



Mitigated Negative Declaration

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

1. **Control Number:** PLNP2020-00192
2. **Title and Short Description of Project:** Cal-Am Water Well: 2340 & 2344 Cottage Way
A Use Permit to allow a Minor Utility and Public Service Facility in the RD-5 zone.
A Special Development Permit to allow the perimeter wall to exceed seven feet in height.
A Design Review to comply with the Countywide Design Guidelines.
If approved, California-American Water (Cal-Am) would construct a new water well to replace a contaminated water well at a separate location. The project would install an eight-foot tall masonry wall, gate, water well and pump, and an emergency generator.
3. **Assessor's Parcel Number:** 278-0182-035 & -036
4. **Location of Project:** The project site is located at 2340 & 2344 Cottage Way and located south of Cottage Way and approximately 600 feet east of Bell Street in the Arden Arcade community.
5. **Project Applicant:** California-American Water
6. Said project will not have a significant effect on the environment for the following reasons:
 - a. It will not have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory.
 - b. It will not have the potential to achieve short-term, to the disadvantage of long-term, environmental goals.
 - c. It will not have impacts, which are individually limited, but cumulatively considerable.
 - d. It will not have environmental effects, which will cause substantial adverse effects on human beings, either directly or indirectly.
7. As a result thereof, the preparation of an environmental impact report pursuant to the Environmental Quality Act (Division 13 of the Public Resources Code of the State of California) is not required.
8. The attached Initial Study has been prepared by the Sacramento County Office of Planning and Environmental Review in support of this Negative Declaration. Further information may be obtained by contacting the Office of Planning and Environmental Review at 827 Seventh Street, Room 225, Sacramento, California, 95814, or phone (916) 874-6141.

[Original Signature on File]

Todd Smith

Interim Environmental Coordinator
County of Sacramento, State of California

COUNTY OF SACRAMENTO
OFFICE OF PLANNING AND ENVIRONMENTAL REVIEW
INITIAL STUDY

PROJECT INFORMATION

CONTROL NUMBER: PLNP2020-00192

NAME: Cal-Am Water Well: 2340 & 2344 Cottage Way

LOCATION: The project site is located at 2340 & 2344 Cottage Way and located south of Cottage Way and approximately 600 feet east of Bell Street in the Arden Arcade community.

ASSESSOR'S PARCEL NUMBER: 278-0182-035 & -036

OWNER/APPLICANT:

California-American Water
4701 Beloit Drive
Sacramento, CA 95838
Contact: Walter Sadler

PROJECT DESCRIPTION

1. A Use Permit to allow a Minor Utility and Public Service Facility in the RD-5 zone.
2. A Special Development Permit to allow the perimeter wall to exceed seven feet in height.
3. A Design Review to comply with the Countywide Design Guidelines.

If approved, California-American Water (Cal-Am) would construct a new water well to replace a contaminated water well at a separate location. The project would install an eight-foot tall masonry wall, gate, water well and pump, and an emergency generator.

ENVIRONMENTAL SETTING

The subject project site is located in a residential neighborhood of Arden Arcade. The project site is comprised of two, undeveloped vacant lots approximately 175 feet south of Cottage Way (reference Plate IS-1). A private, paved access road provides access to the two properties. The back yards of eight single-family residential properties abut the

project site. Vegetation on site includes annual grasses and six non-native trees located along the perimeter of the two sites.

Plate IS-1: Vicinity Map

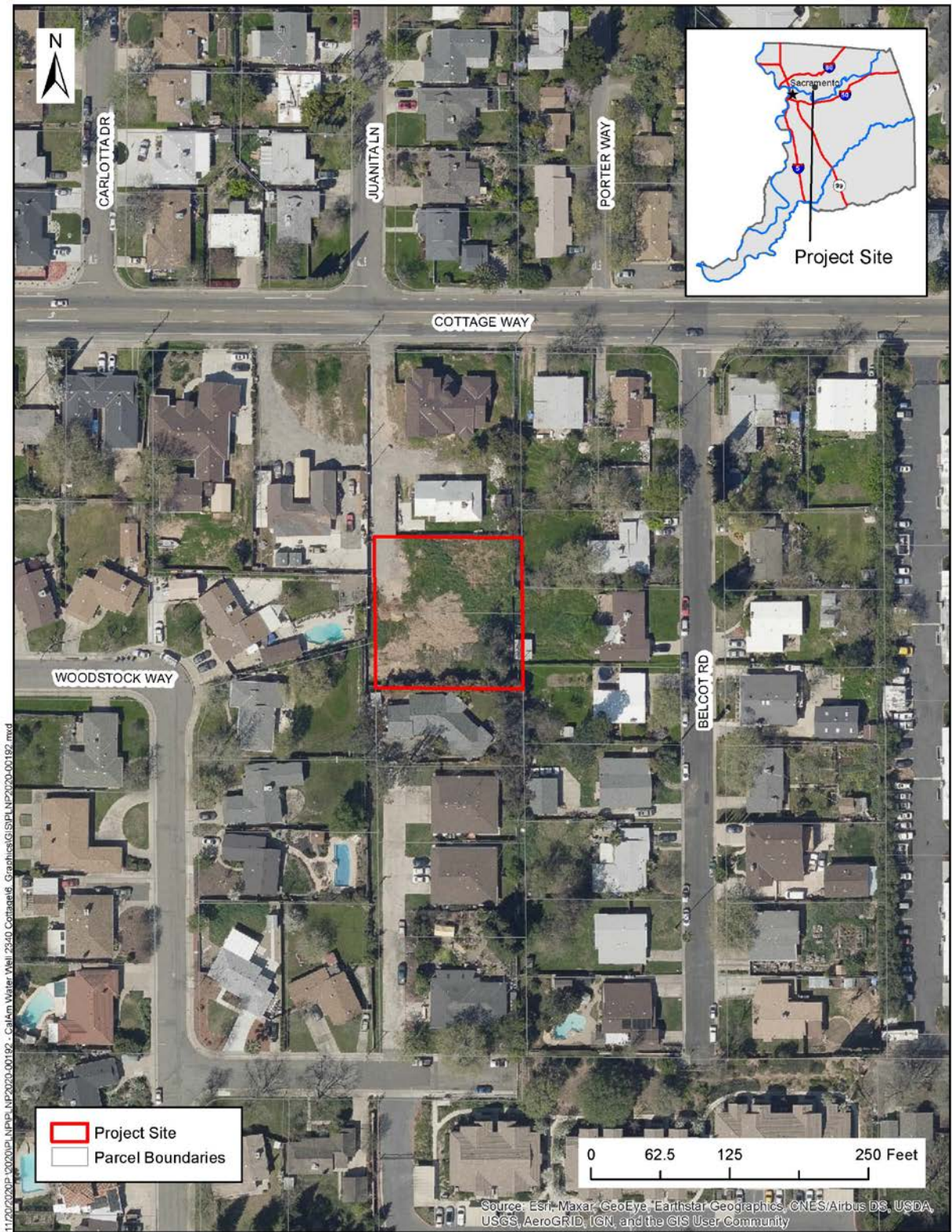
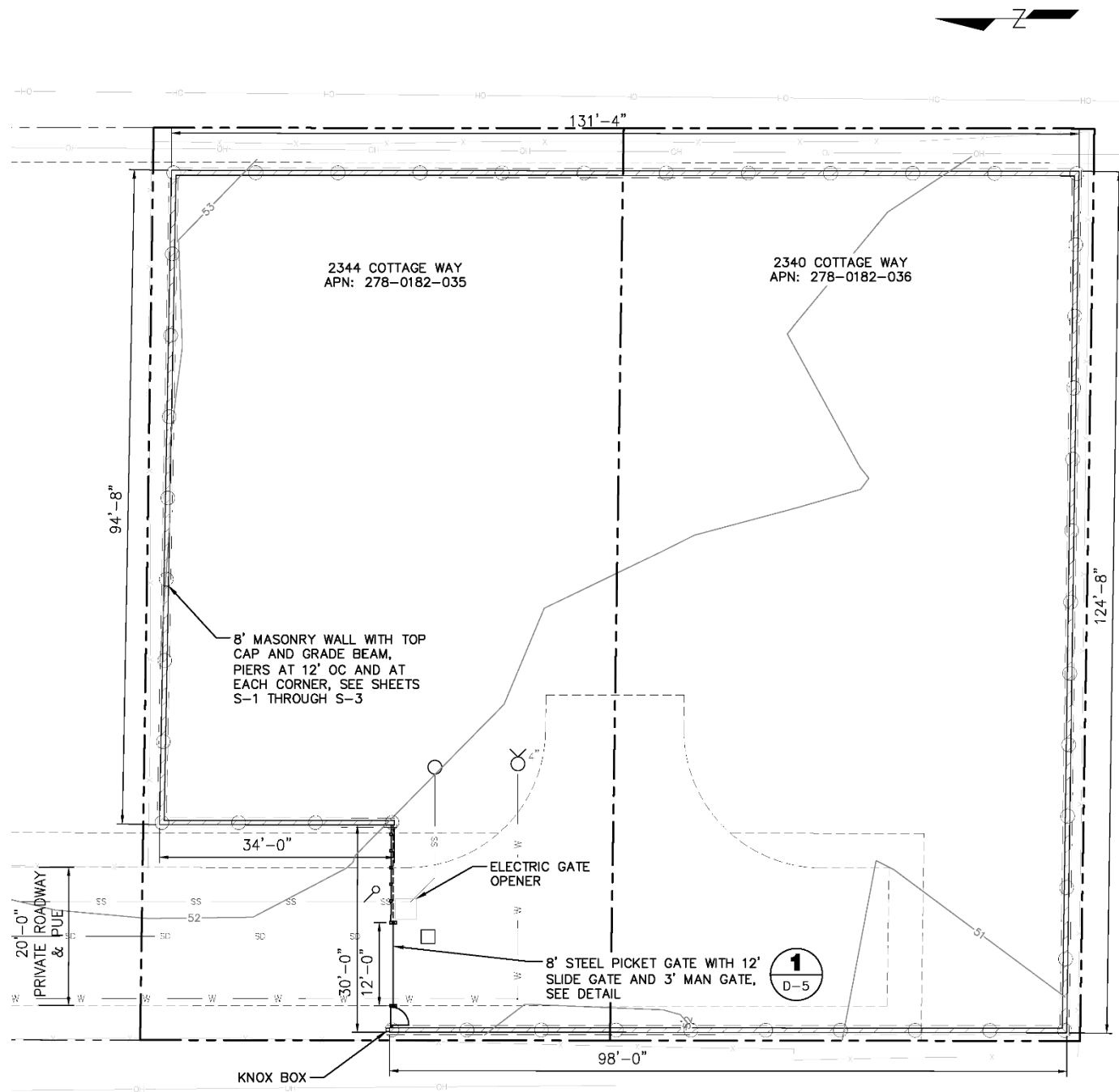


