic view, but will remove natural landscape aspects. This addition or removal of landscape (weather natural or manmade) will be a matter of personal preference.

However, this type of land use (Public Schools within Low Density Residential) is considered to be consistent with land use zoning for the area. A meeting of the El Dorado County Planning Commission for general plan consistency found by a 3 to 1 vote that the project is in compliance with current land usage zoning¹. For this reason this is considered to be a **less than significant impact**.

¹ Letter dated June 4, 2012 from the County of El Dorado Development Services Department regarding the CMP project.



b) No State “designated scenic highways” or “eligible scenic highways” are located within the vicinity of the project site.² The County and City have not designated any scenic highways within the vicinity of the project site.³ There is aesthetic value to the existing property as indicated in section a) above, however, this is not quantitative and there is also aesthetic value to the proposed use as a school. Therefore, this is considered to be a **less than significant impact**.

c) What is considered aesthetically pleasing is subjective. As mentioned earlier, currently the site is undeveloped and vacant land. The proposed project would replace the undeveloped vacant land to a development which is more urban in scale and character which includes the three school buildings, parking lots, sporting fields, and associated landscaping. These changes do not result in a substantial visual degradation from a CEQA standpoint, thus this is considered to be a **less than significant impact**.

d) The Charter School Facility will have an appropriate level of outdoor lighting for security purposes and for the safety and convenience of the public attending any evening activities. However, all exterior lighting associated with the proposed structures will be properly shaded or directed to the immediate school property and away from adjacent properties to eliminate glare on existing and future land uses and roadways. The light and glare from the proposed project would not significantly increase the amount of light and glare within the project’s environment; this impact is considered **less than significant**.

² California Department of Transportation, 2012, California Scenic Highway System,
<http://www.dot.ca.gov/hq/LandArch/scenic/schwy.htm>

³ California Department of Transportation, 2012,
http://www.dot.ca.gov/hq/LandArch/scenic_highways/index.htm



II. Agricultural Resources

	Potentially Significant Impact	Less than Significant with Mitigation Incorporation	Less than Significant Impact	No Impact
Would the project:				
a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Conflict with existing zoning for agricultural use, or a Williamson Act contract?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Involve other changes in the existing environment which, due to the location or nature, could result in conversion of Farmland, to non-agricultural use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a- c) No impact. The project site is zoned as Estate Residential Five Acre (RE-5). The most recent Department of Conservation's (DOC) Important Farmland Map (2010)⁴ identifies that the project site contains land designated as Urban and Built-Up Land and is Adjacent to land designated as Other Land. Neither of these designations has uses related to farming as would be relative to lands of agricultural significance. Farmland of Local Importance is defined as "lands which do not qualify as prime, statewide, or unique designation but are currently irrigated crops or pasture or non-irrigated crops; lands that would be prime or statewide designation and have been improved for irrigation but are now idle; and lands which currently support confined livestock, poultry operations, and aquaculture". The project is not on property with an existing Williamson Act contract. El Dorado County and Shingle Springs Planning list the property as Low Density Residential (LDR), not farmland/agriculture (AG).

⁴ Department of Conservation, 2010, El Dorado County Important Farmland 2010
<ftp://ftp.consrv.ca.gov/pub/dlrp/FMMP/pdf/2010/eld10.pdf>



III. Air Quality

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Conflict with or obstruct implementation of the applicable air quality plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b) Violate any air quality standard or contribute substantially to an existing or projected air quality violation?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c) 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 (including releasing emissions which exceed quantitative thresholds for ozone precursors)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d) Expose sensitive receptors to substantial pollutant concentrations?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Create objectionable odors affecting a substantial number of people?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a-c) Air quality is monitored, evaluated and regulated by federal, state, regional, and local regulatory agencies, including the United States Environmental Protection Agency (EPA), the California Air Resources Board (CARB), and the El Dorado County Air Quality Management District (ECAQMD). The EPA, CARB, and ECAQMD develop rules and/or regulations to attain the goals or directives imposed by legislation.

Short-term emissions for this project are considered to be related to the construction phase of the project. Many emissions are generated during this type of construction; however, PM₁₀ is the pollutant of greatest concern. PM₁₀ emitted during construction is difficult to quantify due to the variety of equipment being used, its duration of use, weather conditions, and soil type. Emissions caused by construction projects may cause significant air quality impacts only in cases of very large or very intense construction projects. Implementation of **Mitigation Measure Air-1** will reduce construction PM₁₀ impacts to a **less than significant** level.



Mitigation Measure Air-1

The following dust control measures will be implemented during construction:

