SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

5138

FROM: TLMA – Planning Department

SUBMITTAL DATE:
February 19, 2015

SUBJECT: SURFACE MINING PERMIT NO. 143 REVISED NO. 2 – EA42714 – Applicant: Werner Corp. – First/First Supervisorial District – Location: Southerly of Temescal Canyon Road, easterly of Glen Ivy Hot Springs Road, westerly of Sage Road. Size: 440 acres total (233 of which will be mined) - REQUEST: Receive and file the Notice of Decision by the Planning Commission.

RECOMMENDED MOTION: That the Board of Supervisors:

RECEIVE AND FILE the Planning Commission Notice of Decision for the above referenced case acted on by the Planning Commission on February 18, 2015.

The Planning Department recommended approval; and,
THE PLANNING COMMISSION:

(Continued on next page)

Steve Weiss, AICP
Planning Director
SW:ms

Juan C. Perez
TLMA Director

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	$	$	$	$	Consent ☑ Policy ☐
NET COUNTY COST	$	$	$	$	

SOURCE OF FUNDS: Deposit based funds

Budget Adjustment:

For Fiscal Year:

C.E.O. RECOMMENDATION:

APPROVE
BY Tina Grande

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

☐ Positions Added ☐ Change Order
☐ A-30 ☐ 4/5 Vote

Prev. Agn. Ref.: | **District: 1** | **Agenda Number:** 1-2

CONSIDERATION of Addendum No. 1 to Environmental Impact Report No. 359, and,

APPROVAL of **Surface Mining Permit No. 143 Revised No. 2**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

BACKGROUND:
Summary

Surface Mining Permit No. 143 Revision No. 2 is proposing to revise and consolidate three (3) previously approved surface mining permits (SMP143R1, SMP150R1, and SMP182), which have yet to expire, into one permit and associated Reclamation Plan. The proposed project would extend permitted mining operations for an additional 50 years, reduce the area disturbed by the three mining sites by a total of 41.1 acres, allow for the operation of an Inert Debris Engineered Fill Operations (IDEFO) as part of the mining site Reclamation Plan, and to relocate a drainage structure located on the southern portion of SMP139R1 to the southern portion of proposed SMP143R2. The consolidated mining site will encompass a total of 440 acres with 230 acres designated for mining operations. Designated day and hour operations, number of employees, and daily vehicular trips will remain unchanged from the previously permitted levels.

The Planning Commission heard the above referenced project on February 18, 2015. At the February 18, 2015 public hearing, the Planning Commission heard public testimony and discussed the project.

The Planning Commission approved the project by a 3-0 vote (two Commissioners were absent).

Impact on Citizens and Businesses
The impacts of this project have been evaluated through the environmental review and public hearing process by Planning Department and the Planning Commission.

ATTACHMENTS (if needed, in this order):

A. **PLANNING COMMISSION MINUTES**
B. **PLANNING COMMISSION STAFF REPORT**
C. **PLANNING COMMISSION MEMO**

RIVERSIDE COUNTY
PLANNING DEPARTMENT

Steve Weiss AICP
Planning Director

DATE: February 19, 2015

TO: Clerk of the Board of Supervisors

FROM: Planning Department - Riverside Office

SUBJECT: **SURFACE MINING PERMIT NO. 143 REVISED NO. 2**
(Charge your time to these case numbers)

The attached item(s) require the following action(s) by the Board of Supervisors:

- ☒ Place on Administrative Action (Receive & File; EOT)
  - ☒ Labels provided If Set For Hearing
    - ☒ 10 Day ☐ 20 Day ☐ 30 day
- ☐ Place on Consent Calendar
- ☐ Place on Policy Calendar (Resolutions; Ordinances; PNC)
- ☐ Place on Section Initiation Proceeding (GPIP)
- ☐ Set for Hearing (Legislative Action Required; CZ, GPA, SP, SPA)
- ☐ Publish in Newspaper:
  - **SELECT Advertisement**
- ☐ **SELECT CEQA Determination**
  - ☐ 10 Day ☐ 20 Day ☐ 30 day
- ☐ Notify Property Owners (app/agencies/property owner labels provided)

Controversial: ☐ YES ☐ NO

Designate Newspaper used by Planning Department for Notice of Hearing (if needed):
(1st Dist) Press Enterprise

Please Sch for April 14th

Riverside Office · 4080 Lemon Street, 12th Floor
P.O. Box 1409, Riverside, California 92502-1409
(951) 955-3200 · Fax (951) 955-1811

Desert Office · 77-588 Duna Court, Suite H
Palm Desert, California 92211
(760) 863-8277 · Fax (760) 863-7040

RIVERSIDE COUNTY
PLANNING DEPARTMENT

Steve Weiss AICP
Planning Director

Memorandum

DATE: March 19, 2015

RE: Surface Mining Permit No. 143 Revised No. 2 Additional Office of Mining and Reclamation (OMR) information

In accordance with State law, the Office of Mining and Reclamation (OMR) was provided a 30 day notice of the hearing intending to approve a revision to Surface Mining Permit No. 143 (SMP143R2). In response to the notice, the OMR issued a letter dated March 3, 2015. This letter outlined some additional clarifications that should be made to the project.

On February 18, 2015 the Planning Commission approved the project, pending a receive and file at the Board of Supervisors. County Staff issued a response to the OMR letter, dated March 11, 2015, indicating all clarifications would be made. These clarifications will be made in the form of revisions to the project documents (Exhibits B and C). These changes are wholly consistent with the documents reviewed and approved by the Planning Commission. They are not making any substantive changes, only adding additional planting details and clarification to the construction of re-located down drain structure. Said revised exhibits will be submitted by the project applicant for inclusion in the projects final documents (called Pinks) within 30 days of the Board receive and file.

Y:\Planning Case Files-Riverside office\SMP00143R2\DH-PC-BOS Hearings\BOS\Board R&F memo.docx

RIVERSIDE COUNTY
PLANNING DEPARTMENT

Steve Weiss AICP
Planning Director

Memorandum

To: Planning Commission

From: Matt Straite

Date: February 18, 2015

RE: Additional Information for Agenda Item No. 4.1- SMP143R2

Additional Information

Three additional letters of support were submitted after the staff report was printed. See attached.

Riverside Office · 4080 Lemon Street, 12th Floor
P.O. Box 1409, Riverside, California 92502-1409
(951) 955-3200 · Fax (951) 955-1811

Desert Office · 77-588 El Duna Court, Suite H
Palm Desert, California 92211
(760) 863-8277 · Fax (760) 863-7555

RANPAC, Inc.

27431 Enterprise Circle West #201, Temecula, CA 92590-4833
Phone (951) 676-7000 • Fax (951) 694-8413

Letter of Support for Surface Mining Permit Revision (SMP143R2)

To: The Riverside County Planning Commission and Case Planner Matt Straite

From: Won Yoo, President of Ranpac Inc.
(Developer of the 1,443 unit Toscana Master Planned Community located off Indian Truck Trail and the I-15 freeway.)

Dear Commissioners,

I've met with the project applicant (Eric Werner or Werner Corporation) regarding the revisions to their surface mining permit and I am completely in favor of supporting this revision.

As the developer of the Toscana project, (1,443 homes on 960 acres located at Indian Truck Trail and the I-15), I have been involved in the Temescal Valley for over 14 years. I have been in the development business for over 38 years. Throughout all those years, the availability of sand and aggregate materials, and most importantly the proximity of those materials to construction sites have had a large impact on the affordability of any community where both private and public projects are being constructed.

Given the constantly changing balance between conservation and construction, the approval and commencement of new surface mining permits is, and will continue to be extremely constrained. Because of this, **full use of properties that are currently being mined, such as the Werner Mine located in the Temescal Valley, are even more critical to the overall economic recovery and prosperity that accompanies an expanding economy.** The proposed extension of time would allow the full use of an already existing mine while conserving more acres than in the original permit.

For these reasons, I fully support the extension of time revision to SMP143R2
Thank you for your consideration.

Sincerely

Won Yoo
President, Ranpac Inc.

RANPAC, Inc.

27431 Enterprise Circle West #201, Temecula, CA 92590-4833
Phone (951) 676-7000 • Fax (951) 694-8413

Letter of Support for Surface Mining Permit Revision (SMP143R2)

To: The Riverside County Planning Commission and Matt Straite (case planner)

From: Sam Yoo, Vice President Ranpac Inc.,
President of the Temescal Heritage Foundation
Former Chair of the Temescal Community Faire and Watermelon Festival Committee

Dear Commissioners,

I've been involved in the Temescal Valley for 14 years as a landowner and developer of the Toscana project. Throughout those 14 years, I've been fortunate enough to serve as the President of the board for the Temescal Heritage Foundation as well as chair of the committee for the annual Temescal Community Faire and Watermelon Festival.

I'm not writing this letter of support on behalf of either the Heritage Foundation nor the Temescal Community Faire but instead, based on my personal experiences with Larry and Eric Werner of Werner Corp, both through business and through the community organizations that I am involved in.

Werner Corp is a shining example of how a family business can have a large positive impact on a community through their caring and genuine good will in dealing with the community. I am fortunate enough to have had first hand experience with both Larry Werner and Eric Werner. Larry and Eric's approach with the community has been:

1. Always be accessible to the public. Both Larry and Eric served on the Temescal Municipal Advisory Committee as chair along with a number of other years.
2. If someone had an issue dealing with a mine issue (not necessarily the Werner mine) they would be do everything in their power to try and resolve the issue, even if it meant working with other mines to solve the problem.
3. They supported the Heritage Foundation by providing a tour of Werner Corp facilities to allow residents to see first hand how a mining operation performs. Again, complete transparency and accessibility.
4. The time, donations and resources they allocate to the Temescal Faire every year have been critical to the survival of the Faire during the early years and continues to be critical to the success of each annual Faire.

Eric has become the point of contact for the entire mining community in the valley. This is in order to ensure the any complaints about mining are quickly dealt with and resolved, no matter how small. He continues the company's tradition of genuine good will towards making the community a better place for both business and residents.

I have reviewed the plans for the revisions, I have met with Eric on multiple occasions and have read through Riverside County's Planning Departments project description and I completely support the Werner Corp's extension of time for their surface mining permit. **Community trust is extremely hard to gain, but Eric and Werner Corp not only have the trust of the community, but they continue to go beyond what is needed to maintain that trust. As far as good neighbor are concerned, based on my experiences with Eric Werner and the Werner Corp, it would be extremely difficult to find a better neighbor.**

Thank you for your consideration.