Plate IS-2: Proposed Site Plan



ENVIRONMENTAL EFFECTS

Appendix G of the California Environmental Quality Act (CEQA) provides guidance for assessing the significance of potential environmental impacts. Based on this guidance, Sacramento County has developed an Initial Study Checklist (located at the end of this report). The Checklist identifies a range of potential significant effects by topical area. The topical discussions that follow are provided only when additional analysis beyond the Checklist is warranted.

NOISE

This section supplements the Initial Study Checklist by analyzing if the proposed project would:

- Result in generation of a temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established by the local general plan, noise ordinance or applicable standards of other agencies.
- Result in a substantial temporary increase in ambient noise levels in the project vicinity.
- Generate excessive groundborne vibration or groundborne noise levels.

NOISE FUNDAMENTALS & TERMINOLOGY

Noise is often described as unwanted sound, and thus is a subjective reaction to the physical phenomenon of sound. Sound is variations in air pressure that the ear can detect. Sound levels are measured and expressed in decibels (dB), which is the unit for describing the amplitude of sound¹. Because sound pressure levels are defined as logarithmic numbers, the values cannot be directly added or subtracted. For example, two sound sources, each producing 50 dB, will produce 53 dB when combined, not 100 dB. This is because two sources have two times the energy (not volume) of one source, which results in a 3 dB increase in noise levels.

Most environmental sounds consist of several frequencies, with each frequency differing in sound level. The intensities of each frequency combine to generate sound. Acoustical professionals quantify sounds by “weighting” frequencies based on how sensitive humans are to that particular frequency. Using this method, low and extremely high frequency sounds are given less weight, or importance, while mid-range frequencies are given more weight, because humans can hear mid-range frequencies much better than low and very high frequencies. This method is called “A” weighting, and the units of measurement are called dBA (A-weighted decibel level). In practice,

¹ Equal to 20 times the logarithm to the base 10 of the ratio of the pressure of the sound measured to the reference pressure, which is 20 micropascals.

noise is usually measured with a meter that includes an electrical “filter” that converts the sound to dBA. The threshold at which one hears sounds is considered to be zero (0) dBA. The range of sound in normal human experience is 0 to 140 dBA. Decibels and other technical terms are defined in Table IS-1.

The ambient noise level is defined as the noise from all sources near and far, and refers to the noise levels that are present before a noise source being studied is introduced. A synonymous term is pre-project noise level.

According to the CEQA Guidelines a noise impact may be significant if the project will result in exposure of persons to or generation of noise levels in excess of standards established by the lead agency (in this case, the Sacramento County General Plan, Zoning Code, and Noise Ordinance), or applicable standards of other agencies; expose people residing or working in the project area to excessive airport noise levels; expose people to a substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project; or result in a substantial temporary or periodic increase in ambient noise level in the project vicinity above levels existing without the project. The Sacramento County General Plan Policy NO-7 establishes a significance threshold of 65 dB Ldn/CNEL for outdoor activity areas (backyards) and of 45 dB Ldn/CNEL or less in indoor areas. Typically, potential sources of significant noise include airports, some commercial activities, industrial activities, railroads, and traffic.

Table IS-1: Acoustical Terminology

TERM	DEFINITION
Ambient Noise Level:	The composite of noise from all sources near and far. In this context, the ambient noise level constitutes the normal or existing level of environmental noise at a given location.
Intrusive Noise:	That noise which intrudes over and above the existing ambient noise at a given location. The relative intrusiveness of a sound depends upon its amplitude, duration, frequency, and time of occurrence and tonal or informational content as well as the prevailing ambient noise level.
Decibel, dB:	A unit for describing the amplitude of sound, equal to 20 times the logarithm to the base 10 of the ratio of the pressure of the sound measured to the reference pressure, which is 20 micropascals (20 micronewtons per square meter).
Frequency, Hz	The number of complete pressure fluctuations per second above and below atmospheric pressure.
Community Noise Equivalent Level, CNEL*:	The average equivalent sound level during a 24-hour day, obtained after addition of approximately five decibels to sound levels in the evening from 7:00 p.m. to 10:00 p.m. and ten decibels to sound levels in the night before 7:00 a.m. and after 10:00 p.m.
Day/Night Noise Level, L_{dn}*:	The average equivalent sound level during a 24-hour day, obtained after addition of ten decibels to sound levels in the night after 10:00 p.m. and before 7:00 a.m.
Equivalent Noise Level, L_{eq}:	The average noise level during the measurement or sample period. L_{eq} is typically computed over 1, 8 and 24-hour sample periods.
L_{max}, L_{min}:	The maximum or minimum sound level recorded during a noise event.
L_n :	The sound level exceeded “n” per percent of the time during a sample interval. L_{10} equals the level exceeded 10 percent of the time (L_{90} , L_{50} , etc.)
Noise Exposure Contours:	Lines drawn about a noise source indicating constant levels of noise exposure. CNEL and L_{dn} contours are frequently utilized to describe community exposure to noise.
Sound Exposure Level, SEL; or Single Event Noise Exposure Level, SENEL:	The level of noise accumulated during a single noise event, such as an aircraft overflight, with reference to a duration of one second. More specifically, it is the time integrated A-weighted squared sound pressure level for a stated time interval or event, based on a reference pressure of 20 micropascals and a reference duration of one second.
Sound Level, dBA:	The sound pressure level in decibels as measured on a sound level meter using the A-weighting filter network. The A-weighting filter de-emphasizes the very low and very high frequency components of the sound in a manner similar to the response of the human ear and gives good correlation with subjective reactions to noise.