- All disturbed areas, including storage piles, which are not being actively utilized for construction purposes, shall be effectively stabilized of dust emissions using water, chemical stabilizer/suppressant, covered with a tarp or other suitable cover or vegetative ground cover.
- All on-site unpaved roads and off-site unpaved access roads shall be effectively stabilized of dust emissions using water or chemical stabilizer/suppressant.
- All land clearing, grubbing, scraping, excavation, land leveling, grading, cut and fill, and demolition activities shall be effectively controlled for fugitive dust emissions by utilizing application of water or by pre-soaking.
- When materials are transported off-site, all material shall be covered, or effectively wetted to limit visible dust emissions, and at least six inches of freeboard space from the top of the container shall be maintained.
- All operations shall limit or expeditiously remove the accumulation of mud or dirt from adjacent public streets at the end of each workday. The use of dry rotary brushes is expressly prohibited except where preceded or accompanied by sufficient wetting to limit the visible dust emissions. Use of blower devices is expressly forbidden.
- Following the addition of materials to or the removal of materials from the surface of outdoor storage piles, said piles shall be effectively stabilized for fugitive dust emissions utilizing sufficient water or chemical stabilizer/suppressant.
- Within urban areas, trackout shall be immediately removed when it extends 50 or more feet from the site and at the end of each workday.
- Any site with 150 or more vehicle trips per day shall prevent carryout and trackout.
- Limit traffic speeds on unpaved roads to 15 mph; and
- Install sandbags or other erosion control measures to prevent silt runoff to public roadways from sites with a slope greater than one percent.

The main contributors to greenhouse gas emissions for this project are expected from vehicles traveling to and from the project. Implementation of **Mitigation Measure Air-2** will reduce greenhouse gas emission impacts to a **less than significant** level.



Mitigation Measure Air-2

- **Bike racks will be located on the campus.**
- **Recycling bins will be located on the campus.**
- **The building design will be energy efficient and have energy efficient lighting.**

d) Sensitive receptors in the vicinity of the project site are the existing neighboring residential homes. As discussed under checklist questions a) thru c), the temporary construction emissions would be mitigated. Furthermore, there were some additional concerns regarding naturally occurring asbestos or NOA that was mentioned during the review of this project at the El Dorado County Planning Office by a neighbor. The soils have been tested for NOA and they are no-detect.⁵

Carbon monoxide (CO) is created by the combustion of fossil fuels by vehicles. Consequently, vehicle trips produced by the proposed project could contribute to CO concentrations. Since CO typically disperses fairly quickly in the atmosphere, CO concentrations are only of concern at congested intersections or roadways where traffic moves very slowly.

As mentioned above the site is a new facility to replace existing facility buildings. The overall usage is planned to remain the same. Therefore, the only addition to CO and related gases/fugitive dusts would come during construction. Long term this would be a **less-than-significant** impact.

e) The proposed project involves the development of a charter school campus. This type of development is typically not associated with the generation of odors that would be considered objectionable to a substantial number of people, such as adjacent residences. For this reason, the development of the proposed project would not result in the creation of objectionable odors that would affect a substantial number of people and **no impact** is expected.

⁵ Geotechnical Engineering Study, 2012, Youngdahl consulting Group, Inc.



IV. *Biological Resources*

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Have a substantial adverse effect, either directly or indirectly or through habitat modifications, on any species identified as a candidate, sensitive or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b) Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c) Have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
f) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

According to the El Dorado General Plan, the biological community found in the area include: Blue Oak Woodland and Annual Grassland⁶.

A Biological Study for the property was performed by Moore Biological Consultants, and is attached as Appendix A.

a-b) During the Biological Study for the property the California Natural Diversity Database (CNDD) was reviewed for the USGS Shingle Springs 7.5-minute quadrangle in an effort to identify animal, plant and community elements sighted in the area. Additional field investigations were conducted in two different phases on different days over a period of one month. Identifications of delineated wetlands were also part of the study scope.

A total of thirty five (35) plant elements and eighteen (18) discrete animal elements were identified during the biological assessment. Moore Biological Consultants concluded "Due to lack of suitable habitat, it is unlikely special-status plants occur in the site. The likelihood of occurrence of special-status wildlife species in the site is considered low. No special-status wildlife species are expected to occur at or near the site on more than a very occasional or transitory basis."

Mitigation Measure BR-1

In order to avoid take of protected raptors and migratory bird, project construction should be scheduled between September 1 and January 31 is possible. If project construction occurs between February 1 and August 31, a pre-construction nesting bird survey should be conducted by a qualified biologist. If active nests are found within the survey area construction should be delayed until the biologist determines nesting is complete.

Implementation of **Mitigation Measure BR-1** will reduce impacts to a **less than significant** level.

⁶ Major Plant Communities in El Dorado County, 2003, El Dorado County General Plan EIR



c-d) Moore Biological Consultants indicated “the only potentially jurisdictional Waters of the US in the site are an ephemeral creek and a seasonal wetland swale. No other area were observed in the site appearing to meet the technical and regulatory criteria of jurisdictional water of the US or wetlands. Jurisdictional Water of the US should be avoided to the maximum extent practicable. The preliminary site layout depicts total avoidance of Jurisdictional Waters of the US, with a clear-span bridge over the seasonal wetland swale that has abutments in the upland grassland outside of the wetland.” This would be a **less-than-significant** impact.

e-f) Moore Biological Consultants concluded “The site consists of annual grassland and oak woodlands that are biological unremarkable other than for their oak woodland wildlife habitat values. There are a few notable oak trees on the site... the relatively larger oaks should be retained and incorporated into the project design.”

Mitigation Measure BR-2

If oaks greater than 30 inches DBH need to be removed, on-site replacement plants at a ratio of 2:1 are recommended.

Implementation of **Mitigation Measure BR-2** will reduce impacts to a **less than significant** level.