Sincerely
Sam Yoo
Ranpac Inc.

February 17, 2015

Riverside County Planning Commission
c/o Matt Straite
Riverside Co. Planning Department
P.O. Box 1409
Riverside, CA 92502-1409

Honorable Commissioners,

As a resident and active community member within the Temescal Valley, I support the proposed revision to Werner Corporation's Surface Mining Permit 143 Revision #2 (SMP143R2).

Through my interactions with Werner Corp. I have had the opportunity to review this permit revision several times. This included presentations by Werner Corp. at the Temescal Valley Business Committee meeting as well as at the most recent Temescal Valley Municipal Advisory Council meeting on February 11th, 2015. Additionally, I and numerous other community members had an opportunity to meet at Werner Corp's office for discussion on the permit revision as well as a detailed tour of the facilities which I found to be both informative and enlightening.

I believe this revision represents a responsible revision of the existing permit that will allow the Werner Corp. to continue mining within their existing footprint without increasing impact to the community. Werner Corp. has also proposed to remove 41 acres from their existing mining limit of currently undisturbed hillside, view-shed habitat, which is an appreciated contribution to the community as the residents of the Temescal Valley are highly focused on ensuring that any and all hillside open space be preserved to maintain the visual aesthetic within the valley.

Please approve Werner Corporation's Surface Mining Permit 143 Revision #2 (SMP143R2).

Sincerely,

Rob Mucha

Rob Mucha

#4-1

John & Jannlee Watson | **23043 Sunrose St.** | **Temescal Valley, CA** | **92883**
phone: 951-277-0383 | **e-mail: jannlee.watson@ca.rr.com**

Feb. 18, 2015

Dear Planning Commissioners:

I am honored to stand before you today in support of the Werner Corporation request to consolidate three mining permits into one permit and extend the life of that permit by 50 years.

I have read the staff report and recommendations in your agenda packet today and agree with the conclusions reached. But, it's knowing how the Werner family operates that makes me feel confident that this is the right decision.

Way before there were homes in Temescal Valley, mining was and still is today, one of the valley's leading industries. For decades, the Werner Family name has been associated with mining in Temescal Valley – three generations worth of Werners.

For years, the Werners – first dad and now his son, have taken an active role in making the valley a better place to live. Both Eric Werner and his father had and are serving on the Temescal Valley Municipal Advisory Council – Eric now as MAC chairman.

The family has always risen to the call for corporate funding for valley community events, giving thousands and thousands of dollars to support the now 15-year-old annual Temescal Valley Community Faire and other projects.

In preparation for this hearing, Eric Werner presented his request and the background information to the Temescal Valley Development Committee. Later, the information was presented at a MAC meeting where residents asked questions and got answers. Public tours of the mining operation were offered.

I took the tour and was amazed at what I saw and what residents and motorists on Temescal Canyon Road don't see. Werner Corporation has done an outstanding job of masking company operations from public view.

Recently, when a berm needed to be reconfigured, the company voluntarily extended the length and height of the berm and hydroseeded it with native vegetation to better shield the mining operation from public view and nearby homes.

I was also pleased to learn, but not surprised, that with the approval today, Werner Corporation will reduce its mining footprint by 41 wild-land acres to preserve the hillside view for the community.

I hope you will please approve this permit today.

Thank you ...

Jannlee Watson

Jannlee Watson

RIVERSIDE COUNTY
PLANNING DEPARTMENT

PLANNING COMMISSION
MINUTE ORDER
FEBRUARY 18, 2015

I. AGENDA ITEM 4.1

SURFACE MINING PERMIT NO. 143, REVISED PERMIT NO. 2 (SMP143R2) – Consider an Addendum to Certified Environmental Impact Report (EIR) – Applicant: Werner Corp. – First Supervisorial District – Location: Southerly of Temescal Canyon Road, easterly of Glen Ivy Hot Springs Road, and westerly of Sage Road - Size: 440 acres total (233 of which will be mined) Zoning - (MRA).

II. PROJECT DESCRIPTION:

The project is proposing a revision and consolidation of three existing, contiguous surface mining permits. Previously approved (and not expired) SMP143R1, SMP150R1 and SMP182 are proposed to be consolidated into SMP143R2. The project site will now be 440 acres total (233 of which will be mined). The revision proposes to extend the life of the current permit 50 years, reduce the amount of disturbed area formerly permitted under the three mines, propose a single reclamation plan which is proposed to be revised to include Inert Debris Engineered Fill Operation (IDEFO) infill, and allow the mining of reserves located between the subject property and adjacent mining operation (SMP139R1) to the north. Days and hours of operation, number of employees, and daily vehicle trips will remain unchanged from previously permitted levels. All three mines were previously permitted for 2.5 million tons per year of production together. The annual production is not proposed to change with this application; however, the overall tonnage will increase because the life of the permit is proposed to extend. The maximum reserves now proposed to be mined on the site are 67.5 million tons.

III. MEETING SUMMARY:

The following staff presented the subject proposal:
Project Planner: Matt Straite at (951) 955-8631 or email mstraite@rctlma.org.

Spoke in favor of the proposed project:

- Eric Werner, Applicant, P.O. Box 77850, Temescal Valley, CA (951) 277-3900
- Craig Deleo, Neighbor, 8721 Bedford Motoway, Temescal Valley (951) 277-2803
- Jerry Sincich, Neighbor, Temescal Valley
- Jannlee Watson, Neighbor, 23043 Sunrose St., Temescal Valley (951) 277-0383
- Tracy Davis, 8826 Flintridge Lane, Temescal Valley (951) 277-3253
- Rob Mucha, Neighbor, 22512 Amber Eve Dr., Temescal Valley (714) 402-7017

No one spoke in a neutral position or in opposition.

CD The entire discussion of this agenda item can be found on CD. For a copy of the CD, please contact Mary Stark, TLMA Commission Secretary, at (951) 955-7436 or email at mcstark@rctlma.org.

RIVERSIDE COUNTY
PLANNING DEPARTMENT

PLANNING COMMISSION
MINUTE ORDER
FEBRUARY 18, 2015

IV. CONTROVERSIAL ISSUES:

None

V. PLANNING COMMISSION ACTION:

Public Comments: Closed
Motion by Commissioner Leach, 2nd by Commissioner Hake
A vote of 3-0 (Commissioners Petty and Sanchez were absent)

CONSIDERED ADDENDUM NO. 1 TO ENVIRONMENTAL IMPACT REPORT NO. 359; and,

APPROVED SURFACE MINING PERMIT NO. 143, REVISION NO. 2.

CD The entire discussion of this agenda item can be found on CD. For a copy of the CD, please contact Mary Stark, TLMA Commission Secretary, at (951) 955-7436 or email at mcstark@rctlma.org.

Agenda Item No.: 4.1
Area Plan: Temescal Canyon
Zoning DISTRICT: Glen Ivy
Supervisorial District: First
Project Planner: Matt Straite
Planning Commission: February 18, 2015

SURFACE MINING PERMIT NO. 143 REVISED NO. 2
ADDENDUM NO. 1 to ENVIRONMENTAL IMPACT REPORT NO. 359
Applicant: Werner Group
Engineer/Rep: Todd Pendergrass

COUNTY OF RIVERSIDE PLANNING DEPARTMENT
STAFF REPORT

PROJECT DESCRIPTION AND LOCATION:

SURFACE MINING PERMIT NO. 143 REVISED NO. 2 is proposing to revise and consolidate three (3) previously approved surface mining permits (SMP143R1, SMP150R1, and SMP182), which have yet to expire, into one permit and associated Reclamation Plan. The proposed project would extend permitted mining operations for an additional 50 years, reduce the area disturbed by the three mining sites by a total of 41.1 acres, allow for the operation of an Inert Debris Engineered Fill Operations (IDEFO) as part of the mining site Reclamation Plan, and to relocate a drainage structure located on the southern portion of SMP139R1 to the southern portion of proposed SMP143R2. The consolidated mining site will encompass a total of 440 acres with 230 acres designated for mining operations. Designated day and hour operations, number of employees, and daily vehicular trips will remain unchanged from the previously permitted levels.

The proposed project is located southerly of Temescal Canyon Road, easterly of Glen Ivy Hot Springs Road, and westerly of Sage Road.

PROJECT BACKGROUND:

In 1973, Riverside County approved Conditional Use Permit (CUP) 1498W, which permitted surface mining operations of sand and gravel on approximately 80 acres within the central portion of the proposed site. Located adjacent to and east of CUP1498W, Surface Mining Permit (SMP) 143 was approved by Riverside County in August, 1982. In addition, SMP 150 was approved on March, 15 1983, which expanded the site radius of previously approved CUP1498W by approximately 16.7 acres and removed the 50-foot setback required by SMP 150 and SMP 143.

In 1991, Surface Mining Permit (SMP) 182-South and SMP 182-West were approved by the County of Riverside. In total, the two permits encompassed approximately 222.73 acres and were located west of SMP 150 and south of SMP154 and portion of SMP 150. SMP 150 and SMP143 were both revised (SMP150R1 and SMP143R1) in order to eliminate the 50-foot setback along the western edge of SMP 150 and the southern boundaries of SMP150 and SMP 143. During the revisions of SMP150 and SMP143, the County of Riverside certified Environmental Impact Report No. 359 which analyzed the environmental impacts of implementing SMP182, SMP 150R1, and SMP143R1. The Environmental Impact Report identified that significant unavoidable impacts to visual and biological resources could occur, but through the implementation of mitigation measures, the impact levels could be reduced to a level of less than significant (EIR Addendum No. 1 for EIR 359, History of the Proposed Project Site).

Overall, mining operations have been continuous on the 440 acre project site since 1991 as permitted by Surface Mining Permits (SMP 143R1, 150R1, and 182). Operations of the mining sites have been primarily confined to SMP150R1, SMP 143R1, the eastern section of SMP 182-West, and the northern portion of SMP 182-South (Refer to attached site diagram).

MS

ISSUES OF POTENTIAL CONCERN:

Mining Site Tonnage:
The three mines were previously permitted for 2,500,000 tons per year of production together. The annual production is not proposed to change with this application however, the overall tonnage will increase because of the life of the permit is proposed to extend 50 years. The maximum reserves now proposed to be mined on the site are 67,600,000 tons. The potential impact of the additional years of mining have been analyzed in the attached CEQA documentation. While the impacts are no greater than those identified in the EIR, they will last for a longer period of time due to the proposed extended life of the permit.