REGULATORY SETTING

In order to limit population exposure to physically and/or psychologically damaging noise levels, the State of California and Sacramento County have established standards and ordinances to control noise.

STATE OF CALIFORNIA

The California Department of Health Services (DHS) office of Noise Control has studied the relationship between noise levels and different land uses. As a result, the DHS has established four categories for judging the severity of noise intrusion on specified land use. Noise in the “normally acceptable” category places no undue burden on affected receptors and would need no mitigation. As noise rises into the “conditionally acceptable” range, some mitigation of exposure (as established by an acoustical study) would be warranted. At the next level, noise intrusion is so severe that it is classified “normally unacceptable” and would require extraordinary noise reduction measures to avoid disruption. Finally, noise in the “clearly unacceptable” category is so severe that it cannot be mitigated.

Title 24 of the California Administrative Code establishes standards governing interior noise levels that apply to all new multifamily residential units in California. The standards require that acoustical studies be performed prior to construction at building locations where the existing L_{dn} exceeds 60 dBA. Such acoustical studies are required to establish mitigation measures that will limit maximum L_{dn} noise levels to 45 dBA in any inhabitable room. The U.S. Department of Housing and Urban Development (HUD) has set an L_{dn} of 45 as its goal for interior noise in residential units built with HUD funding.

COUNTY GENERAL PLAN NOISE ELEMENT

The goals of the Sacramento County General Plan Noise Element are to: (1) protect the citizens of Sacramento County from exposure to excess noise and (2) protect the economic base of Sacramento County by preventing incompatible land uses from encroaching upon existing planned noise-producing uses. The General Plan defines a noise sensitive outdoor area as the primary activity area associated with any given land use at which noise sensitivity exists. Noise sensitivity generally occurs in locations where there is an expectation of relative quiet, or where noise could interfere with the activities taking place in an outdoor activity area. An example is a backyard, where loud noise could interfere with the ability to engage in normal conversation.

The Sacramento County General Plan Noise Element outlines standards for noise for all land use projects (Table IS-1 shows non-transportation related noise standards for various land uses).

General Plan policies that pertain to this project are:

NO-6 Where a project would consists of or include non-transportation noise sources, the noise generation of those sources shall be mitigated so as not to exceed the interior and exterior noise level standards at existing noise-sensitive areas in the project vicinity.

NO-8 Noise associated with construction activities shall adhere to the County Code requirements. Specifically, Section 6.68.090(e) addresses construction noise within the County.

NO-16 The following sources of noise shall be exempt from the provisions of this Noise Element:

- a. Emergency warning devices and equipment operated in conjunction with emergency situation, such as sirens and generators which are activated during power outages. The routine testing of such warning devices and equipment shall also be exempt provided such testing occurs during daytime hours.

Table IS-2: Noise Element Table 2
Non-Transportation Noise Standards Median (L₅₀)/Maximum (L_{max})

New Land Use	Outdoor Area		Interior
	Daytime	Nighttime	Day and Night
All Residential	55 / 75	50 / 70	35 / 55
Transient lodging ⁴	55 / 75	---	35 / 55
Hospitals and nursing homes ^{5,6}	55 / 75	---	35 / 55
Theaters and auditoriums ⁶	---	---	30 / 50
Churches, meeting halls, schools, libraries, etc. ⁶	55 / 75	---	35 / 60
Office buildings ⁶	60 / 75	---	45 / 65
Commercial buildings ⁶	---	---	45 / 65
Playgrounds, parks, etc ⁶	65 / 75	---	---
Industry ⁶	60 / 80	---	50 / 70
<ol style="list-style-type: none"> 1. The Table 2 standards shall be reduced by 5 dB for sounds consisting primarily of speech or music, and for recurring impulsive sounds. If the existing ambient noise level exceeds the standards of Table 2, then the noise level standards shall be increased at 5 dB increments to encompass the ambient. 2. Sensitive areas are defined in the acoustic terminology section. 3. Interior noise level standards are applied within noise-sensitive areas of the various land uses, with windows and doors in the closed positions. 4. Outdoor activity areas of transient lodging facilities are not commonly used during nighttime hours. 5. Hospitals are often noise-generating uses. The exterior noise level standards for hospitals are applicable only at clearly identified areas designated for outdoor relaxation by either hospital staff or patients. 6. The outdoor activity areas of these uses (if any), are not typically utilized during nighttime hours. 7. Where median (L₅₀) noise level data is not available for a particular noise source, average (Leq) values may be substituted for the standards of this table provided the noise source in question operates for at least 30 minutes of an hour. If the source in question operates less than 30 minutes per hour, then the maximum noise level standards shown would apply. 			

COUNTY NOISE ORDINANCE

The County's Noise Control Ordinance sets limits for exterior noise levels on residential properties. The standards found in the County's Noise Control Ordinance are based on the duration of noise on private property over one-hour periods. The ordinance is primarily concerned with regulating noise other than noise generated by transportation noise sources (e.g., passing cars or aircraft flyovers). The ordinance limits the duration of noise based on many factors, including the type of source, tonal characteristics of the source, ambient noise levels, time of day, etc., by utilizing a system of noise criteria not to be exceeded based on the duration of noise over any given hour. Noise sources associated with construction, repair, remodeling, demolition, paving or grading of any real property, are exempt from maximum noise level requirements, if the activities take place between the hours of 6 am to 8 pm, Monday through Friday, and 7 am to 8 pm on Saturday and Sunday (Sacramento County Code section 6.68.090(e)).

NOISE SETTING

ECORP Consulting, Inc. (ECORP) was retained by the applicant to prepare a noise report (Appendix A) for the project.

In order to quantify existing ambient noise levels in the Project area, ECORP Consulting, Inc. conducted a 24-hour noise measurement spanning between 12:55 p.m. on September 10 to 12:55 p.m. on September 11, 2020. The noise measurement, presented in the noise metric CNEL, is representative of typical existing noise exposure within and immediately adjacent to the Project site during a typical day. CNEL is a 24-hour average L_{eq} with a 5-dBA weighting during the hours of 7:00 p.m. to 10:00 p.m. and a 10-dBA weighting added to noise during the hours of 10:00 p.m. to 7:00 a.m. to account for noise sensitivity in the evening and nighttime, respectively. The average noise levels of noise measured at the site are shown in Table IS-3.

Table IS-3: Existing Ambient Noise Level

Location Number	Location	CNEL dBA	L_{min} dBA	L_{max} dBA	Time
1	Project site	54.7	36.8	71.5	September 10 12:55 PM – September 11 12:55pm
Note: Source: Measurement was taken by ECORP with a Larson Davis SoundExpert LxT precision sound level meter, which satisfies the American National Standards Institute for general environmental noise measurement instrumentation. Prior to the measurements, the SoundExpert LxT sound level meter was calibrated according to manufacturer specifications with a Larson Davis CAL200 Class I Calibrator. See Appendix A for noise measurement outputs.					

As shown in Table IS-3 the ambient noise level is 54.7 dBA.

DISCUSSION OF PROJECT IMPACTS

CONSTRUCTION-RELATED NOISE IMPACTS

Construction of the project includes downhole construction of the well that consists of drilling a borehole, installing casing, placing the gravel pack and the cement seal, development and test pumping, water quality testing and disinfection.

The applicant anticipates that continuous drilling will last between 48 to 72 hours. This process is notoriously loud and continuous drilling past 8 pm precludes the construction noise exemption outlined in the Noise Ordinance. Because this phase will take place in close proximity to sensitive receptors (the nearest residential property is 60 feet from the center of the well site), and potentially outside of allowable construction hours, the project will be required to abide by the exterior noise level for residential uses if work must continue past 8 pm (reference Table IS-4).