V. Cultural Resources

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Cause a substantial adverse change in the significance of a historical resource as defined in §15064.5?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to §15064.5?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d) Disturb any human remains, including those interred outside of formal cemeteries?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



a-b) An Archaeological Survey Report was performed for the entire site by Tremaine & Associates, and is attached as Appendix B. In their report they performed a search of the National Register Information System⁷ which revealed no finds within the vicinity of the project. The Office of Historic Preservation list of California Historical Landmarks⁸ indicated landmark No.465 Shingle Springs is located approximately 1.5 miles to the southwest. The North Central Information Center (NCIC) files were searched on June 28, 2012. The Native American Heritage Commission (NAHC) was contacted regarding Sacred Lands File and Native American Contacts List Request. Their search of the sacred and file failed to indicate the presence of Native American cultural resources in the immediate project area⁹. Letters were sent to Native American individuals/organizations that may have knowledge of cultural resources in the area. No responses have been received to date.

All of the above information aided to design a field survey, which was conducted for the site in June, 2012 by Kim Tremaine. In her field survey three items were observed that demonstrated historical significance. However all of these were outside the scope of developed areas and therefore will not be affected as such.

Based on this, there is a low to moderate potential that prehistoric and historic resources could be located below the surface and may be encountered during construction activities. Therefore, it is possible that unrecorded subsurface deposits may be encountered during project-related construction activities. Implementation of **Mitigation Measure CR-1** would provide the necessary protocol should a resource be discovered during construction:

Mitigation Measure CR-1

In the event that any prehistoric or historic subsurface cultural resources are discovered during ground disturbing activities, all work within 50 feet of the resources shall be halted and the California Montessori Project (or its representative) shall consult with a qualified archaeologist or paleontologist to assess the significance of the find. If any find is determined to be significant, the California Montessori Project (or its representative) and the archaeologist and/or paleontologist would meet to determine the appropriate avoidance measures. All significant cultural materials recovered shall be subject to scientific analysis, professional museum curation, and a report prepared by the qualified archaeologist according to current professional standards.

If the discovery includes human remains, CEQA Guidelines Section 15064.5(e)(1) and (e)(2) shall be followed, which are as follows:

(e) In the event of the accidental discovery or recognition of any human remains in any location other than a dedicated cemetery, the following steps should be taken:

⁷ <http://tps.cr.nps.gov/nhl/>

⁸ http://ohp.parks.ca.gov/?page_id=21454.

⁹ Letter dated January 25, 2012.



- (1) There shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie adjacent human remains until:

(A) The coroner of the county in which the remains are discovered must be contacted to determine that no investigation of the cause of death is required, and

(B) If the coroner determines the remains to be Native American:

1. The coroner shall contact the Native American Heritage Commission with 24 hours.
2. The Native American Heritage Commission shall identify the person or persons it believes to be the most likely descended from the deceased Native American.
3. The most likely descendent may make recommendations to the land owner or the person responsible for the excavation work, for means of treating or disposing of, with appropriate dignity, the human remains and any associated grave goods as provided in Public Resources Code Section 5097.98, or

- (2) Where the following conditions occur, the landowner or his authorized representative shall rebury the Native American human remains and associated grave goods with appropriate dignity on the property in a location not subject to further subsurface disturbance.

(A) The Native American Heritage Commission is unable to identify a most likely descendent or the most likely descendent failed to make a recommendation within 24 hours after being notified by the commission.

(B) The descendant identified fails to make a recommendation; or

(C) The landowner or his authorized representative rejects the recommendation of the descendant, and the mediation by the Native American Heritage Commission fails to provide measures acceptable to the landowner.

c-d) No evidence of unique paleontological resources, unique geologic features or human remains was revealed by any of the investigations discussed in questions a) and b). Implementation of **Mitigation Measure CR-1** would ensure the necessary protocol is followed should unique paleontological resources, unique geologic features or human remains be discovered during project-related construction, reducing any impacts to a **less than significant** level.



VI. Geology and Soils

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Expose people or structures to 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.	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
ii) Strong seismic ground shaking?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iii) Seismic-related ground failure, including liquefaction?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iv) Landslides?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Result in substantial soil erosion or the loss of topsoil?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>



	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
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?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

The discussion of geology and soils is based in part on the Geotechnical Engineering Study and Geological Hazards Study (Project No. E05100.004, dated August 22, 2012) which was prepared by Youngdahl Consulting Group, Inc. The report is attached as Appendix C.

a) i) Faults — According to the El Dorado General Plan no known active faults or Alquist-Priolo earthquake hazard zones (formerly known as special study zones) occur in the proposed project site. However, the site is located within close proximity of several faults that are presently zoned potentially active. According to the above referenced Youngdahl report, no active faults or Earthquake Fault Zones (Special Studies Zones) are located on the project site. The nearest mapped faults to the site are related to the Bear Mountains Fault zone, which has traces located approximately 1 kilometer west of the project, and the potentially active New Melones Fault Zone which is located about 5 miles east of the site. For this reason, impacts resulting from rupture of a known earthquake fault are considered **less than significant**.

a) ii) Seismic Ground Shaking — According to the El Dorado County General Plan, no active or potentially active faults underlie the site based on published geologic maps. The project site is not located within an Alquist-Priolo Fault Study Zone and surface evidence of faulting has not been observed. However, due to the proximity to the active faults, the area may experience ground shaking.