SUMMARY OF FINDINGS:

1. Existing General Plan Land Use (Ex. #5):	Open Space-Mineral Resources (OS-MIN)
2. Surrounding General Plan Land Use (Ex. #5):	Open Space Conservation-Habitat (OS-CH) to the south, Open Space Conservation-Habitat (OS-CH) and Open Space-Rural (OS-R) to the west, Open Space-Conservation (OS-C), Rural-Rural Residential (R-RR), Open Space-Conservation (OS-C), and Community Development-Estate Density Residential (CD-EDR) to the east, and Open Space-Mineral Resources (OS-MIN), Community Development-Medium Density Residential (CD-MDR), and Open Space-Conservation (OS-C) to the north.
3. Existing Zoning (Ex. #2):	Mineral Resources and Related Manufacturing (M-R-A) and Natural Assets (N-A).
4. Surrounding Zoning (Ex. #2):	Rural Residential (R-R) to the south, Specific Plan (S-P) and Rural Residential (R-R) to the east, Specific Plan (S-P) and Mineral Resources and Related Manufacturing (M-R-A) to the north, Residential Agriculture-10 acre minimum (R-A-10) and Rural Residential (R-R) to the west.
5. Existing Land Use (Ex. #1):	Surface mining facility.
6. Surrounding Land Use (Ex. #1):	Vacant property to the west and south and existing mining facilities and tract housing to the north and tract housing and vacant property to the east of the project area.
7. Project Data:	Total Acreage: 440 acres
8. Environmental Concerns:	See attached Addendum No. 1 to Environmental Impact Report No. 359.

RECOMMENDATIONS:

CONSIDERATION of Addendum No. 1 to Environmental Impact Report No. 359, and,

APPROVAL of **Surface Mining Permit No. 143 Revision No. 2**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

FINDINGS: The following findings are in addition to those incorporated in the summary of findings and in the attached CEQA document which is incorporated herein by reference.

1. The project site is designated Open Space-Mineral Resources on the Temescal Canyon Area Plan.

2. The project site is surrounded by properties which are designated Open Space Conservation-Habitat (OS-CH) to the south, Open Space Conservation-Habitat (OS-CH) and Open Space-Rural (OS-R) to the west, Open Space-Conservation (OS-C), Rural-Rural Residential (R-RR), Open Space-Conservation (OS-C), and Community Development-Estate Density Residential (CD-EDR) to the east, and Open Space-Mineral Resources (OS-MIN) and Open Space-Conservation (OS-C) to the north.

3. The zoning for the subject site is Mineral Resources and Related Manufacturing (M-R-A) and Natural Assets (N-A).

4. The project site is surrounded by properties which are zoned Rural Residential (R-R) to the south, Specific Plan (S-P) and Rural Residential (R-R) to the east, Specific Plan (S-P) and Mineral Resources and Related Manufacturing (M-R-A) to the north, Residential Agriculture-10 acre minimum (R-A-10) and Rural Residential (R-R) to the west.

5. A single family tract development has been constructed and is located northeast of the project vicinity and two neighboring mining facilities are located to the north of the mining site.

6. Outlined in Addendum No. 1 to Environmental Impact Report No. 359, the proposed project site is not located within a criteria cell of the Western Riverside County Multiple Species Habitat Conservation Plan (MSHCP), and as such, is not targeted for long-term conservation by the MSHCP.

7. This project is within the City Sphere of Influence of Corona.

8. This proposed project is located within a CAL FIRE state responsibility area and a very high fire hazard severity zone.

9. Fire protection and suppression services will be available for the mining operation through Riverside County Fire Department.

10. As defined in Section 15164 of the California Environmental Quality Act (CEQA), preparation of an Addendum to a previously certified EIR can occur in cases where changes or additions create no new significant environmental impacts and the proposed project would not meet any of the conditions outlined in Section 15162 of the CEQA Guidelines.

    - The project proposes to consolidate three existing mining permits into a single permit, extend the permit life for 50 years, reduce the area subject to mining disturbances, retain the existing annual tonnage limit of 2.0 mtpy, remove the 50-foot setback from Maitri Road, and relocate an existing down drain structure from the southern portion of the neighboring surface mining facility (SMP139R1) to the southern portion of the proposed project site. Addressed in Addendum No. 1 for EIR No. 359, the proposed project would reduce the area impacted by mining operations and prevent the amount of tonnage of the facility from exceeding more than 2.0 mtpy.

- Identified in Environmental Impact Report No. 359, by implementing SMP 143R1, 150R1, and 182, significant environmental impacts to both biological and aesthetic resources would occur. By reducing the permitted mining area, in comparison to the mining area analyzed in EIR No. 359, impacts to biological and aesthetic resources would be less than what was analyzed previously in Environmental Impact Report No. 359.

- Subsequent to the certification of Environmental Impact Report No. 359, no new information of substantial importance was available which was not known and could not have been known at the time EIR No. 359 was prepared.

- It should be noted that since the certification of EIR No. 359, a residential focused development (Sycamore Specific Plan) has been developed to the northeast of the proposed project site. In order to address the close proximity to an active mine, Environmental Impact Report No. 325 (Sycamore Creek) implemented specific mitigation measures to reduce the overall impacts of the site. The mitigation measures focused on planting two staggered rows of conifers and/or pines near the top of a required landscape berm, and an additional row of trees along the boundary of the Project site. The planting of trees were used to reduce overall air quality impacts produced by the adjacent mining operations. In addition, a mitigation measure was prepared to reduce noise levels from the adjacent mining sites. The mitigation measure required a buffer zone between the residential development and mining operation. The proposed consolidation of the existing mining permits would not create new environmental impacts or affect the neighboring community of Sycamore Creek.

CONCLUSIONS:

1. The proposed project is in conformance with the Open Space: Mineral Resources Land Use Designation, and with all other elements of the Riverside County General Plan.

2. The proposed project is consistent with the Mineral Resources and Related Manufacturing (M-R-A) and Natural Assets (N-A) zoning classification of Ordinance No. 348, and with all other applicable provisions of Ordinance No. 348.

3. The public's health, safety, and general welfare are protected through project design.

4. The proposed project is conditionally compatible with the present and future logical development of the area.

5. The proposed project will not preclude reserve design for the Western Riverside County Multiple Species Habitat Conservation Plan (WRCMSHCP).

6. The project is consistent with the provisions of CEQA as demonstrated through attached Addendum No. 1 to previously certified FEIR 359 and does not trigger any requirements outlined in Section 15162 of the CEQA Guidelines.

INFORMATIONAL ITEMS:

1. As of this writing, no letters, in support or opposition have been received.

2. The project site is not located within:

a. A 100-year flood plain, an area drainage plan, or dam inundation area;
b. The Stephens Kangaroo Rat Fee Area;
c. Criteria Cell of WRMSHCP; or
d. County Service Area.

3. The project site is located within:
   a. Corona-Norco Unified;
   b. City of Corona Sphere of Influence;
   c. Riverside County Flood Control District;
   d. Low, moderate, and very low liquefaction area; and
   e. State Responsibility and High Fire Area.

4. The subject site is currently designated as Assessor's Parcel Numbers: 290-120-002, 290-120-003, 290-120-005, 290-120-006, 290-120-007, 290-150-002, and 290-150-003.

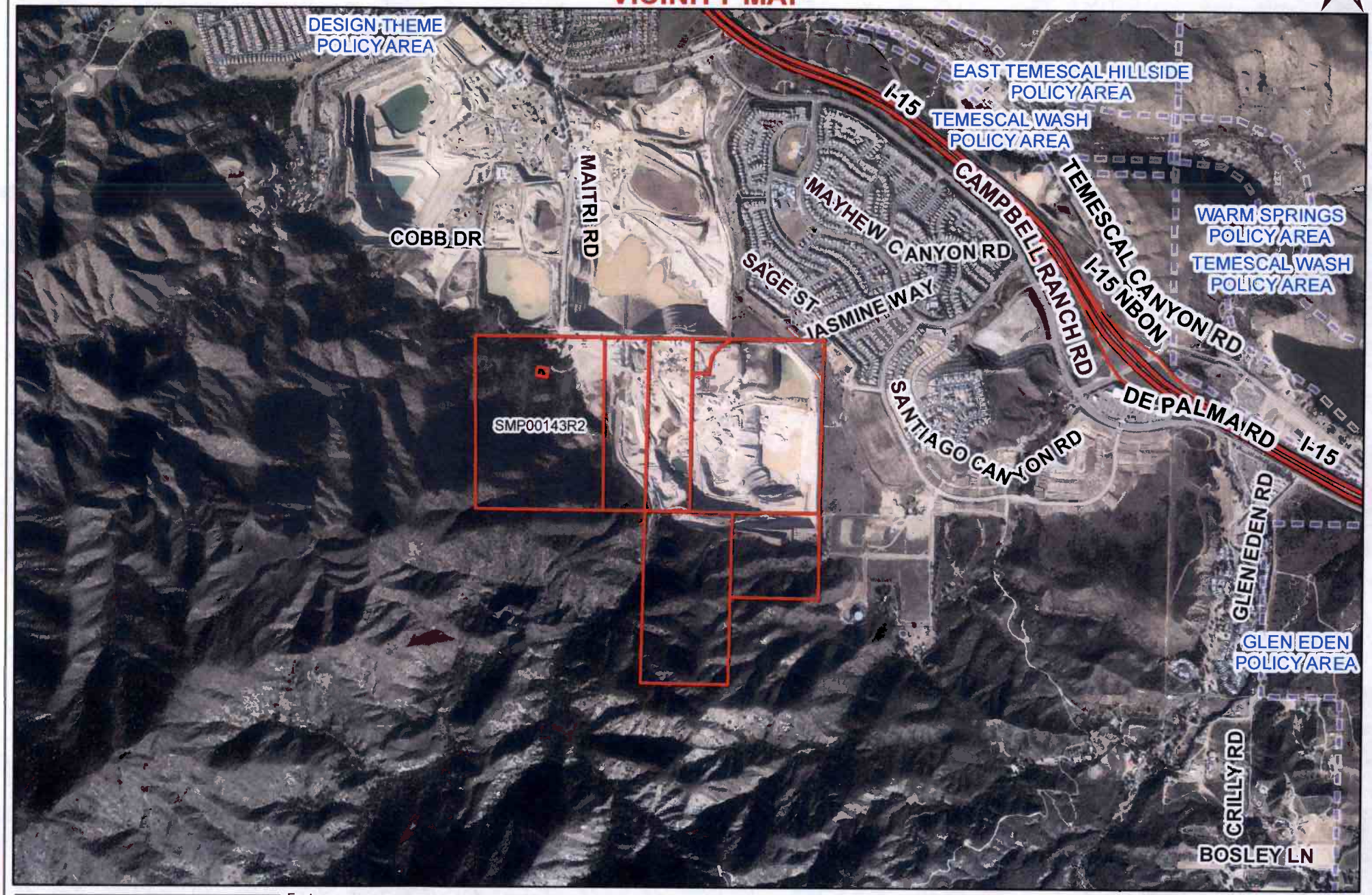
MS
Y:\Planning Case Files-Riverside office\SMP00143R2\DH-PC-BOS Hearings\DH-PC\SMP00143R2 Staff Report - 1-12-2015.docx
Date Prepared: 01/01/01
Date Revised: 01/13/15