Table IS-4: Exterior Noise Levels for Residential Uses

Noise Zone	Time Interval	Exterior Noise Level (dB)
Residential Uses	Daytime 7:00 a.m. – 10:00 p.m.	55 dBA
	Nighttime 10:00 p.m. – 7:00 a.m.	50 dBA

ECORP provided a project equipment list with estimated exterior construction noise level at 65 feet, which is summarized in Table IS-5.

Table IS-5: Equipment List and Estimated Noise Level

Equipment	Estimated Exterior Construction Noise Level (dB) at 65 feet
Grader (1)	79.4
Backhoe (1)	72.0
Rubber Tired Dozer (1)	76.1
Combined Site Preparation Equipment	81.6
Crane (1)	71.0
Forklift (1)	77.8
Paver (1)	72.6
Drill Rig (1)	75.8
Combined Well Construction Equipment	81.1

ECORP estimates that the combined exterior noise level associated with well construction will be 81.1 dB. The estimated noise level associated with the drill rig would exceed the daytime and nighttime exterior noise level and would require sound attenuation.

The project shall be required to implement the following conditions during the well drilling phase:

1. Sound walls will be required for this project.
2. To the extent feasible, construction activities shall be limited to the daytime hours of between 6:00 am and 8:00 pm, Monday through Friday, and between 7:00 am and 8:00 pm on Saturday or Sunday. Any deviation from these construction hours will require noise monitoring to ensure that construction noise levels do not exceed 55 dBA from the hours of 8:00 pm to 10:00 pm and 50 dBA from the hours of 10:00 pm to 7:00 am at the nearest sensitive receptor as monitored by the Agency Representative.
3. 24-hour operations will only be allowed during the drilling, construction, gravel packing, sealing of the well, and initial development of the well. 24-hour operations are anticipated to occur over a 5-day period. The Contractor shall arrange with the Agency Project Engineer for any 24-hour operations intended and/or required for the successful completion of the project. Together, the Contractor and the Agency must practice good neighborhood relations at all times.
4. Should noise levels exceed the above levels, appropriate noise attenuation measures shall be implemented, prior to resuming work, at the Contractor's cost to reduce the offensive noise levels at the nearest sensitive receptor.
5. The Contractor shall comply with all local sound control and noise level rules, regulations, and ordinances that apply to any work performed pursuant to the contract. All definitions, sound level or other measurements pertaining to noise control shall be as specified in the latest revision of Chapter 6.68, Noise Control Ordinance, of the Sacramento County Code.
6. Each internal combustion engine shall be equipped with a muffler of a type recommended by the manufacturer as a minimum for noise control. No internal combustion engine shall be operated without said muffler.

Construction-related noise would need to comply with the nighttime exterior noise standard of 50 dB (L₅₀). The project proponent intends to utilize sound attenuation devices (acoustical shielding) to mitigate the noise impacts to neighboring residents. Noise levels measured at the nearest property line (approximately 60 feet from the well site) shall not exceed 55dB from 8pm-10pm and 50 dB during evening hours (10:00 pm to 7:00 am). The acoustical shielding will reduce sound levels to meet or exceed the noise standards. Mitigation has been include to require onsite measurements at the beginning of the drilling phase to verify those standards are met. If necessary, additional attenuation shall be installed prior to resuming work. Upon completion of the drilling phase, construction will resume an exempt status from exterior noise standards as outlined in the Noise Ordinance [Sacramento County Code, Section 6.68.090 (e)].

CONCLUSION

With mitigation, successful implementation of necessary sound attenuation will result in impacts related to construction noise to be ***less than significant***.

OPERATIONAL NOISE DISCUSSION

The project involves two stationary pieces of equipment that will result in additional operational noise. The site will have an aboveground pump and an emergency, diesel generator. The project proponent intends to enclose the backup generator in an aluminum housing, which will attenuate operational noise during emergencies and routine testing. Pursuant to Policy NO-16 (a) of the Noise Element, emergency operation of a generator and routine testing (during daytime hours) are exempt from county noise standards.

Table IS-6: Estimated Un-attenuated Noise Levels

Stationary Sources	Noise Level (dBA Leq) at the Source
Well Pump	84.5 dBA ¹
Back-Up Generator	87 dBA ²

The un-attenuated noise levels are above the County's residential, exterior noise level standards. The project plans include an eight-foot masonry wall and an aluminum enclosure for the backup generator. ECORP incorporated the masonry wall and aluminum housing as attenuation inputs into the SoundPLAN model to estimate potential operational noise levels at the four closest residences. The results of the model are shown Table IS-8.

Table IS-7: Modeled Operational Noise Level with Attenuation

Site Location	Location	Modeled Operational Noise Attributed to the Project (Leq dBA)	County Exterior Noise Standards (dBA) Daytime/Nighttime
Operational Well Pump and Backup/Emergency Diesel Generator			
1	Residential Property Line to the North	44.6	55 / 50
2	Residential Property Line to the West	40.0	55 / 50
3	Residential Property Line to the South	41.0	55 / 50
4	Residential Property Line to the East	40.7	55 / 50

As shown in Table IS-7, the current project design will provide sound attenuation for stationary, operational equipment. Mitigation has been included to ensure that the proposed attenuation is built as proposed and verified by a qualified acoustical consultant.

CONCLUSION

Operational noise impacts are considered ***less than significant***.

GROUND-BORNE VIBRATION

The Federal Transit Administration (FTA) describes ground-borne vibrations as that can cause buildings to shake and rumbling sounds to be heard. In contrast to airborne noise, ground-borne vibration is not a common environmental problem. It is unusual for vibration from sources such as buses and trucks to be perceptible, even in locations close to major roads. Some common sources of ground-borne vibration are trains, buses on rough roads, and construction activities such as blasting, pile-driving and operating heavy earth-moving equipment. The effects of ground-borne vibration include feel-able movement of the building floors, rattling of windows, shaking of items on shelves or hanging on walls, and rumbling sounds. In extreme cases, the vibration can cause damage to buildings. Building damage is typically only a factor in the case of blasting and pile-driving during construction. Ground-borne vibration related to potential building damage effects is generally related to the peak particle velocity (PPV) in inches/second (FTA 2018).

The peak particle velocity (PPV) is defined as the maximum instantaneous peak of the vibration signal. The PPV is most frequently used to describe vibration impacts to buildings. Typically, ground-borne vibration generated by man-made activities attenuates rapidly with distance from the source of the vibration. Sensitive receptors for vibration include structures (especially older masonry structures) and vibration sensitive equipment. The FTA measure of the threshold of architectural damage for conventional sensitive structures is 0.2 in/sec PPV.

DISCUSSION OF PROJECT IMPACTS

Vibration levels from typical construction equipment can be found in the FTA's Transit Noise and Vibration Impact Assessment (2018). Table IS-8 provides a summary of vibration levels for anticipated construction equipment for the project.

Table IS-8: Vibration Levels for Typical Construction Equipment

Equipment	PPV at 25 ft. (in/sec)	PPV at 26 ft. (in/sec) ¹
Vibratory Roller	0.210	0.20
Hoe Ram	0.089	0.083
Caisson Drilling	0.089	0.083
Loaded trucks	0.076	0.072
Jackhammer	0.035	0.033
Small bulldozer	0.003	0.003
<u>Notes:</u> 1. Based on the propagation adjustment formula PPV = PPV _{25 feet} x (25/distance from the equipment to the receptor) ^{1.5} Source: FTA 2018		

Construction equipment would not exceed the 0.2 in/sec PPV vibration significance criteria for building damage effects at a distance of 26 feet, and would attenuate to an even smaller level at greater distances. The potential impact area would generally not extend beyond the project site limits. There are no existing structures within 50 feet of the proposed improvement areas. Therefore, no significant structural damage impacts to nearby residences are anticipated to result from implementation of the proposed project.

CONCLUSION

Impacts related to ground-borne vibration are considered ***less than significant***.

HYDROLOGY AND WATER QUALITY

This section supplements the Initial Study Checklist by analyzing if the proposed project would:

- Create substantial sources of polluted runoff or otherwise substantially degrade ground or surface water quality.