The above referenced report states that the project site is classified as Site Class C (2007 CBC, Chapter 16A). Peak acceleration is defined as the maximum acceleration experienced by a particle during the course of a seismic event. The peak ground acceleration for surface soils at the project site are estimated by Youngdahl to yield 0.165 g. This is considered to be relatively low ground acceleration. This is considered a **less than significant impact**.



a) iii) Seismic-Related Ground Failure — According to the above referenced report, “The property does not lie in any mapped landslide or liquefaction hazard zones. Liquefaction is the sudden loss of soils shear strength and sudden increase in pore water pressure caused by shear strains, as could result from an earthquake. Research has shown that saturated, loose to medium-dense sand with a silt content less than about 25 percent located within the top 40 feet are most susceptible to liquefaction and surface rupture/lateral spreading. Due to the absence of a permanent elevated groundwater table, and the relatively low seismicity of the area, the potential for site liquefaction is considered negligible. For the above-mentioned reasons, mitigation for these potential hazards is typically not practiced in the geographic region of the project site”. This is considered a **less than significant impact**.

a) iv) Landslides — The potential hazard from landslides is considered to be negligible (**no impact**) for the site due to its relatively flat topography. The topography of the site has insufficient relief to be prone to landslides or slope failures. Therefore, for other than artificially constructed conditions (excavations), landslides or slope failures are highly unlikely.

b) When the project is complete, the entire site will be covered in grass surface, hardscape, and landscaping. As a result, only wind erosion during construction activities need be addressed.

Use of **Mitigation Measure Geology-1** will reduce soil erosion impacts to a **less than significant** level:

Mitigation Measure Geology-1

In the event that significant wind erosion of soil is observed during construction activities, the soil surface shall be sufficiently wetted to minimize dust generation.

c) Referring to sections a)i through a)iv it is well illustrated that a less than significant impact exists in relation to this. This is considered to be **less than significant**.

d) The site is not located on expansive soils based on the Youngdahl report. Therefore, the site will experience a **less than significant impact** from expansive soils.

e) The site will utilize wastewater treatment in the exact same manner as it currently does from the El Dorado Irrigation District. This is a **less-than-significant** impact.



VII. Hazards and Hazardous Materials

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials to the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard for people residing or working in the project area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) For a project within the vicinity of a private airstrip, would the project result in a safety hazard for people residing or working in the project area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>



	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
g) Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
h) Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

The discussion of hazards and hazardous materials is based in part on one (1) Phase I Environmental Site Assessment Report and one (1) Public Utilities Hazard Review prepared for the project by Youngdahl Consulting Group, Inc. (Project Nos. E08352.001 & E08352.002, dated December 10, 2008 & October 19, 2011). These reports are attached as Appendix D.

a) Minor amounts of hazardous substances, such as cleaning, maintenance and landscaping supplies may be stored and used in and around the school site. The risk of explosion or release of any of these substances is minimal.

Any hazardous substances used at the site for cleaning, maintenance, and landscaping will be stored in a manner that complies with all applicable codes and ordinances, laws, or other pertinent requirements. A list of chemicals to be stored and used at the proposed school will be submitted to Fire and Life Safety at the Department of the State Architect (DSA) for review prior to occupancy. For these reasons, a **less than significant** impact is expected.

b) As indicated under checklist question a), minor amounts of hazardous substances, such as cleaning, maintenance and landscaping supplies may be stored and used in and around the proposed school site. The quantities of these materials would be minimal, and therefore, the risk of explosion or release of any of these substances is considered **less than significant**.

c) Air Emissions Facilities — California Department of Education Code Section 17213(b); Public Resources Code Section 21151.8(a)(2); and the California Code of Regulations, Title 5, Section 14011(i) requires a school district, in consultation with the local air pollution control district, to identify facilities within a quarter mile of the proposed site that might reasonably be anticipated to emit hazardous air emissions or handle hazardous or acutely hazardous materials, substances, or waste. The County of El Dorado Air Quality Management District (EDCAQMD) is responsible for providing written notification of any findings to the school district.



A letter was submitted to the EDCAQMD requesting the identification and review of all sites potentially emitting hazardous air emissions within one-quarter mile of the project site. The EDCAQMD replied¹⁰ that no sites were listed within a ¼ mile of the site (**less than significant**).

d) Hazardous Materials — A Phase I Environmental Site Assessment (ESA) was performed by Youngdahl Consulting Inc. Their Phase I Environmental Site Assessment (ESA) performed for California Montessori Project Shingle Springs Campus at 4741 Buckeye Road (subject property) indicated that the subject property is an undeveloped rural residential property used for cattle grazing (four cows were observed during the site visit). The subject property is assigned El Dorado County APN 090-220-26-100. It was of the opinion of the Youngdahl Consulting Group Inc.'s environmental professional that no recognized environmental conditions were identified during completion of this Phase I Environmental Assessment per ASTM Practice E 1527-05 (**less than significant**).

Utilities

No utilities were identified directly on the proposed CMP campus. Utilities in the form of underground water transmission lines and aboveground electrical transmission/distribution lines were identified within the vicinity of the proposed CMP campus. There are no high-pressure water lines or high-voltage power lines within 1,500-feet of the proposed CMP campus. This is considered to be a **less than significant** issue.