RIVERSIDE COUNTY PLANNING DEPARTMENT

SMP00143R2

VICINITY MAP

Supervisor Jeffries
District 1



Feet
0 1,000 2,000 4,000
1 inch = 2,000 feet

Orthophotos Flown 2/11 (WR, CV) or 4/07 (REMAP, Blythe)
Printed by mstraite on 9/24/2014

Exhibit 1

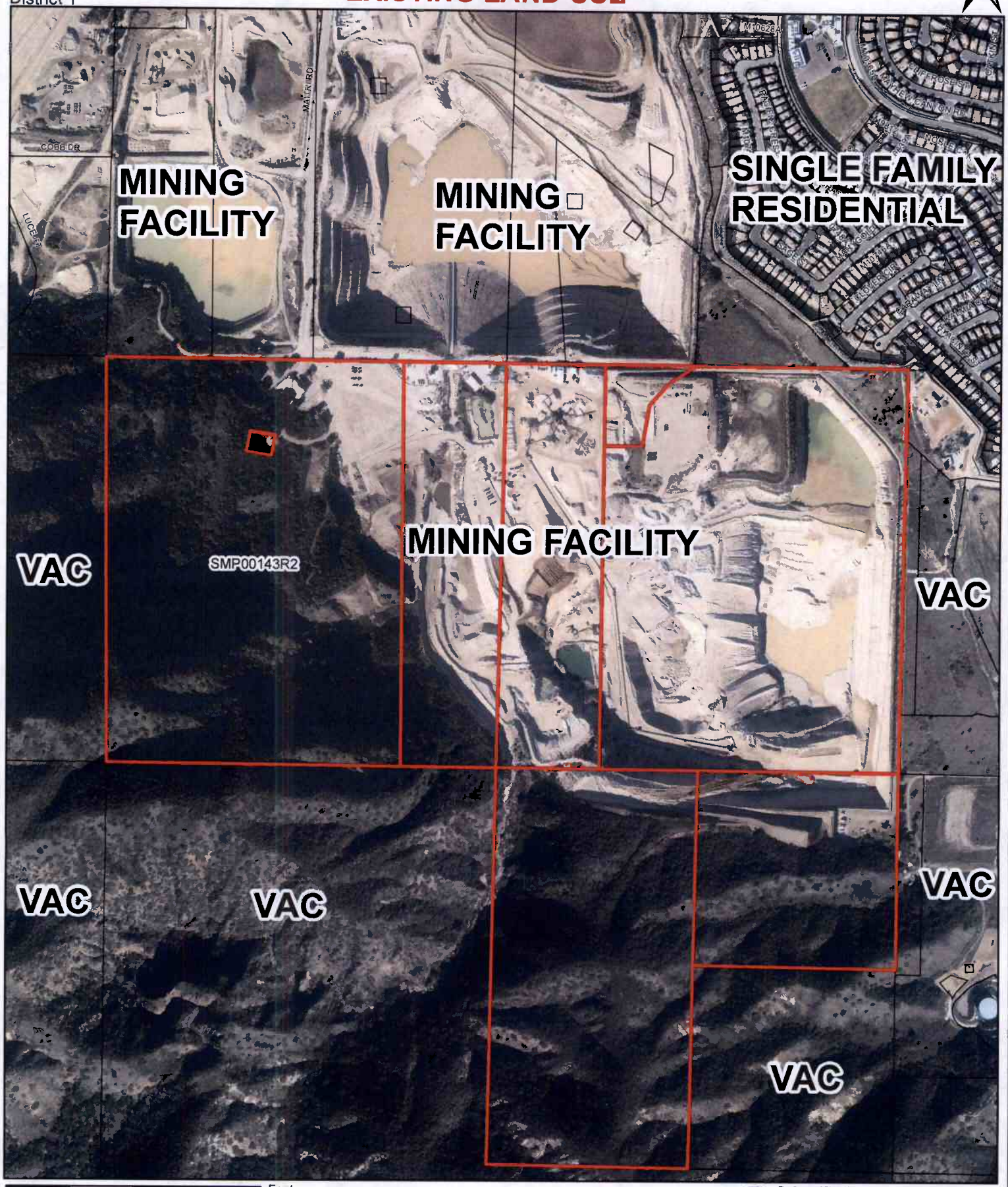
RIVERSIDE COUNTY PLANNING DEPARTMENT

SMP00143R2

EXISTING LAND USE

Supervisor Jeffries
District 1

N



0 420 840 1,680 Feet

1 inch = 833 feet

Orthophotos Flown 2/11 (WR, CV) or 4/07 (REMAP, Blythe)
Printed by mstraite on 9/29/2014

Exhibit 5

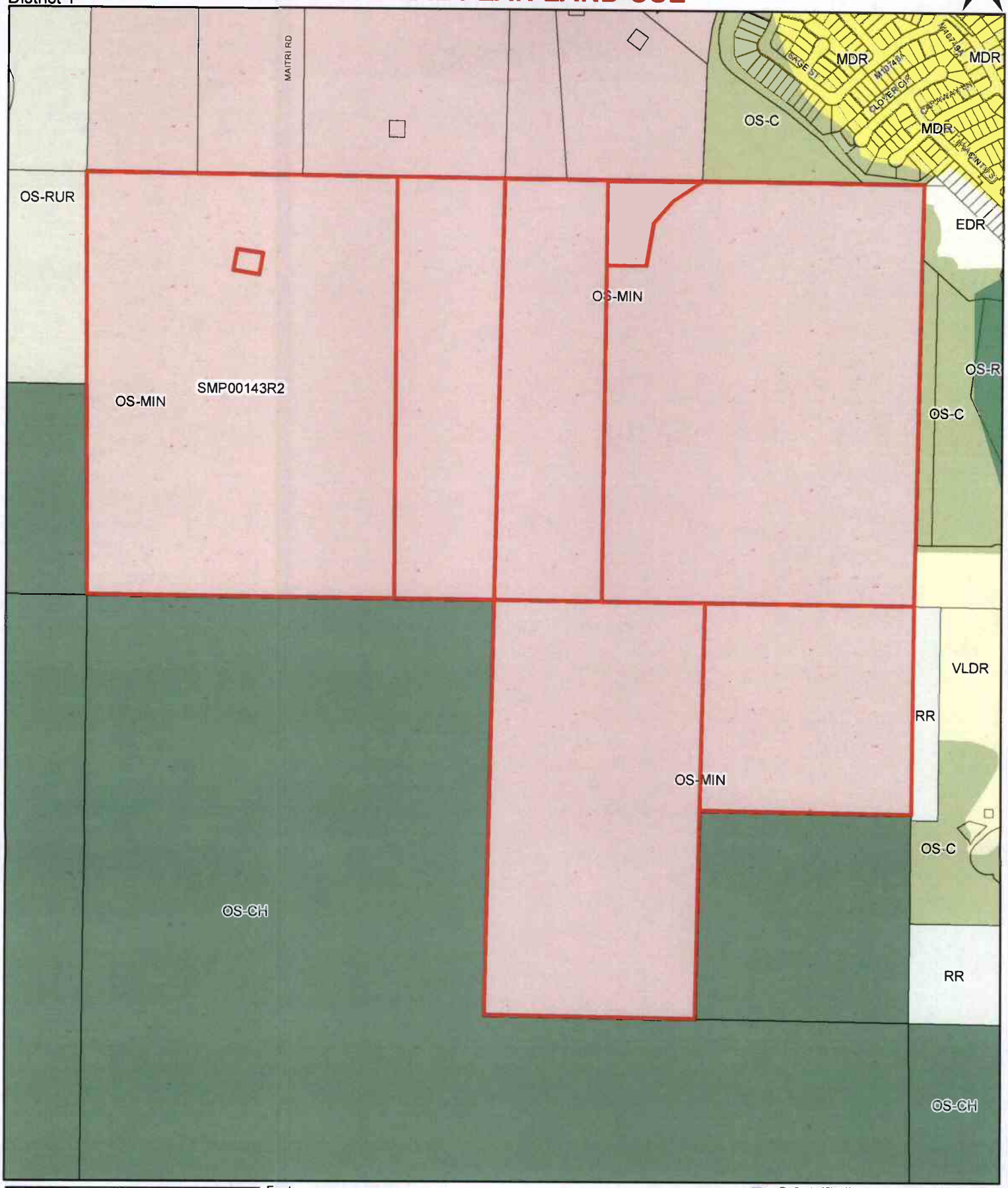
RIVERSIDE COUNTY PLANNING DEPARTMENT

SMP00143R2

GENERAL PLAN LAND USE

Supervisor Jeffries
District 1

N



Feet
0 400 800 1,600
1 inch = 800 feet

Orthophotos Flown 2/11 (WR, CV) or 4/07 (REMAP, Blythe)
Printed by mstraite on 9/25/2014