WATER QUALITY

CONSTRUCTION WATER QUALITY: EROSION AND GRADING

Construction on undeveloped land exposes bare soil, which can be mobilized by rain or wind and displaced into waterways or become an air pollutant. Construction equipment can also track mud and dirt onto roadways, where rains will wash the sediment into storm drains and thence into surface waters. After construction is complete, various other pollutants generated by site use can also be washed into local waterways. These pollutants include, but are not limited to, vehicle fluids, heavy metals deposited by vehicles, and pesticides or fertilizers used in landscaping.

Sacramento County has a National Pollutant Discharge Elimination System (NPDES) Municipal Stormwater Permit issued by Regional Water Board. The Municipal Stormwater Permit requires the County to reduce pollutants in stormwater discharges to

the maximum extent practicable and to effectively prohibit non-stormwater discharges. The County complies with this permit in part by developing and enforcing ordinances and requirements to reduce the discharge of sediments and other pollutants in runoff from newly developing and redeveloping areas of the County.

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

In addition to complying with the County's ordinances and requirements, construction sites disturbing one or more acres are required to comply with the State's General Stormwater Permit for Construction Activities (CGP). CGP coverage is issued by the State Water Resources Control Board (State Board) http://www.waterboards.ca.gov/water_issues/programs/stormwater/construction.shtml and enforced by the Regional Water Board. Coverage is obtained by submitting a Notice of Intent (NOI) to the State Board prior to construction and verified by receiving a WDIID#. The CGP requires preparation and implementation of a site-specific Stormwater Pollution Prevention Plan (SWPPP) that must be kept on site at all times for review by the State inspector.

Applicable projects applying for a County grading permit must show proof that a WDIID # has been obtained and must submit a copy of the SWPPP. Although the County has no enforcement authority related to the CGP, the County does have the authority to ensure sediment/pollutants are not discharged and is required by its Municipal Stormwater Permit to verify that SWPPPs include the minimum components.

The project must include an effective combination of erosion, sediment and other pollution control BMPs in compliance with the County ordinances and the State's CGP.

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

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

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

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

Project compliance with requirements outlined above, as administered by the County and the Regional Water Board will ensure that project-related erosion and pollution impacts are ***less than significant***.

OPERATION: STORMWATER RUNOFF

Development and urbanization can increase pollutant loads, temperature, volume and discharge velocity of runoff over the predevelopment condition. The increased volume, increased velocity, and discharge duration of stormwater runoff from developed areas has the potential to greatly accelerate downstream erosion and impair stream habitat in natural drainage systems. Studies have demonstrated a direct correlation between the degree of imperviousness of an area and the degradation of its receiving waters. These impacts must be mitigated by requiring appropriate runoff reduction and pollution prevention controls to minimize runoff and keep runoff clean for the life of the project.

The County requires that projects include source and/or treatment control measures on selected new development and redevelopment projects. Source control BMPs are intended to keep pollutants from contacting site runoff. Examples include "No Dumping-Drains to Creek/River" stencils/stamps on storm drain inlets to educate the public, and providing roofs over areas likely to contain pollutants, so that rainfall does not contact the pollutants. Treatment control measures are intended to remove pollutants that have already been mobilized in runoff. Examples include vegetated swales and water quality detention basins. These facilities slow water down and allow sediments and pollutants to settle out prior to discharge to receiving waters. Additionally, vegetated facilities provide filtration and pollutant uptake/adsorption. The project proponent should consider the use of "low impact development" techniques to reduce the amount of imperviousness on the site, since this will reduce the volume of runoff and therefore will

reduce the size/cost of stormwater quality treatment required. Examples of low impact development techniques include pervious pavement and bioretention facilities.

The County requires developers to utilize the *Stormwater Quality Design Manual for the Sacramento Region, 2018* (Design Manual) in selecting and designing post-construction facilities to treat runoff from the project. Regardless of project type or size, developers are required to implement the minimum source control measures (Chapter 4 of the Design Manual). Low impact development measures and Treatment Control Measures are required of all projects exceeding the impervious surface threshold defined in Table 3-2 and 3-3 of the Design Manual. Further, depending on project size and location, hydromodification control measures may be required (Chapter 5 of the Design Manual).

Updates and background on the County's requirements for post-construction stormwater quality treatment controls, along with several downloadable publications, can be found at the following websites:

<http://www.waterresources.saccounty.net/stormwater/Pages/default.aspx>

<http://www.beriverfriendly.net/Newdevelopment/>

The final selection and design of post-construction stormwater quality control measures is subject to the approval of the County Department of Water Resources; therefore, they should be contacted as early as possible in the design process for guidance. Project compliance with requirements outlined above will ensure that project-related stormwater pollution impacts are ***less than significant***.

BIOLOGICAL RESOURCES

This section supplements the Initial Study Checklist by analyzing if the proposed project would:

- Have a substantial adverse effect on any special status species, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, or threaten to eliminate a plant or animal community.

The project site consists of two adjacent vacant residential lots in an urban area of unincorporated Sacramento County. The project site is surrounded by residential lots on all sides. It is unlikely that any wildlife species with the exceptions of birds would use the site. Trees on and adjacent to the project site are small, ornamental trees that would not provide adequate nesting for raptors.

MIGRATORY NESTING BIRDS

The Migratory Bird Treaty Act of 1918, which states “unless and except as permitted by regulations, it shall be unlawful at any time, by any means or in any manner, to pursue, hunt, take, capture, kill, attempt to take, capture, or kill” a migratory bird. Section 3(18) of FESA defines the term “take” means to harass, harm, pursue, hunt, shoot, wound,

kill, trap, capture, or collect, or to attempt to engage in any such conduct. Causing a bird to abandon an active nest may cause harm to egg(s) or chick(s) and is therefore considered "take." To avoid take of nesting migratory birds, minimization measures have been included to require that activities either occur outside of the nesting season, or to require that nests be buffered from construction activities until the nesting season is concluded.

DISCUSSION OF PROJECT IMPACTS

Small ornamental trees and hedges are located on and adjacent to the project site. No tree removal is being proposed as part of the project; however, in order to prevent the potential abandonment of any active nests, preconstruction surveys for migratory nesting birds will be required if work is to commence between February 1 and September 15. The purpose of the survey requirement is to ensure that construction activities do not agitate or harm nesting migratory birds, potentially resulting in nest abandonment or other harm to nesting success.

If nests are found, the developer is required to contact California Fish and Wildlife (CDFW) to determine what measures need to be implemented in order to ensure that nesting raptors remain undisturbed. The measures selected will depend on many variables, including the distance of activities from the nest, the types of activities, and whether the landform between the nest and activities provides any kind of natural screening. If no active nests are found during the focused survey, no further mitigation will be required.

CONCLUSION

Impacts to migratory nesting birds are ***less than significant***.

TRIBAL CULTURAL RESOURCES

This section supplements the Initial Study Checklist by analyzing if the proposed project would:

- Cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with a cultural value to a California Native American tribe, that is:

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

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

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

TRIBAL CULTURAL RESOURCE SETTING

In accordance with Assembly Bill (AB) 52, codified as Section 21080.3.1 of CEQA, formal notification letters were sent to those tribes who had previously requested to be notified of Sacramento County projects on November 23, 2020. Wilton Rancheria requested consultation, via email, on November 24, 2020.

DISCUSSION OF PROJECT IMPACTS – TRIBAL CULTURAL RESOURCES

Through consultation under CEQA, tribes confirmed that the project site is located in a sensitive area for tribal cultural resources of significance. The tribes and lead agency mutually agreed that tribal cultural resources mitigation measures were appropriate and feasible for the project. In addition to standard avoidance and unanticipated discovery mitigation, Wilton requested that construction workers receive a tribal resources awareness training and that a paid tribal monitor be present during ground disturbing activities. For the well drilling phase, a tribal monitor will be on-site until drilling reaches a depth of 200 feet.

CONCLUSION

With mitigation, project impacts to tribal cultural resources will be ***less than significant***.