Radon Potential

Radon is a colorless, odorless, and tasteless gas that is produced by the decay of uranium and radium. This naturally occurring, radioactive gas is produced in most soil or rock. As a result, all buildings have some radon, as does the outdoor air. Radon can move easily through any material that has pores or void spaces through which gases can move. Void spaces and pores are found in the soil beneath any building. Radon is a known human carcinogen. The Surgeon General has warned that radon is the second leading cause of lung cancer in the United States. Anyone living in a building with elevated radon concentrations may have an increased risk of contracting lung cancer over a period of years.

The National Radon Database has been developed by the United States Environmental Protection Agency and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 through 1992. Where necessary, data has been supplemented by information collected from private sources such as universities and research institutions.

The Geologic Controls on the Distribution of Radon in California by Ronald Churchill for the Department of Health Services (1991, revised 2003) had the Zip Code 95682 listed. One of the Thirty-eight (38) tests was greater than or equal to 4 pCi/l. According to EPA publication 402-R-93-025, entitled EPA's Map of Radon Zones, California, dated September 1993, El Dorado County is shown to be in Zone 2. Zone 2 has a predicted average radon screening level of

¹⁰ Letter dated July 10, 2012.



between 2 and 4 pCi/l, this is considered to be the moderate value of geologic radon potential. The subject property is located within Zip Code 95682, therefore, impact to the site from radon is considered possible. However, the buildup of radon and its exposure is generally a factor of confined spaces such as basements. Since no basements are planned for the project this is **less than significant**.

Serpentine Rock / Naturally Occurring Asbestos

Asbestos includes any of several minerals (chrysotile, tremolite, actinolite, crocidolite, anthophyllite, and amosite) which occur naturally in ultramafic rock formations and that readily separate into long, flexible fibers. These igneous ultramafic rocks (dunite, peridotite, pyroxenite, and hornblendite) form below the earth's surface at very high temperatures; as they are exposed by uplift and erosion, they may be altered to the metamorphic rock serpentinite. Chrysotile, the most common asbestos mineral in California, forms fibrous crystals in small veins in serpentinite rock.¹¹

Youngdahl had the site tested for asbestos. Multiple samples were tested from across the site and all samples were non-detect for asbestos related products. Therefore, the impact to the site from naturally occurring asbestos is considered to be **less than significant**.

Railroad Tracks

Based on review of the most recent topographic maps of the area,¹² the proposed project site is not located within 1,500 feet of the nearest railroad easement. There is **no impact** to the site from railroad tracks.

Traffic Corridors

The proposed project site is not located within 500 feet of a freeway or other busy traffic corridor as defined in *Education Code* Section 17212(d)(9) and *Public Resources Code* 21151.8(c)(9). There is **no impact** to the site from traffic corridors.

e-f) The California Department of Education requires, per Education Code Section 17215, that all airport/heliport runways (public or private) located within two miles of a proposed school site be identified.

Based on review Google Earth Maps, the closest runway, Cameron Airpark is 3.25 miles northwest of the site. Therefore, there is a **no impact** to the site regarding safety from public airports.

¹¹ California Department of Conservation, Division of Mines and Geology, A General Location Guide for Ultramafic Rocks in California - Areas More Likely to Contain Naturally Occurring Asbestos, August 2000.

¹² Google Earth, 2012, Visual inspection of the near 1,500 feet in all directions around the site.



g) The proposed project would not physically obstruct the existing circulation pattern within the surrounding neighborhood. The proposed project is not expected to interfere with an adopted emergency response or evacuation plan. The impact is considered to be **less than significant**.

h) The project site is located within an area that now is prone to wild land fires as it is a grass and oak woodland. Once developed the main campus would be hardscape and landscaped, with modern fire systems, that would decrease the chance of wild land fires. Therefore, there is a **less than significant** impact from wildfires.

VIII. Hydrology and Water Quality

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Violate any water quality standards or waste discharge requirements?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned uses for which permits have been granted)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on- or off-site?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>



		Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
e)	Create or contribute runoff water which would exceed the capacity of existing or planned storm water drainage systems or provide substantial additional sources of polluted runoff?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f)	Otherwise substantially degrade water quality?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
g)	Place structures within a 100-year flood hazard area as mapped on a federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
h)	Place within a 100-year flood hazard area structures which would impede or redirect flood flows?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
i)	Expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of failure of a levee or dam?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
j)	Inundation by seiche, tsunami, or mudflow?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) The State Water Resources Control Board (SWRCB) has adopted a National Pollutant Discharge Elimination System (NPDES) general permit for Storm Water Discharges Associated with Construction Activity (state permit) that requires every construction project greater than one acre to submit a Notice of Intent (NOI) for coverage, and prepare a Storm Water Pollution Prevention Plan (SWPPP). Under the conditions of the state permit, the project site will be required to eliminate or reduce unauthorized non-storm water discharges to waters of the nation, develop and implement a SWPPP for the project construction activities, and perform inspections of storm water pollution prevention measures and control practices to ensure conformance with the site SWPPP. The project will comply with the terms and conditions of the NPDES, as approved by the State Water Resources Control Board under Section 402 of the Clean Water Act.



Storm water discharges following construction will be directed into an on-site storm water drainage system. The California Montessori Project may be required to submit an application package to the Regional Water Quality Control Board to obtain coverage under the NPDES general permit and comply with the terms for storm water management and control.