Exhibit 2

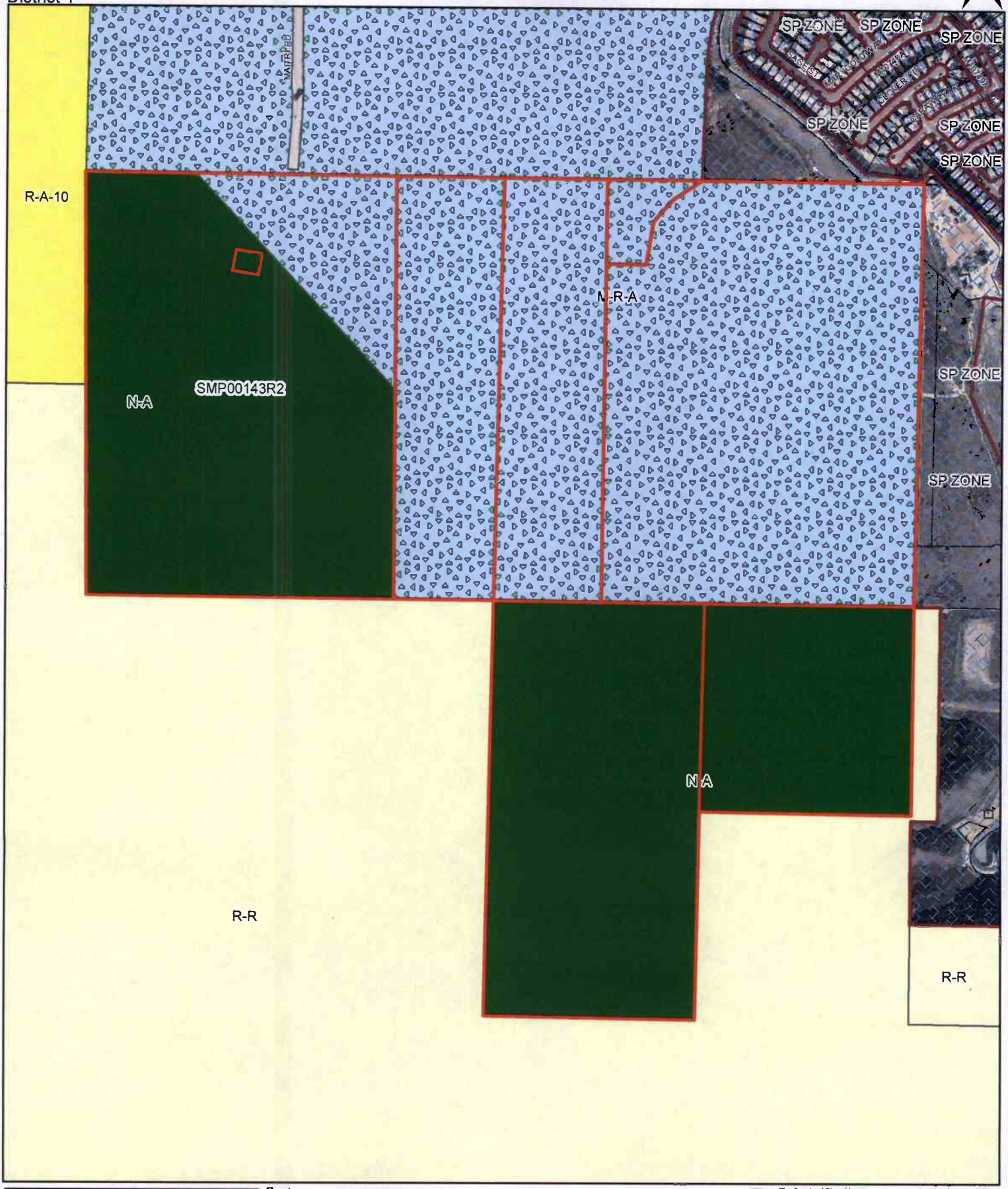
RIVERSIDE COUNTY PLANNING DEPARTMENT

SMP00143R2

CURRENT ZONING

Supervisor Jeffries
District 1

N



Feet
0 400 800 1,600
1 inch = 800 feet

Orthophotos Flown 2/11 (WR, CV) or 4/07 (REMAP, Blythe)
Printed by mstraite on 9/25/2014

REVISED SURFACE MINING PLAN, SMP00143R2

WERNER CORPORATION

RIVERSIDE COUNTY, CALIFORNIA

EXHIBIT "A"

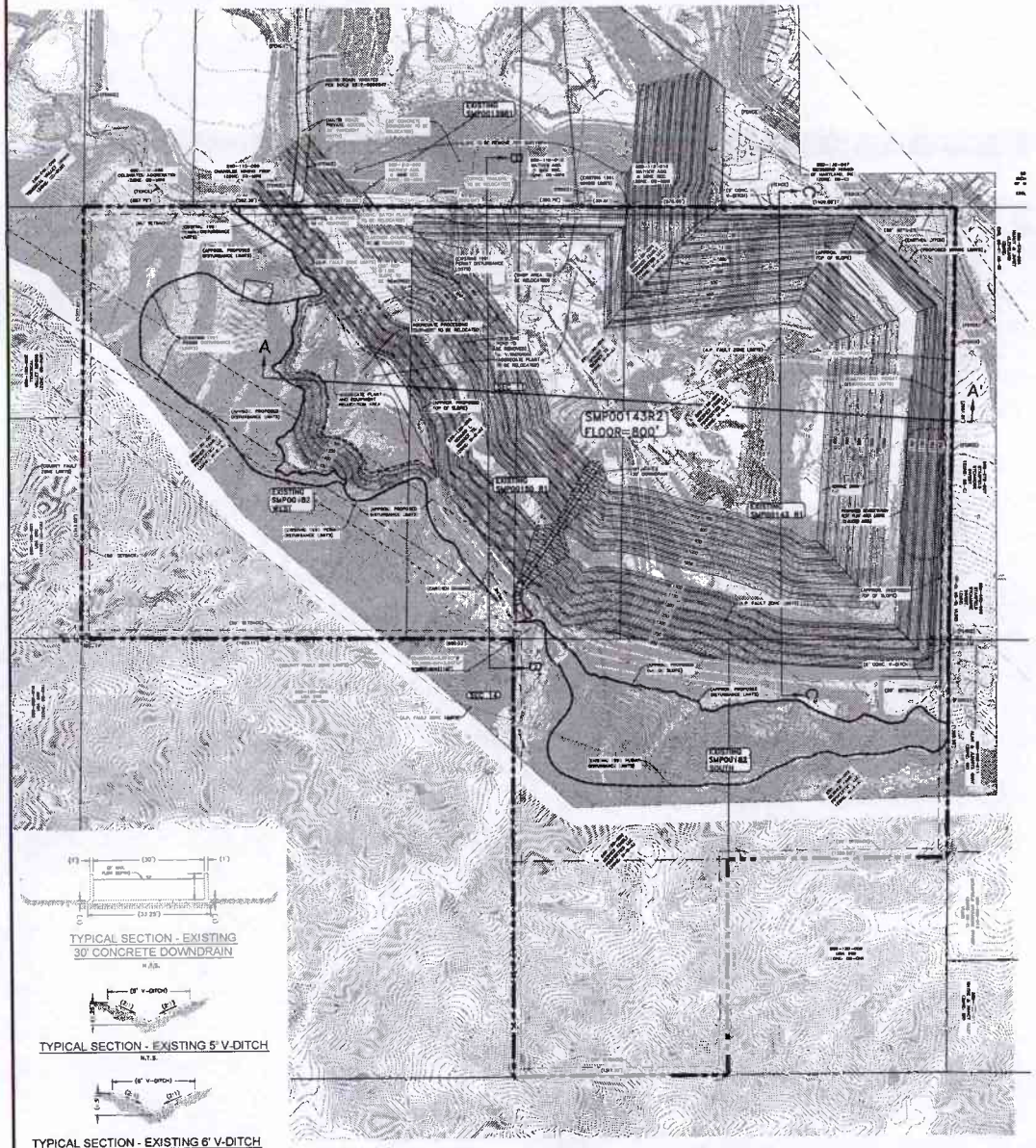
TABLE 1 - REVISED PERMIT LIFE TABULATION:

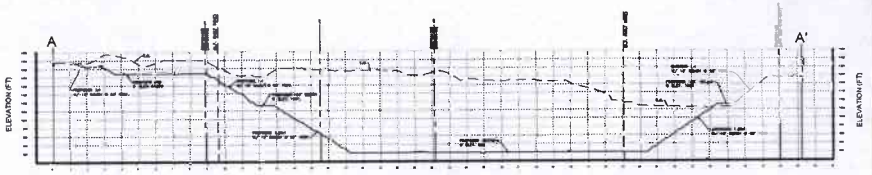
PERMIT YEAR	AVERAGE CY/YEAR	TOTAL (CY)	AVERAGE TON/YEAR	TOTAL (TONS)	AVERAGE WASTE CY/YEAR	AVERAGE WASTE TON/YEAR
2020	1,000,000	1,000,000	1,500,000	1,500,000	75,000	112,500
2030	1,000,000	5,000,000	1,500,000	7,500,000	75,000	112,500
2035	1,000,000	10,072,853	1,500,000	15,000,000	75,000	112,500
2040	1,000,000	15,000,000	1,500,000	22,500,000	75,000	112,500
2045	1,000,000	20,000,000	1,500,000	30,000,000	75,000	112,500
2050	1,000,000	25,000,000	1,500,000	37,500,000	75,000	112,500
2055	1,000,000	30,000,000	1,500,000	45,000,000	75,000	112,500
2060	1,000,000	35,000,000	1,500,000	52,500,000	75,000	112,500
2065	1,000,000	40,000,000	1,500,000	60,000,000	75,000	112,500
2070	1,000,000	45,000,000	1,500,000	67,500,000	75,000	112,500
2075						

RECLAMATION

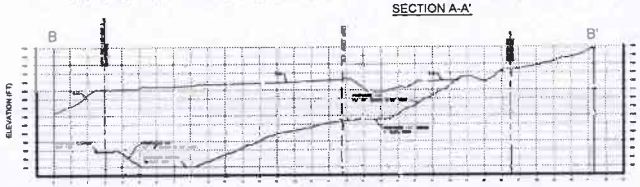
NOTE:
AS SHOWN IN TABLE 1, AVERAGE PRODUCTION IS APPROX 1.5 MILLION TONS/YEAR. HOWEVER, APPROVED MAXIMUM PRODUCTION IS APPROX 3.0 MILLION TONS/YEAR. AVERAGE ANNUAL WASTE HAS BEEN CALCULATED AT 7.5% OF PRODUCTION.