HAZARDOUS MATERIALS

This section supplements the Initial Study Checklist by analyzing if the proposed project would:

- Create a substantial hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials

Upon completion of construction, operation of the well will require periodic use of chemicals used in monitoring water quality. Construction plans for Phase II include chemical storage facilities that will house Sodium Hypochlorite and Fluoride (as Hydrofluosilicic Acid). These chemicals will be placed on-site and are commonly used for well operations. The chemical storage facility is specifically designed to safely accommodate these substances. Security measures will be in place through locked storage facilities, fencing and a secure perimeter around the site to ensure that only qualified personnel have access to substances stored on site.

Well operations and procedures, including materials handling, are reviewed by the Division of Drinking Water (DDW) under the State Water Resources Control Board (SWRCB) before the issuance of necessary operational permits. The site is then also subject to periodic inspections and water quality testing to ensure proper use of chemicals. If the site houses in excess of 55 liquid gallons of hazardous substances

(including chlorine), then a Hazardous Materials Plan will be prepared and submitted to Sacramento County Environmental Management Department.

CONCLUSION

Conformance with these regulations ensures impacts associated with hazardous materials are ***less than significant*** and no mitigation is required.

ENVIRONMENTAL MITIGATION MEASURES

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

As the applicant, or applicant's representative, for this project, I acknowledge that project development creates the potential for significant environmental impact and agree to implement the mitigation measures listed below, which are intended to reduce potential impacts to a less than significant level.

Applicant **[Original Signature on File]** Date: _____

MITIGATION MEASURE A: BASIC CONSTRUCTION EMISSIONS CONTROL PRACTICES

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

Control of fugitive dust is required by District Rule 403 and enforced by District staff.

- Water all exposed surfaces two times daily. Exposed surfaces include, but are not limited to soil piles, graded areas, unpaved parking areas, staging areas, and access roads.
- Cover or maintain at least two feet of free board space on haul trucks transporting soil, sand, or other loose material on the site. Any haul trucks that would be traveling along freeways or major roadways should be covered.
- Use wet power vacuum street sweepers to remove any visible trackout mud or dirt onto adjacent public roads at least once a day. Use of dry power sweeping is prohibited.

- Limit vehicle speeds on unpaved roads to 15 miles per hour (mph).
- All roadways, driveways, sidewalks, parking lots to be paved should be completed as soon as possible. In addition, building pads should be laid as soon as possible after grading unless seeding or soil binders are used.

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

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

MITIGATION MEASURE B: SOUND ATTENUATION FOR CONSTRUCTION

In order to reduce the potentially significant nighttime drilling noise impacts to less than significant levels the following mitigation is required:

- a. Install noise attenuation measures to ensure maximum noise reduction and compliance with the nighttime Noise Ordinance standards of 50 dB L₅₀ and 70 dB L_{max} at the nearest residentially zoned property line.
- b. Initial start-up shall occur Monday through Thursday during the A.M. to facilitate compliance monitoring and reduce the risk of non-compliant night or weekend work. On the first day of drilling, an acoustical consultant shall conduct compliance noise monitoring at the nearest residential property line for a 30 minute window of continuous drilling and report the results to the Office of Planning & Environmental Review (PER) within two hours. If the compliance monitoring indicates an exceedance of the Noise Ordinance nighttime standard of 50 dB L₅₀ or 70 dB L_{max}, the drilling shall immediately cease until such time as acoustical shielding can be arranged to provide the necessary noise attenuation to meet the above Noise Ordinance standards.

MITIGATION MEASURE C: SOUND ATTENUATION FOR OPERATIONAL NOISE

In order to assure that well operational noise is less than significant:

- a. A sound attenuation or muffler system shall be installed and noise levels are not to exceed the nighttime General Plan noise standards of 50 dB L₅₀ and 70 dB L_{max} as measured at the boundary of the nearest residential zoning.
- b. After completion of construction, a qualified acoustical consultant shall verify that the sound attenuation devices installed are adequate and meet the General Plan noise standards. The consultant shall submit the results of their findings to PER within the first 12 hours of continuous operation.

MITIGATION MEASURE D: MIGRATORY NESTING BIRD SURVEY

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

1. If construction activity (which includes clearing, grubbing, or grading) is to commence within 50 feet of nesting habitat between February 1 and September 15, a survey for active migratory bird nests shall be conducted no more than 14 days prior to construction by a qualified biologist.
2. Trees slated for removal shall be removed during the period of September through January, in order to avoid the nesting season. Any trees that are to be removed during the nesting season, which is February through August, shall be surveyed by a qualified biologist and will only be removed if no nesting migratory birds are found.

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

MITIGATION MEASURE E: UNANTICIPATED CULTURAL RESOURCES

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

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

responsible for the excavation work, for means of treating or disposition of, with appropriate dignity, the human remains and any associated grave goods.

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

- a. Work cannot continue within the 100-foot radius of the discovery site until the archaeologist and/or tribal monitor conducts sufficient research and data collection to make a determination that the resource is either 1) not cultural in origin; or 2) not potentially eligible for listing on the National Register of Historic Places or California Register of Historical Resources.
- b. If a potentially-eligible resource is encountered, then the archaeologist and/or tribal monitor, PER staff, and project proponent shall arrange for either 1) total avoidance of the resource, if possible; or 2) test excavations or total data recovery as mitigation. The determination shall be formally documented in writing and submitted to the County Environmental Coordinator as verification that the provisions of CEQA for managing unanticipated discoveries have been met.

MITIGATION MEASURE F: UNANTICIPATED DISCOVERIES OF TRIBAL CULTURAL RESOURCES (TCRs)

If any suspected TCRs are discovered during ground disturbing construction activities, all work shall cease within 100 feet of the find. A Tribal Representative from Wilton Rancheria shall be immediately notified and shall determine if the find is a TCR (PRC §21074). The Tribal Representative will make recommendations regarding the treatment of the discovery. Preservation in place is the preferred alternative under CEQA and UAIC protocols, and every effort must be made to preserve the resources in place, including through project redesign.

Work at the discovery location cannot resume until all necessary investigation and evaluation of the discovery under the requirements of the CEQA, including AB 52, has been satisfied.

The contractor shall implement any measures deemed by the CEQA lead agency to be necessary and feasible to preserve in place, avoid, or minimize impacts to the resource,

including, but not limited to, facilitating the appropriate tribal treatment of the find, as necessary.

MITIGATION MEASURE G: NATIVE AMERICAN MONITORING

To minimize the potential for destruction of or damage to existing or previously undiscovered archaeological and cultural resources and to identify any such resources at the earliest possible time during project-related earthmoving activities, the project applicant and its construction contractor(s) will implement the following measures:

1. At the expense of the applicant, a paid Native American monitor(s) from Wilton Rancheria will be invited to monitor the vegetation grubbing, stripping, grading, or other ground-disturbing activities in the project area to determine the presence or absence of any cultural resources. Native American representatives from culturally affiliated tribes act as a representative of their Tribal government and shall be consulted before any cultural studies or ground-disturbing activities begin.
 - a. Well drilling phase: Tribal monitoring for the well drilling phase of the project will be limited to a depth of 200 feet.
2. Native American representatives and Native American monitors have the authority to identify sites or objects of significance to Native Americans and to request that work be stopped, diverted, or slowed if such sites or objects are identified within the direct impact area; however, only a Native American representative can recommend appropriate treatment of such sites or objects.

MITIGATION MEASURE COMPLIANCE

Comply with the Mitigation Monitoring and Reporting Program (MMRP) for this project as follows:

1. The proponent shall comply with the MMRP for this project, including the payment of a fee to cover the Office of Planning and Environmental Review staff costs incurred during implementation of the MMRP. The MMRP fee for this project is **\$4,100.00**. This fee includes administrative costs of \$948.00.
2. Until the MMRP has been recorded and the administrative portion of the MMRP fee has been paid, no final parcel map or final subdivision map for the subject property shall be approved. Until the balance of the MMRP fee has been paid, no encroachment, grading, building, sewer connection, water connection or occupancy permit from Sacramento County shall be approved.