Compliance with the NPDES general permit, development and implementation of a SWPPP, and the Regional Water Quality Control Board discharge requirements will ensure a **less than significant impact** to water quality.

b) The property will connect to El Dorado Irrigation District. The El Dorado Irrigation District will supply water to the proposed project. Because the project will comply with the requirements of the oversight agency, impacts to groundwater supplies will be **less than significant**.

c-d) Storm water discharges following construction will be directed into an on-site storm water drainage system. Because of its small size and utilization of a storm water drainage system, the project would not significantly alter drainage patterns or the rate and amount of surface runoff. Waters of the state have been identified on site; therefore, these will be avoided in entirety and will not be altered. Because of this non-alteration/avoidance no substantial erosion will occur and no flooding will occur. The impact is considered **less than significant**.

e) Storm water runoff from streets and paved parking areas is known to carry petroleum hydrocarbons and trace metals into the storm drain system. The construction of a paved parking lot as a part of the project would result in a nominal increase in such constituents in the local runoff. However, the proposed parking area will utilize permeable base aggregate so infiltration will be a major component to aid in runoff reduction. Furthermore, storm water discharges following construction will be directed into existing off-site storm water drainage ditches which eventually meander into the El Dorado Irrigation District storm water recover scheme. The overall impact is considered to be **less than significant**.

f) There are no industrial processes or significant sources of pollution within the project that would significantly degrade water quality. The water to this site will be provided by the El Dorado Irrigation District; this is considered **less than significant**.

g-h) According to the Federal Emergency Management Agency (FEMA) and the El Dorado County General Plan, the proposed project site is located within an area outside of the 0.2% annual chance flood plain.¹³ This is a **less than significant impact**.

i) If earthquake-induced flooding were to occur, it would originate from levees, small water storage areas, or dams. It is conceivable that seismic activity could weaken a levee, natural embankment, or dam during dry periods, facilitating future failure due to hydraulic phenomena (i.e. piping or sand boiling) during wet periods. However, according to the El Dorado County General Plan, the proposed campus is not located within areas subject to dam inundation (**no impact**).

¹³ Youngdahl, 2012



j) The project site is not located near a lake or other surface water body or an area in which a seiche, tsunami, or mudflow could directly or indirectly affect the site. **No impact** is anticipated from these sources.

IX Land Use and Planning

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Physically divide an established community?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Conflict with any applicable land use plan, policy, or regulation of an agency with jurisdiction over the project (including, but not limited to the general plan, specific plan, local coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Conflict with any applicable habitat conservation plan or natural community conservation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) The proposed project would be located on the boundary of an established community and would not result in the physical division of the community. **Less than significant impact.**

b) The project site is zoned for this use. This has been determined as recently as June 4, 2012, by the Development Department. There is **no impact** related to conflict in land use plans.

c) The County does have an adopted Habitat Conservation Plan, Natural Community Conservation Plan, and/or other approved local, regional or state habitat conservation plan. However, this project is in general conformance with all plans and the mitigations are well documented in the previous sections of this report to comply with these policies (i.e. avoidance of wetland areas and oak tree removal purchases). Therefore, the proposed project would not conflict with any such adopted plans and there would be **no impact** from the project.



X. Mineral Resources

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Result in the loss of availability of a known mineral resource that would be of value to the region and the residence of the state?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Result in loss of availability of a locally important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

According to the El Dorado County General Plan, and within the Conservation and Open Space Element, the area is not located within a Mineral Resource (MR)¹⁴ area.

a-b) The project site is not located within an area of potential aggregate/mineral resources or any active mining locations. There is **no impact**.

¹⁴ El Dorado County General Plan, 2012, Elements Section Figure CO-1 http://www.co.el-dorado.ca.us/Government/Planning/Adopted_General_Plan.aspx



XI. Noise

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project cause:				
a) Exposure of persons to or generation of noise levels in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Exposure of persons to or generation of excessive groundborne vibration or groundborne noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) A substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f) For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

The following discussion is based in part on the fact that the existing school is in use and currently functions onsite. The new school will use the same services and essentially produce the same affects on the community in terms of noise and noise creation functions such as traffic. Therefore, no impacts separate from and different from the current impacts are anticipated.



a-c) The proposed project is not anticipated to alter the use of the site in capacity or function. Therefore, impact from noise is expected to be **less than significant** and will likely be the same as it is now.

d) Development of the proposed project would increase ambient sound levels during construction. This would temporarily affect noise-sensitive land uses (e.g., the adjacent residences) near the project site. Short-term construction-related noise impacts would be reduced to a **less than significant** level with implementation of Mitigation Measure Noise-1.

Mitigation Measure Noise-1

The California Montessori Project shall ensure that the construction contractor implements the following noise reducing measures:

- **All equipment shall have sound-control devices no less effective than those provided by the manufacturer. All equipment shall have muffled exhaust pipes.**
- **Stationary noise sources shall be located as far from sensitive receptors as possible.**

e-f) The closest airport or private airstrip is located approximately 3.25 miles to the northwest of the site (from the middle of the site to the northern portion of the runway). As a result of this distance, this is considered a **less than significant impact** regarding excessive noise levels from public airports or private airstrips.