250 0 250 500 750
SCALE: 1" = 250'

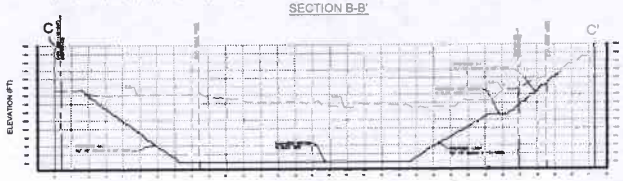




SECTION A-A'



SECTION B-B'



SECTION C-C'

PROJECT INFORMATION:

1. NAME OF MINE: GLEN IVY MINE
2. MINERAL COMMODITY TO BE MINED: SAND & GRAVEL
3. CONTACTS:
   MINE APPLICANT: WERNER CORPORATION, P.O. BOX 778250, CORONA, CA 92877
   CONTACT: TODD RENDERMANN, (951) 277-3000 OFFICE, EMAIL: tjrendermann@wernercorp.net
   LAND OWNER/OWNER OF MINERAL RIGHTS: WERNER FAMILY PROPERTIES TRUST & GERARD WERNER TRUST, P.O. BOX 778250, CORONA, CA 92877
   CONTACT: ERIC WERNER, (951) 277-3000 OFFICE, EMAIL: ewerner@wernercorp.net
   MINE OPERATOR: WERNER CORPORATION, P.O. BOX 778250, CORONA, CA 92877
   CONTACT: TODD RENDERMANN, (951) 277-3000 OFFICE, EMAIL: tjrendermann@wernercorp.net
   ENGINEER, MAP PREPARER: JOSEPH E. BONADIMAN & ASSOCIATES, INC., 234 NORTH ARROWHEAD AVENUE, SAN BERNARDINO, CA 92408
   CONTACT: J.T. STANTON, P.E., (909) 889-3806 OFFICE, EMAIL: jtstanton@msn.com
   SOILS ENGINEER: MILLER GEOTECHNICAL INC., 785 SOUTH OLIVE AVENUE, SAN BERNARDINO, CA 92408
   CONTACT: DON CURRAN, PE, GE, (909) 890-1075 OFFICE, EMAIL: dcurran@millergeotech.com
4. ACREAGE:
   ACREAGE TO BE MINED: 233.5±
   ACREAGE OF PROPERTY: 441.9±
   [illegible]
5. ZONING: SEE TABLE 2, BELOW
6. LAND USE:
   EXISTING: SEE TABLE 2, BELOW
   PROPOSED: MINE/QUARRY
7. UTILITY PURVEYORS:
   WATER: E.VALLEY M.D.
   SEWER: SEPTIC
   GAS: S.C.G.
   TELEPHONE: AT&T
   ELECTRICITY: S.C.E.
8. OVERBURDEN AND STRIPPING: NONE
9. PROPOSED MAXIMUM DEPTH OF EXCAVATION: ELEVATION: 800 PER SMP00143R2
10. MINING PHASES: SEE TABLE 1, ABOVE LEFT.
11. POTENTIAL ENVIRONMENTAL HAZARDS: SEE TABLE 2, BELOW
12. ENVIRONMENTAL RESOURCES:

AGRICULTURAL LANDS:	NONE
SCENIC HIGHWAYS:	NONE
HISTORIC RESOURCES:	NONE
MINERAL RESOURCES:	CLASSIFIED MRZ-2, NOT DESIGNATED
METAMORPHIC RESOURCES:	NONE
WIND RESOURCES:	NONE
SOLAR RESOURCES:	NONE
HYDROELECTRIC RESOURCES:	NONE
HYDROCARBON RESOURCES:	NONE
ON REAL WILDLIFE AREA:	NONE
CRITICAL VEGETATION AREA:	NONE

13. COUNTY PLAN AND LAND USE AREAS DESIGNATION:
    SURROUNDING LAND USE: MINING & RESIDENTIAL
    GENERAL PLAN DESIGNATION: OPEN SPACE, OPEN SPACE – MINERAL RESOURCES
14. ASSESSORS PARCEL NO.S: SEE TABLE 2, BELOW
15. FACILITIES TO CONTROL ON- AND OFF-SITE STORM RUNOFF, EROSION, AND SEDIMENT: SEDIMENTATION/RIFE WATER BASIN AS SHOWN ON PLAN
16. PUBLIC USE AND RAILROAD: N/A

MAP LEGEND:

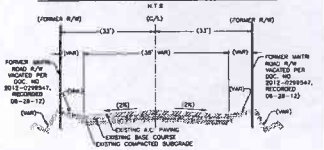
- SMP00143R2 PROJECT BOUNDARY
- 1991 DISTURBANCE LIMITS
- 1991 MINING LIMITS
- EXISTING PROPERTY LINE
- EXISTING STREET CENTERLINE
- SETBACK LINES (SIZE/TYPE AS INDICATED)
- EXISTING INDEX CONTOURS
- EXISTING INTERVAL CONTOURS
- PROPOSED INDEX MINING CONTOURS
- PROPOSED INTERVAL MINING CONTOURS
- PROPOSED DISTURBANCE LIMITS
- PROPOSED MINING LIMITS
- PROPOSED SPOT ELEVATIONS
- PRIMARY WATERCOURSE FLOW PATHS & DIRECTIONS
- (B) DENOTES EXISTING FEATURE
- REVEGETATION TEST PLOT AREA

LEGAL DESCRIPTION:

PORTIONS OF SECTION 11 AND SECTION 14, TOWNSHIP 5 SOUTH, RANGE 6 WEST, S.B.M. (REFER TO PROJECT APPLICATION EXHIBIT "A" FOR COMPLETE LEGAL DESCRIPTION).

TYP. SECTION - PRIVATE ACCESS ROAD

N.T.S.



TYPICAL SECTION - EXISTING 30' CONCRETE DOWNDRAIN
N.T.S.

TYPICAL SECTION - EXISTING 5' V-DITCH
N.T.S.

TYPICAL SECTION - EXISTING 6' V-DITCH
N.T.S.

TABLE 2 - PARCELS INFORMATION:

APN	OWNER OF RECORD	EXISTING USE	EXISTING ZONING	LAND USE DESIGNATION	HAZ - FAULT	HAZ - LIQ	HAZ - SLIDE	HAZ - SAND	HAZ - FIRE	HAZ - FLOOD
269-130-009	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY; OPEN SPACE	W-R-A (CZ 5843)	OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE; ELSINORE FAULT ZONE	LOW	LOW-TO-MODERATE	MODERATE	HIGH FIRE AREA	NOT WITHIN MAY FLOODPLAIN PER PANELS NO. 06065C1305C & 06065C2005C, EFFECTIVE DATE: AUGUST 28, 2008
269-130-010	GERARD L. WERNER TR.	MINE/QUARRY; OPEN SPACE	W-R-A (CZ 5843)	OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE; ELSINORE FAULT ZONE	LOW; VERY LOW				
269-130-011	GERARD L. WERNER TR.	MINE/QUARRY	W-R-A (CZ 5843)	OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE; ELSINORE FAULT ZONE	LOW; VERY LOW				
269-130-015	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY	W-R-A (CZ 5843)	OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE; ELSINORE FAULT ZONE	MODERATE; VERY LOW				
269-130-016	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY	W-R-A (CZ 5843)	OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE; ELSINORE FAULT ZONE	LOW; VERY LOW				
269-130-017	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY; OPEN SPACE	W-R-A (CZ 5843)	OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE; ELSINORE FAULT ZONE	LOW; VERY LOW				
269-130-018	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY; OPEN SPACE	W-R-A (CZ 5843)	OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE; ELSINORE FAULT ZONE	MODERATE; VERY LOW				

VICINITY MAP

N.T.S.

BONADIMAN CIVIL ENGINEERING SURVEYING

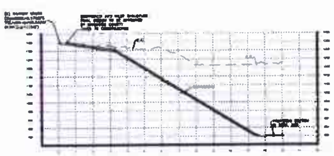
REVISED SURFACE MINING PLAN, SMP00143R2
WERNER CORPORATION
RIVERSIDE COUNTY, CALIFORNIA
APN: 269-060-043, 269-130-012, 015, 017, 018, 024 & 028

REVISIONS

NO	DESCRIPTION	BY	APPROVED	DATE

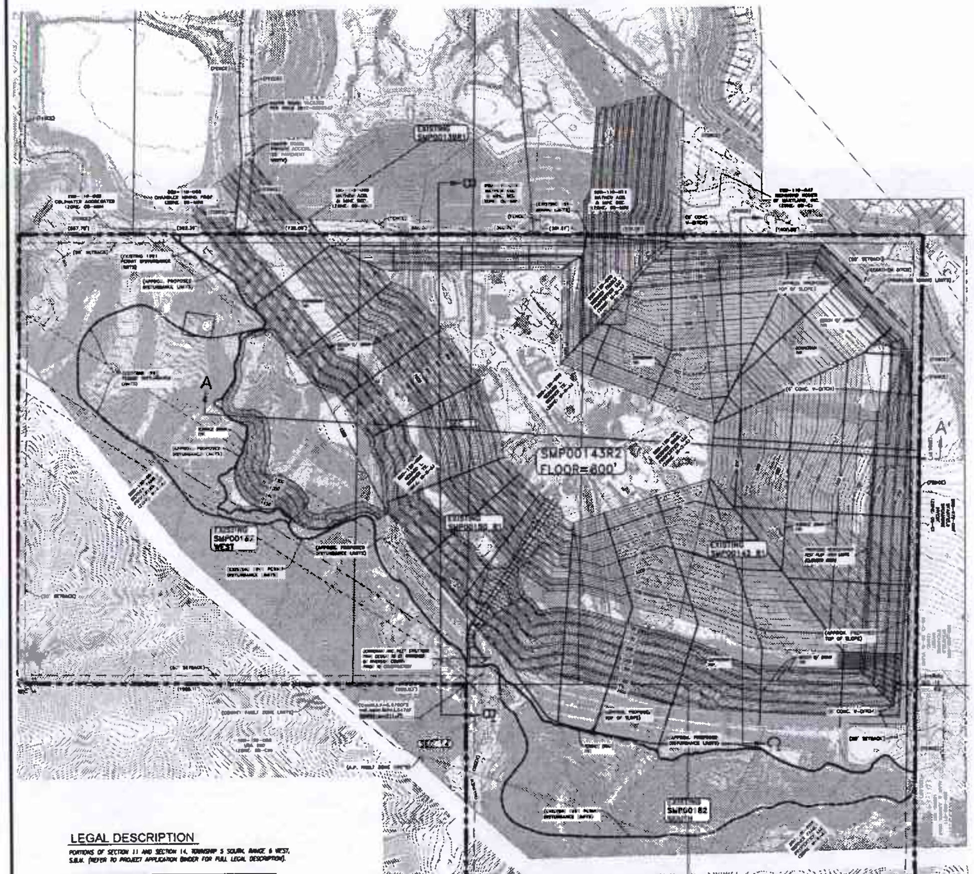
PREPARED FOR: WERNER CORPORATION
DRAWN BY: JTS | SCALE: 1" = 250' | SHEET: 1 OF 1 | A
CHECKED BY: JTS | JOB NO: 13.1040
01-07-15