INITIAL STUDY CHECKLIST

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

- 1 Potentially Significant indicates there is substantial evidence that an effect MAY be significant. If there are one or more "Potentially Significant" entries an Environmental Impact Report (EIR) is required. Further research of a potentially significant impact may reveal that the impact is actually less than significant or less than significant with mitigation.
- 2 Less than Significant with Mitigation applies where an impact could be significant but specific mitigation has been identified that reduces the impact to a less than significant level.
- 3 Less than Significant or No Impact indicates that either a project will have an impact but the impact is considered minor or that a project does not impact the particular resource.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
1. LAND USE - Would the project:					
a. Cause a significant environmental impact due to a conflict with any applicable land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect?			X		The project is consistent with environmental policies of the Sacramento County General Plan, Arden Arcade Community Plan, and Sacramento County Zoning Code.
b. Physically disrupt or divide an established community?			X		The project will not create physical barriers that substantially limit movement within or through the community.
2. POPULATION/HOUSING - Would the project:					
a. Induce substantial unplanned population growth in an area either directly (e.g., by proposing new homes and businesses) or indirectly (e.g., through extension of infrastructure)?			X		The proposed infrastructure project is intended to service existing or planned development and will not induce substantial unplanned population growth.
b. Displace substantial amounts of existing people or housing, necessitating the construction of replacement housing elsewhere?				X	The project will not result in the removal of existing housing, and thus will not displace substantial amounts of existing housing.
3. AGRICULTURAL RESOURCES - Would the project:					
a. Convert Prime Farmland, Unique Farmland, Farmland of Statewide Importance or areas containing prime soils to uses not conducive to agricultural production?				X	The project site is not designated as Prime Farmland, Unique Farmland, or Farmland of Statewide Importance on the current Sacramento County Important Farmland Map published by the California Department of Conservation. The site does not contain prime soils.
b. Conflict with any existing Williamson Act contract?				X	No Williamson Act contracts apply to the project site.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
c. Introduce incompatible uses in the vicinity of existing agricultural uses?				X	The project does not occur in an area of agricultural production.
4. AESTHETICS - Would the project:					
a. Substantially alter existing viewsheds such as scenic highways, corridors or vistas?				X	The project does not occur in the vicinity of any scenic highways, corridors, or vistas.
b. In non-urbanized area, substantially degrade the existing visual character or quality of public views of the site and its surroundings?				X	The project would occur in an urbanized area.
c. If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?			X		Construction will not substantially degrade the visual character or quality of the project site. It is acknowledged that aesthetic impacts are subjective and may be perceived differently by various affected individuals. Nonetheless, given the similar parcels sizes surrounding the proposed project, it is concluded that the project would not substantially degrade the visual character or quality of the project site or vicinity.
d. Create a new source of substantial light, glare, or shadow that would result in safety hazards or adversely affect day or nighttime views in the area?			X		The project will not result in a new source of substantial light, glare or shadow that would result in safety hazards or adversely affect day or nighttime views in the area.
5. AIRPORTS - Would the project:					
a. Result in a safety hazard for people residing or working in the vicinity of an airport/airstrip?				X	The project occurs outside of any identified public or private airport/airstrip safety zones.
b. Expose people residing or working in the project area to aircraft noise levels in excess of applicable standards?				X	The project occurs outside of any identified public or private airport/airstrip noise zones or contours.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
c. Result in a substantial adverse effect upon the safe and efficient use of navigable airspace by aircraft?				X	The project does not affect navigable airspace.
d. Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?				X	The project does not involve or affect air traffic movement.
6. PUBLIC SERVICES - Would the project:					
a. Have an adequate water supply for full buildout of the project?			X		The water service provider has adequate capacity to serve the water needs of the proposed project.
b. Have adequate wastewater treatment and disposal facilities for full buildout of the project?				X	The project consists of a perimeter masonry wall and construction of a new water well and therefore will not require wastewater treatment.
c. Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?			X		The Kiefer Landfill has capacity to accommodate solid waste until the year 2050.
d. Result in substantial adverse physical impacts associated with the construction of new water supply or wastewater treatment and disposal facilities or expansion of existing facilities?				X	The project consists of a new private water well to replace a non-functioning well at a different location.
e. Result in substantial adverse physical impacts associated with the provision of storm water drainage facilities?				X	Project construction would not require the addition of new stormwater drainage facilities.
f. Result in substantial adverse physical impacts associated with the provision of electric or natural gas service?			X		Minor extension of electric utility lines may be necessary to serve the proposed project. Existing utility lines are located along existing roadways and other developed areas, and the extension of lines would take place within areas already proposed for development as part of the project. No significant new impacts would result from utility extension.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
g. Result in substantial adverse physical impacts associated with the provision of emergency services?				X	The project consists of a new water well and would not result in substantial adverse physical impacts associated with the provision of emergency services.
h. Result in substantial adverse physical impacts associated with the provision of public school services?				X	The project will not require the use of public school services.
i. Result in substantial adverse physical impacts associated with the provision of park and recreation services?				X	The project will not require park and recreation services.
7. TRANSPORTATION - Would the project:					
a. Conflict with or be inconsistent with CEQA Guidelines section 15064.3, subdivision (b) – measuring transportation impacts individually or cumulatively, using a vehicles miles traveled standard established by the County?			X		The proposed well site will occasionally have the need for maintenance and generator testing, which would be considered a nominal increase in VMT and is therefore presumed to cause a less than significant transportation impact.
b. Result in a substantial adverse impact to access and/or circulation?			X		The project will be required to comply with applicable access and circulation requirements of the County Improvement Standards and the Uniform Fire Code. Upon compliance, impacts are less than significant.
c. Result in a substantial adverse impact to public safety on area roadways?			X		The project will be required to comply with applicable access and circulation requirements of the County Improvement Standards and the Uniform Fire Code. Upon compliance, impacts are less than significant.
d. Conflict with adopted policies, plans, or programs supporting alternative transportation (e.g., bus turnouts, bicycle racks)?			X		The project does not conflict with alternative transportation policies of the Sacramento County General Plan, with the Sacramento Regional Transit Master Plan, or other adopted policies, plans or programs supporting alternative transportation.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
8. AIR QUALITY - Would the project:					
a. Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is in non-attainment under an applicable federal or state ambient air quality standard?			X		The project consists of the drilling of a new water well with an electric-powered water pump and would not exceed the screening thresholds established by the Sacramento Metropolitan Air Quality Management District and will not result in a cumulatively considerable net increase of any criteria pollutant for which the project region is in non-attainment. Mitigation has been included to ensure the project will comply with Basic Emission Control Practices, required by the SMAQMD rule.
b. Expose sensitive receptors to pollutant concentrations in excess of standards?			X		Although the project is located next to residential homes, the project would not expose sensitive receptors to pollutant concentrations in excess of standards. See Response 8.a.
c. Create objectionable odors affecting a substantial number of people?				X	The project will not generate objectionable odors.
9. NOISE - Would the project:					
a. Result in generation of a temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established by the local general plan, noise ordinance or applicable standards of other agencies?			X		The project is not in the vicinity of any uses that generate substantial noise, nor will the completed project generate substantial noise. The project will not result in exposure of persons to, or generation of, noise levels in excess of applicable standards. Refer to Noise Section of the IS.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
b. Result in a substantial temporary increase in ambient noise levels in the project vicinity?		X			Project construction will result in a temporary increase in ambient noise levels in the project vicinity. This impact is less than significant due to the temporary nature of these activities, limits on the duration of noise, and evening and nighttime restrictions imposed by the County Noise Ordinance (Chapter 6.68 of the County Code). Refer to the Noise Section of the IS.
c. Generate excessive groundborne vibration or groundborne noise levels.			X		The drilling phase of the project is likely to result in groundborne vibration, but would not be excessive. Refer to Noise Section of IS.
10. HYDROLOGY AND WATER QUALITY - Would the project:					
a. Substantially deplete groundwater supplies or substantially interfere with groundwater recharge?			X		The project will replace a contaminated well at a different location and therefore, would not substantially increase water demand over the existing use.
b. Substantially alter the existing drainage pattern of the project area and/or increase the rate or amount of surface runoff in a manner that would result in flooding on- or off-site?			X		The project does not involve any modifications that would substantially alter the existing drainage pattern and or/increase the rate or amount of surface runoff in a manner that would lead to flooding. Compliance with applicable requirements of the Sacramento County Floodplain Management Ordinance, Sacramento County Water Agency Code, and Sacramento County Improvement Standards will ensure that impacts are less than significant.
c. Develop within a 100-year floodplain as mapped on a federal Flood Insurance Rate Map or within a local flood hazard area?				X	The project is not within a 100-year floodplain as mapped on a federal Flood Insurance Rate Map, nor is the project within a local flood hazard area.
d. Place structures that would impede or redirect flood flows within a 100-year floodplain?				X	The project site is not within a 100-year floodplain.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
e. Develop in an area that is subject to 200 year urban levels of flood protection (ULOP)?				X	The project is not located in an area subject to 200-year urban levels of flood protection (ULOP).
f. Expose people or structures to a substantial risk of loss, injury or death involving flooding, including flooding as a result of the failure of a levee or dam?			X		The project will not expose people or structures to a substantial risk of loss, injury, or death involving flooding, including flooding as a result of the failure of a levee or dam.
g. Create or contribute runoff that would exceed the capacity of existing or planned stormwater drainage systems?			X		The project does not propose any physical changes that would affect runoff from the site.
h. Create substantial sources of polluted runoff or otherwise substantially degrade ground or surface water quality?			X		<p>Compliance with the Stormwater Ordinance and Land Grading and Erosion Control Ordinance (Chapters 15.12 and 14.44 of the County Code respectively) will ensure that the project will not create substantial sources of polluted runoff or otherwise substantially degrade ground or surface water quality.</p> <p>Sacramento County Code Chapters 6.28 and 6.32 provide rules and regulations for water wells and septic systems that are designed to protect water quality. The Environmental Health Division of the County Environmental Management Department has permit approval authority for any new water wells and septic systems on the site. Compliance with existing regulations will ensure that impacts are less than significant.</p>
11. GEOLOGY AND SOILS - Would the project:					
a. Directly or indirectly cause potential substantial adverse effects, including risk of loss, injury or death involving 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?			X		<p>Sacramento County is not within an Alquist-Priolo Earthquake Fault Zone. Although there are no known active earthquake faults in the project area, the site could be subject to some ground shaking from regional faults. The Uniform Building Code contains applicable construction regulations for earthquake safety that will ensure less than significant impacts.</p>