XII. Population and Housing

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Displace substantial numbers of people, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) The proposed project is intended to serve the needs of the existing community. It is going to only slightly change the location, but the number of students will remain the same as before (**no impact**).

b-c) The proposed project site does not support any residential structures. The project would not result in the displacement of any existing housing. There is **no impact** from the proposed project.



XIII. Public Services

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
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Would the project:

- 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:

i) Fire protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
ii) Police protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iii) Schools?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iv) Parks?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
v) Other public facilities?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

i) Fire Protection — The project site receives fire protection services from the Latrobe Fire Department. Each building is designed to have a fire alarm and interior sprinkler system. The impacts to fire protection services are **less than significant**.

ii) Police Protection — The current area of the proposed project is patrolled by the El Dorado County Sheriff. The proposed project would not increase the need for additional city staff or resources. Therefore, the project would have a **less than significant impact** on police protection in the area.

iii) Schools — The proposed project would be a school campus to accommodate students. Implementation of the project would ensure a **less than significant impact** on surrounding schools.



iv) Parks — The proposed project would not increase the need for new or expanded park facilities. The proposed project would not result in the substantial physical deterioration of any recreational facilities. There is **no impact**.

iv) Other Public Facilities — The proposed project would not require the addition or expansion of other public services. There is **no impact**.

XIV. Recreation

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) The proposed project will accommodate grassy areas for the students. The students may leave the school property to use nearby parks; however the number of students would be minimal. The proposed project would have a **less than significant impact** on the physical deterioration of any recreational facilities in the existing neighborhood.

b) The proposed project is a Charter School, and not intended to have recreational facilities. No additional facilities or adverse environmental effects will result from the proposed project. There is **no impact**.



XV. Transportation / Traffic

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Cause an increase in traffic which is substantial in relation to the existing traffic load and capacity of the street system (i.e., result in a substantial increase in either the number of vehicle trips, the volume to capacity ratio on roads, or congestion at intersections)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Exceed, either individually or cumulatively, a level of service standard established by the county congestion management agency for designated roads or highways?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Result in inadequate emergency access?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f) Result in inadequate parking capacity?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
g) Conflict with adopted policies, plans, or programs supporting alternative transportation (e.g., bus turnouts, bicycle racks)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>



The following discussion is based on a traffic review that was performed by El Dorado County Department of Transportation. During the review the County concluded that the intended usage of the school did not trigger the need for any additional traffic evaluation¹⁵:

a-b) According to the above referenced evaluation, “a traffic impact study is not required based on conformance with El Dorado County General Plan 2004”. In this evaluation the County determined that the existing Level of Service (LOS) was LOS C on Shingle Springs Road and will not worsen LOS Standards for El Dorado County. The impact is considered to be **less-than-significant**.

c) Based on review of the most recent topographic map of the area,¹⁶ there are no public or private airports or heliports within two nautical miles of the proposed project site. There will be **no impact** on air traffic patterns.

d-f) The adequacy of the project’s parking supply is considered to be **less-than-significant** level within the design of the campus. No offsite parking is needed.

g) The project will not result in pedestrians walking across Buckeye in the period before or after school. A potential safety problem and impact is unlikely to exist. The impact is considered to be **less-than-significant**.

XVI. Utilities and Service Systems

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
Would the project:				
a) Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Require or result in the construction of new storm water drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

¹⁵ Email Copy of Phase 1 Traffic Impact Study - Initial Determination, dated July 26, 2012

¹⁶ U.S. Geological Survey, 1980, 7.5 Minute Topographic Map of the Florin Quadrangle, California.



	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
d) Have sufficient water supplies available to serve the project from existing entitlements and resources, or are new or expanded entitlements needed?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f) Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
g) Comply with federal, state, and local statutes and regulations related to solid waste?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a-b) The project would utilize El Dorado Irrigation District waste water treatment. It already does and the number of students and therefore usage will not increase. This is a **less-than-significant** impact.

c) A temporary retention basin will not be built onsite. However, storm water generated at the site will utilize normal storm water ditches associated with the irrigation district and local runoff network. Furthermore, much of the onsite drainage will be accommodated through the surface soils (since the majority will be landscaped or left native) **less than significant**.

d-e) The project would utilize El Dorado Irrigation District waste water treatment. It already does and the number of students and therefore usage will not increase. This is a **less-than-significant** impact.

f) Solid waste collection for the Charter School is provided by El Dorado Disposal and the amount will not change as noted for other services above. This is a **less-than-significant** impact.

g) **No impact.** Solid waste will be collected by El Dorado Disposal .There is no conflict with federal, state, or local regulations.



XVII. Mandatory Findings of Significance

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Does the project have the potential to 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?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

a) With the mitigation measures provided in the preceding checklist sections, the proposed project does not have the potential to significantly degrade the quality of the environment, including effects on animals, plants, or historic or prehistoric resources. Mitigation measures have been incorporated into the project to reduce project-related impacts to a **less than significant** level.

b) The proposed project would not result in cumulatively considerable impacts. Mitigation measures have been incorporated into the project to reduce project-related impacts to a **less than significant** level.



c) The proposed project does not have environmental effects that could cause substantial adverse effects on human beings, either directly or indirectly. Mitigation measures have been incorporated into the project to reduce project-related impacts to a **less than significant** level.