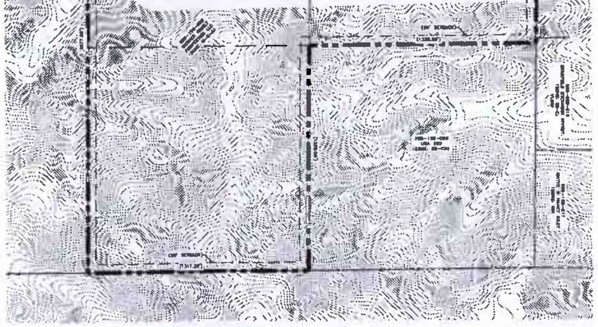
AMENDED RECLAMATION PLAN, SMP00143R2
WERNER CORPORATION
RIVERSIDE COUNTY, CALIFORNIA
EXHIBIT "B"



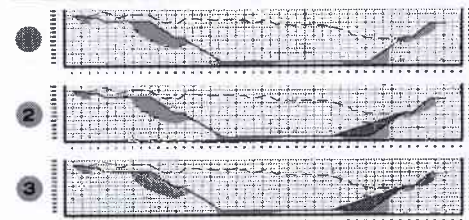
DOWN DRAIN CROSS SECTION

SCALE: 1" = 250'





RECLAMATION SEQUENCE & TIMING (1" = 500' HORIZONTAL & VERTICAL SCALE)



1 SMP00143R2 OPERATION

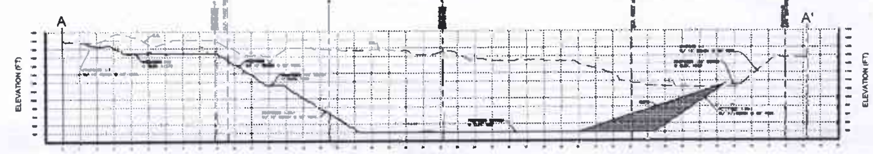
EXCAVATION LIMITS AS SHOWN PER SURFACE MINING PERMIT (SMP) NO. 00143R2

2 IDEFO

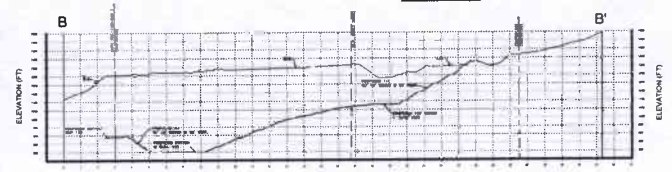
INERT DEBRIS ENGINEERED FILL OPERATION (IDEFO) AS SHOWN PER THIS PLAN & SECTIONS A-A', B-B' & C-C', BELOW. IDEFO SLOPES SHALL NOT EXCEED 3:1.

3 FINAL RECLAIMED LAND

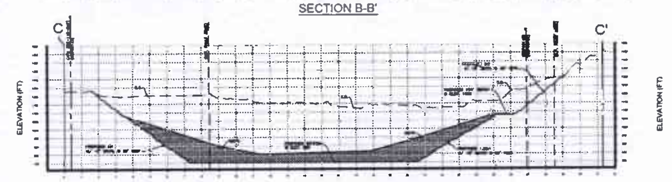
APPROXIMATELY 234 ACRES OF RECLAIMED LAND AS SHOWN PER THIS PLAN & SECTIONS A-A', B-B' & C-C', BELOW. IDEFO SLOPES SHALL NOT EXCEED 3:1. REVEGETATION AS PER THIS PLAN SMP00143R2 & APPLICATION NARRATIVE.



SECTION A-A'



SECTION B-B'



SECTION C-C'

LANDSCAPING NOTES

1.) SIZE & SPACING OF PLANTS: TO BE DETERMINED PER TEST PLOTS.

2.) METHOD OF PLANTING & IRRIGATION: SEED APPLICATION SHALL BE ACCOMPLISHED WITH HYDROSEEDING EQUIPMENT, USING BOTH CONTRACTORS AS WELL AS PLANT PERSONNEL, WHEN POSSIBLE. SEEDING WILL BE DONE IN THE FALL TO EARLY WINTER TO MAXIMIZE THE POTENTIAL BENEFIT OF LIMITED SOUTHERN CALIFORNIA RAINFALL (THIS METHOD HAS PROVED SUCCESSFUL IN REVEGETATION EFFORTS ON THE ADJOINING MINING OPERATIONS. NO IRRIGATION WILL BE USED OR PROPOSED.

3.) REVEGETATION SUCCESS CRITERIA: 35% OF THE COVER, DENSITY, & DIVERSITY OF PERENNIAL SPECIES ON-SITE AT THE END OF RECLAMATION COMPARED TO THE REFERENCE AREAS ON ADJACENT LANDS.

RECLAMATION NOTES

1.) PROJECT APPLICANT:
WERNER CORPORATION
P.O. BOX 77850
CORONA, CA 92877

CONTACT: TODD PENDERGRASS
(951) 277-3900 OFFICE
EMAIL: tpendergrass@wernercorp.net

2.) CIVIL/MINE ENGINEER; MAP PREPARER:
JOSEPH E. BONADIMAN & ASSOCIATES, INC.
234 NORTH ARROWHEAD AVENUE
SAN BERNARDINO, CA 92408

CONTACT: J.T. STANTON, P.E.
(909) 885-3806 OFFICE
EMAIL: jts@bonadiman.com

3.) LANDSCAPE ARCHITECT:
WERNER CORPORATION
P.O. BOX 77850
CORONA, CA 92877

CONTACT: TODD PENDERGRASS
(951) 277-3900 OFFICE
EMAIL: tpendergrass@wernercorp.net

4.) SOURCE OF BASE MAPPING IS A.L.T.A. SURVEY REVISED 08-27-13 & PREPARED BY JOSEPH E. BONADIMAN & ASSOCIATES, INC. (ON-SITE), & RIVERSIDE COUNTY G.I.S. (OFFSITE). EXISTING TOPOGRAPHY PER AERIAL TOPOGRAPHIC SURVEY PERFORMED BY COOPER AERIAL SURVEYS, INC., DATED 03-12-2013.

5.) STATE MINE I.D. NUMBER: 91-33-0081

6.) SILTS AND CLAYS RESULTING FROM THE WASHING PROCESS WILL REMAIN ON SITE AND BE UTILIZED AS PART OF THE COMPACTED FILL AND THE RECLAMATION/REVEGETATION REQUIREMENTS.

7.) TOPSOIL SHALL BE REAPPLIED TO FINISH GRADED AREAS, SPREAD TO A DEPTH OF AT LEAST 6" AND BLENDED INTO EXISTING SUBSURFACE MATERIALS.

8.) RE SEEDING SHALL OCCUR ON ALL FINISH SLOPES, IN ACCORDANCE WITH THIS RECLAMATION PLAN.

9.) INTERIM EROSION CONTROL MEASURES, INCLUDING SILT FENCING & SAND OR GRAVEL BAGGING WILL BE IMPLEMENTED IF NEEDED, UNTIL ROOT SYSTEMS SUFFICIENT TO CONTAIN REAPPLIED SOILS HAVE DEVELOPED.

10.) SLOPES SHALL BE FINISH GRADED AS SHOWN ON THIS RECLAMATION PLAN, SLOPE BENCHES SHALL BE ROUGH GRADED TO A 2% GRADIENT AND PLANTED.

11.) IDEFO SHALL BE COVERED WITH TOPSOIL AND ALL SOIL SURFACES SHALL BE ROUGHENED TO REDUCE EROSION AND ENHANCE REVEGETATION THOUGH THE USE OF TRACK WALKING AND IMPRINTING, USING ON-SITE EQUIPMENT ON THE SLOPES WHERE POSSIBLE. THIS WILL PROVIDE BETTER RESULTS THAN SMOOTH GRADED SLOPES, AND PROVIDE HIGHER SUCCESS RATES IN SEED GERMINATION AND SEEDLING SURVIVAL. TOPSOIL AND OTHER SILTS/CLAYS WILL BE INCORPORATED AT THIS STAGE ON THE RECLAIMED 3:1 SLOPES, CREATED DURING THE IDEFO PHASE.

12.) UPON COMPLETION OF THE MINING OPERATION, EXISTING DESILTING PONDS SHALL BE DRAINED, AND ALL SILTS AND CLAYS WILL BE REMOVED AND USED FOR RE-CONTOURING, AS PART OF THE RECLAMATION PLAN.

13.) ROADS AND COMPACTED SURFACES THAT REQUIRE REVEGETATION WILL BE SCARIFIED TO A DEPTH OF 12" TO 24", AND PREPARED IN ACCORDANCE WITH THE RECLAMATION PLAN.

14.) ALL EQUIPMENT, OFFICE TRAILERS, STORAGE BUILDINGS, MACHINERY, PIPING AND ASSOCIATED MATERIALS SHALL BE REMOVED PRIOR TO THE COMPLETION OF RECLAMATION.

15.) ALL FENCING IS TO REMAIN IN PLACE.

16.) REVEGETATION WILL BEGIN AS SOON AS AN AREA HAS ACHIEVED FINAL GRADE.

17.) THE FOLLOWING SEED MIXTURES SHALL BE BROADCAST OVER ALL DISTURBED AND REGRADED AREAS IN ACCORDANCE WITH THE REVEGETATION PLAN:

SPECIES	POUNDS PER ACRE
Coyote Bush (Baccharis Pilularis)	0.10
California Buckwheat (Eriogonum Fasciculatum)	2.00
Brittlebush (Encelia Farinosa)	1.00
Scalebroom (Lepidospartum Squamatum)	0.10
California Sagebrush (Artemisia Californica)	0.50
Sugarbush (Malosma Laurina)	3.00
Mule Fat (Baccharis Salicifolia)	0.10
Deerweed (Acmispon Glaber)	3.30
Desert Plantain (Plantago Ovata)	15.0
TOTAL:	25.00

18.) NOTE: ALL EXISTING STRUCTURES LOCATED WITHIN RECLAMATION AREA/PROJECT SITE LIMITS ARE TO BE REMOVED, UNLESS OTHERWISE INDICATED. EXISTING WELL SITE IS ABANDONED AND IS TO REMAIN. RELOCATION OF ANY WELLS, PIPELINES, OR UTILITIES TO BE DETERMINED.