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
b. Result in substantial soil erosion, siltation or loss of topsoil?			X		Compliance with the County's Land Grading and Erosion Control Ordinance will reduce the amount of construction site erosion and minimize water quality degradation by providing stabilization and protection of disturbed areas, and by controlling the runoff of sediment and other pollutants during the course of construction.
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, soil expansion, liquefaction or collapse?			X		The project is not located on an unstable geologic or soil unit.
d. Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available?				X	The project consists of a private water well and does not require wastewater disposal systems.
e. Result in a substantial loss of an important mineral resource?				X	The project is not located within an Aggregate Resource Area as identified by the Sacramento County General Plan Land Use Diagram, nor are any important mineral resources known to be located on the project site.
f. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?			X		No known paleontological resources (e.g. fossil remains) or sites occur at the project location.
12. BIOLOGICAL RESOURCES - Would the project:					
a. Have a substantial adverse effect on any special status species, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, or threaten to eliminate a plant or animal community?			X		The project site contains suitable habitat for migratory birds. Refer to the Biological Resources discussion in the Environmental Effects section above.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
b. Have a substantial adverse effect on riparian habitat or other sensitive natural communities?			X		No sensitive natural communities occur on the project site, nor is the project expected to affect natural communities off-site.
c. Have a substantial adverse effect on streams, wetlands, or other surface waters that are protected by federal, state, or local regulations and policies?				X	No protected surface waters are located on or adjacent to the project site.
d. Have a substantial adverse effect on the movement of any native resident or migratory fish or wildlife species?			X		Resident and/or migratory wildlife may be displaced by project construction; however, impacts are not anticipated to result in significant, long-term effects upon the movement of resident or migratory fish or wildlife species, and no major wildlife corridors would be affected.
e. Adversely affect or result in the removal of native or landmark trees?				X	No native and/or landmark trees occur on the project site, nor is it anticipated that any native and/or landmark trees would be affected by off-site improvement required as a result of the project.
f. Conflict with any local policies or ordinances protecting biological resources?			X		The project is consistent with local policies/ordinances protecting biological resources.
g. Conflict with the provisions of an adopted Habitat Conservation Plan or other approved local, regional, state or federal plan for the conservation of habitat?			X		There are no known conflicts with any approved plan for the conservation of habitat.
13. CULTURAL RESOURCES - Would the project:					
a. Cause a substantial adverse change in the significance of a historical resource?				X	No historical resources would be affected by the proposed project.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
b. Have a substantial adverse effect on an archaeological resource?			X		The Northern California Information Center was contacted regarding the proposed project. A record search indicated that the project site is not considered sensitive for archaeological resources.
c. Disturb any human remains, including those interred outside of formal cemeteries?			X		No known human remains exist on the project site. Nonetheless, mitigation has been recommended to ensure appropriate treatment should remains be uncovered during project implementation.
14. TRIBAL CULTURAL RESOURCES - Would the project:					
a. Would the project cause a substantial adverse change in the significance of a tribal cultural resource as defined in Public Resources Code 21074?		X			Notification pursuant to Public Resources Code 21080.3.1(b) was provided to the tribes and a request for consultation was received from Wilton Rancheria. Refer to the Tribal Cultural Resources discussion in the IS.
15. HAZARDS AND HAZARDOUS MATERIALS - Would the project:					
a. Create a substantial hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?			X		The project site would house chemicals commonly used for well treatment, but would not create a substantial hazard to the public or the environment. Refer to the Hazardous Materials section of the IS.
b. Expose the public or the environment to a substantial hazard through reasonably foreseeable upset conditions involving the release of hazardous materials?			X		The project site would house chemicals commonly used for well treatment, but would not create a substantial hazard to the public or the environment.
c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances or waste within one-quarter mile of an existing or proposed school?				X	The project site would house chemicals commonly used for well treatment, but would not create a substantial hazard to the public or the environment.

	Potentially Significant	Less Than Significant with Mitigation	Less Than Significant	No Impact	Comments
d. Be located on a site that is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5, resulting in a substantial hazard to the public or the environment?				X	The project is not located on a known hazardous materials site.
e. Impair implementation of or physically interfere with an adopted emergency response or emergency evacuation plan?			X		The project would not interfere with any known emergency response or evacuation plan.
f. Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to or intermixed with urbanized areas?			X		The project is within the urbanized area of the unincorporated County. There is no significant risk of loss, injury, or death to people or structures associated with wildland fires.
16. ENERGY – Would the project:					
a. Result in potentially significant environmental impacts due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction?			X		The project consists of a water well to replace a contaminated well at a different location and would not result in potentially significant environmental impacts due to wasteful, inefficient, or unnecessary consumption of energy resources during project construction.
b. Conflict with or obstruct a state or local plan for renewable energy or energy efficiency?			X		The project will comply with Title 24, Green Building Code, for all project efficiency requirements.
17. GREENHOUSE GAS EMISSIONS – Would the project:					
a. Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?			X		The project consists of the construction of a water well and would not directly or indirectly have a significant impact on the environment.
b. Conflict with an applicable plan, policy or regulation for the purpose of reducing the emission of greenhouse gases?			X		The project is consistent with County policies adopted for the purpose or reducing the emission of greenhouse gases.

SUPPLEMENTAL INFORMATION

LAND USE CONSISTENCY	Current Land Use Designation	Consistent	Not Consistent	Comments
General Plan	Low Density Residential (LDR)	X		
Community Plan	RD-5	X		Arden Arcade Community Plan
Land Use Zone	RD-5	X		

INITIAL STUDY PREPARERS

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