4.0 SUMMARY OF MITIGATION MEASURES

This section represents the required mitigation measures identified in Section 3.0, Environmental Checklist. Implementation of these mitigation measures would reduce all impacts of the proposed project to a less than significant level. The California Montessori Project has committed to implementing all required mitigation measures.

AIR QUALITY

Mitigation Measure Air-1

The following dust control measures will be implemented during construction:

- **All disturbed areas, including storage piles, which are not being actively utilized for construction purposes, shall be effectively stabilized of dust emissions using water, chemical stabilizer/suppressant, covered with a tarp or other suitable cover or vegetative ground cover.**
- **All on-site unpaved roads and off-site unpaved access roads shall be effectively stabilized of dust emissions using water or chemical stabilizer/suppressant.**
- **All land clearing, grubbing, scraping, excavation, land leveling, grading, cut and fill, and demolition activities shall be effectively controlled for fugitive dust emissions by utilizing application of water or by pre-soaking.**
- **When materials are transported off-site, all material shall be covered, or effectively wetted to limit visible dust emissions, and at least six inches of freeboard space from the top of the container shall be maintained.**
- **All operations shall limit or expeditiously remove the accumulation of mud or dirt from adjacent public streets at the end of each workday. The use of dry rotary brushes is expressly prohibited except where preceded or accompanied by sufficient wetting to limit the visible dust emissions. Use of blower devices is expressly forbidden.**
- **Following the addition of materials to or the removal of materials from the surface of outdoor storage piles, said piles shall be effectively stabilized for fugitive dust emissions utilizing sufficient water or chemical stabilizer/suppressant.**



- Within urban areas, trackout shall be immediately removed when it extends 50 or more feet from the site and at the end of each workday.
- Any site with 150 or more vehicle trips per day shall prevent carryout and trackout.
- Limit traffic speeds on unpaved roads to 15 mph; and
- Install sandbags or other erosion control measures to prevent silt runoff to public roadways from sites with a slope greater than one percent.

Mitigation Measure Air-2

- Bike racks will be located on the campus.
- Recycling bins will be located on the campus.
- The building design will be energy efficient and have energy efficient lighting.

BIOLOGICAL RESOURCES

Mitigation Measure BR-1

In order to avoid take of protected raptors and migratory bird, project construction should be scheduled between September 1 and January 31 is possible. If project construction occurs between February 1 and August 31, a pre-construction nesting bird survey should be conducted by a qualified biologist. If active nests are found within the survey area construction should be delayed until the biologist determines nesting is complete.

Mitigation Measure BR-2

If oaks greater than 30 inches DBH need to be removed, on-site replacement plants at a ratio of 2:1 are recommended.



CULTURAL RESOURCES

Mitigation Measure CR-1

In the event that any prehistoric or historic subsurface cultural resources are discovered during ground disturbing activities, all work within 50 feet of the resources shall be halted and the California Montessori Project (or its representative) shall consult with a qualified archaeologist or paleontologist to assess the significance of the find. If any find is determined to be significant, the California Montessori Project (or its representative) and the archaeologist and/or paleontologist would meet to determine the appropriate avoidance measures. All significant cultural materials recovered shall be subject to scientific analysis, professional museum curation, and a report prepared by the qualified archaeologist according to current professional standards.

If the discovery includes human remains, CEQA Guidelines Section 15064.5(e)(1) and (e)(2) shall be followed, which are as follows:

(e) In the event of the accidental discovery or recognition of any human remains in any location other than a dedicated cemetery, the following steps should be taken:

(1) There shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie adjacent human remains until:

(A) The coroner of the county in which the remains are discovered must be contacted to determine that no investigation of the cause of death is required, and

(B) If the coroner determines the remains to be Native American:

- 1. The coroner shall contact the Native American Heritage Commission with 24 hours.**
- 2. The Native American Heritage Commission shall identify the person or persons it believes to be the most likely descended from the deceased Native American.**
- 3. The most likely descendent may make recommendations to the land owner or the person responsible for the excavation work, for means of treating or disposing of, with appropriate dignity, the human remains and any associated grave goods as provided in Public Resources Code Section 5097.98, or**



- (2) Where the following conditions occur, the landowner or his authorized representative shall rebury the Native American human remains and associated grave goods with appropriate dignity on the property in a location not subject to further subsurface disturbance.
- (A) The Native American Heritage Commission is unable to identify a most likely descendent or the most likely descendent failed to make a recommendation within 24 hours after being notified by the commission.
- (B) The descendant identified fails to make a recommendation; or
- (C) The landowner or his authorized representative rejects the recommendation of the descendant, and the mediation by the Native American Heritage Commission fails to provide measures acceptable to the landowner.

GEOLOGY AND SOILS

Mitigation Measure Geology-1

In the event that significant wind erosion of soil is observed during construction activities, the soil surface shall be sufficiently wetted to minimize dust generation.

NOISE

Mitigation Measure Noise-1

The California Montessori Project shall ensure that the construction contractor implements the following noise reducing measures:

- All equipment shall have sound-control devices no less effective than those provided by the manufacturer. All equipment shall have muffled exhaust pipes.
- Stationary noise sources shall be located as far from sensitive receptors as possible.



5.0 REPORT PREPARATION

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