MAP LEGEND

- SMP00143R2 PROJECT BOUNDARY
- 1991 DISTURBANCE LIMITS
- 1991 MINING LIMITS
- EXISTING PROPERTY LINE
- EXISTING STREET CENTERLINE
- SETBACK LINES (SIZE/TYPE AS INDICATED)
- EXISTING INDEX CONTOURS
- EXISTING INTERVAL CONTOURS
- PROPOSED INDEX MINING CONTOURS
- PROPOSED INTERVAL MINING CONTOURS
- PROPOSED DISTURBANCE LIMITS
- PROPOSED MINING LIMITS
- PROPOSED SPOT ELEVATIONS
- PRIMARY WATERCOURSE FLOW PATHS & DIRECTIONS
- (X) DENOTES EXISTING FEATURE
- REVEGETATION TEST PLOT AREA
- OR INERT DEBRIS ENGINEERED FILL OPERATION (IDEFO)

TABLE 2 - PARCELS INFORMATION

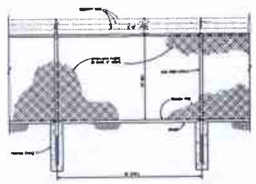
APN	OWNER OF RECORD	EXISTING USE	EXISTING ZONING	LAND USE DESIGNATION	HAZ - FAULT	HAZ - LIQ.	HAZ - SLIDE	HAZ - SAND	HAZ - FIRE	HAZ - FLOOD
[illegible]	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY, OPEN SPACE	M-R-A (CZ 5843) M-A (CZ 5843)	"OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE ELSINORE FAULT ZONE	LOW	LOW-TO-MODERATE	MODERATE	HIGH FIRE AREA	NOT WITHIN ANY FLOODPLAIN PER PANELS NO. 06065C1380G & 06065C2005G, EFFECTIVE DATE: AUGUST 28, 2008
[illegible]	GERARD L. WERNER JR.	MINE/QUARRY OPEN SPACE	M-R-A (CZ 5845)	"OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE ELSINORE FAULT ZONE	LOW				
[illegible]	GERARD L. WERNER JR.	MINE/QUARRY	M-R-A (CZ 5845)	"OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE ELSINORE FAULT ZONE	LOW VERY LOW				
[illegible]	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY	M-R-A (CZ 5845)	"OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE ELSINORE FAULT ZONE	LOW MODERATE VERY LOW				
[illegible]	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY	M-R-A (CZ 5845)	"OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE ELSINORE FAULT ZONE	LOW VERY LOW				
[illegible]	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY, OPEN SPACE	M-R-A (CZ 5845)	"OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE ELSINORE FAULT ZONE	LOW VERY LOW				
[illegible]	WERNER FAMILY PROPERTIES LLC	MINE/QUARRY OPEN SPACE	M-R-A (CZ 5845)	"OS-MIN" - OPEN SPACE MINERAL RESOURCES	COUNTY FAULT ZONE ELSINORE FAULT ZONE	MODERATE VERY LOW				

LEGAL DESCRIPTION

PORTIONS OF SECTION 11 AND SECTION 14, TOWNSHIP 5 SOUTH, RANGE 6 WEST, S.B.M. (REFER TO PROJECT APPLICATION BINDER FOR FULL LEGAL DESCRIPTION).

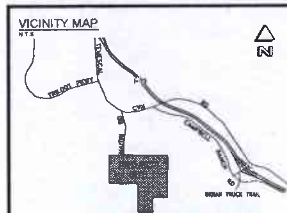
NOTE

DRAINAGE STRUCTURES, DIMENSIONS, AND LOCATIONS INDICATED ON THIS PLAN ARE PRELIMINARY. ACTUAL LOCATIONS AND DIMENSIONS SHALL BE FINALIZED PRIOR TO INSTALLATION, BASED ON ACTUAL SITE CONDITIONS.



TYP. SECTION - 6' CHAIN LINK SECURITY FENCE
N.T.S.

VICINITY MAP
N.T.S.



BONADIMAN

REVISED SURFACE MINING PLAN, SMP00143R2
WERNER CORPORATION
RIVERSIDE COUNTY, CALIFORNIA
APN: 390-060-043 390-110-012 016, 017, 018, 024, & 025

REVISIONS				
NO	DESCRIPTION	BY	APPROVED	DATE

PREPARED FOR: WERNER CORPORATION
DRAWN BY: J.T.S. | SCALE: 1" = 250'
CHECKED BY: J.T.S. | JOB NO: 133849
SHEET: 1 OF 1
B

Amended Mining and Reclamation Plan for the Glen Ivy Mine
SMP143R2
Werner Corporation
Exhibit C – Project Description

December 2014

Introduction

The Temescal Canyon area is home to a number of surface mining operations, most of which have been in operation since the 1970's and 80's, and is the source of large quantities of construction grade aggregates for Riverside, Orange, San Diego and San Bernardino Counties. The alluvial fans of Mayhew Canyon and Coldwater Canyon have both been recognized as having geological resources significant to the State of California. At the mouth of Mayhew Canyon, southeast of Coldwater Canyon, is where the Werner Corporation's "Glen Ivy Mine" is located.

More specifically, Werner Corporation's ("Werner") surface mining operation is located at 25050 Maitri Road in Riverside County, California near the city of Corona, and is presently governed under three separate entitlements. Werner Corporation dba Foster Sand & Gravel is the original operator of the site, and permitted the site as Plot Plan 1498 in 1973. In 1982, to satisfy the requirements of the Surface Mining and Reclamation Act (SMARA), a Reclamation Plan was prepared for the mining operations approved under PP 1498, which was ultimately approved by Riverside County as Surface Mining Permit 143 ("SMP143R1").

In 1992, new areas to the west and south of the existing operation were added as SMP182. During this revision, SMP143R1 and SMP150R1 were both designated as "Revision 1". The three Werner Mining and Reclamation Plan permits (SMP143R1, SMP150R1, and SMP182) share common internal boundaries, and ultimately result in a single reclaimed pit. The adjoining and nearby pits consist of Mayhew Aggregates and Mine Reclamation (SMP139R1), which lies directly to the north of Werner Corporation, and Chandler's Sand and Gravel (SMP202), which shares a common border to the northwest of Werner.

This application will consolidate the existing entitlements, reduce the amount of disturbed area as compared to the existing entitlements for the site, and provide for a single reclamation plan as required by SMARA. As part of the proposal to consolidate the existing surface mining permit entitlements, all uses currently permitted under SMP143R1, SMP150R1, and SMP182, including the existing on-site concrete batch-plant, will be combined under the new SMP143 Revision #2 ("SMP143R2") entitlement.

The currently permitted reserves in addition to the reserves made accessible in this application will total approximately 67,000,000 tons, and will be included as part of the SMP143R2 entitlement, which is currently permitted through January 2025. By maintaining, and not increasing production or operational levels, the operation will be extended by 50 years, based on a combination of current levels and demand forecasts. The new permit will have an expiration date of December 31, 2075.

To achieve final reclamation of the property, Werner will be operating an Inert Debris Engineered Fill Operation ("IDEFO"), which is described later in this application. The IDEFO will be permitted as part of the Reclamation Plan for SMP143R2. Generally, the IDEFO will allow for the importation and processing of inert construction debris to aid in the reclamation of the current mining operation. The IDEFO will be an integral part of Werner's plan to start reclaiming the property along the east property line of the project, flattening and further stabilizing existing slopes.

Site and Area Characteristics

Access

Access to the project site is via Maitri Road, which lies south off of Temescal Canyon Road. Customers and employees commuting to the site will typically exit Temescal Canyon Road or Indian Truck Trail off of Interstate 15 in the unincorporated area of Riverside County between the cities of Corona and Lake Elsinore. Maitri Road is now a private roadway which provides access for all utilities and essential public services. Surface Mines SMP139R1 and SMP202 also have their access using this roadway. The existing mining sites will continue to have access to the site by way of recorded easements. Security and public safety will be enhanced through the use of controlled access, with security during off-hours, near the intersection of Maitri Road and Temescal Canyon Road.

Utilities

Water is used on site for dust control and aggregate processing. Although Elsinore Valley Municipal Water District ("EVMWD") is the primary source of water, the operation is capable of recycling approximately 80% of its process water through a system of hydro-cyclones, clarifying tanks, and filter presses. Although runoff from the Mayhew Creek is passes through the western portion of the site, these flows are not utilized in any site operations. Sewage disposal for the project will be handled through an existing septic system.

Commercial (or line) power is used to operate processing equipment and administrative operations (offices, scalehouse, shop, etc). Southern California Edison provides electricity to the site via their existing network of transmission lines. Back-up generators are available locally if needed to supplement operations if there is a disruption in electrical service. Telephone and internet are provided to the site by Verizon, and no other utilities, including gas, are required at this time.

Land Use

The project site, which consists of approximately 440 acres, is designated "Open Space – Mineral Resources (OS – MIN)" and is zoned "M-R-A (Mineral Resources and Related Manufacturing)," both of which permit mining and reclamation activities subject to a mining permit under Riverside County Ordinance 555.

Specifically, the project site lies within the Temescal Canyon Area Plan of the County of Riverside's General Plan, and does not fall within a General Plan Policy Area (as evidenced by the current County of Riverside General Plan - Temescal Canyon Area Plan - Policy Area Map (Figure 4/Page 31)) or a General Plan Policy Overlay Area. Riverside County's General Plan and the Temescal Canyon Area Plan list the Land Use Designation for the subject site as "Open Space Mineral (OS-MIN)," which allows for the currently permitted use of mineral extraction and processing facilities. This application is proposing to extend the life of the currently permitted reserves as well as expand the permitted reserves to include the reserves currently within the slopes and setbacks between the adjacent Surface Mining Permit SMP139R1. This application is designed to conform to the current "Open Space Mineral (OS-MIN)" Designation and will not require an amendment to the General Plan. In addition, the subject site is zoned "M-R-A (Mineral Resources and Related Manufacturing)," and this application will not require a change to the current zoning.

The adjacent land uses to the North and Northwest are composed of other permitted mining operations which include industrial uses in the form of three (3) Ready-Mix Concrete Batch Plants and an Asphalt Plant. The nearest residential areas are several rural residences located east of the SMP 143R2 site, the Sycamore Creek development to the east, and Butterfield Estates across Temescal Canyon Road well to the north. The closest residence is more than 250 feet easterly of the proposed mining limit, the nearest residence within Sycamore Creek is located more than 350 feet from the current and proposed mining limits, while the closest residence within Butterfield Estates is

over 4,000 feet from proposed on-site mining limits. To the south of SMP143R1 is forest land consisting of Cleveland National Forest. Zoning on surrounding properties includes M-R-A, "Manufacturing-Service Commercial (M-SC)," "N-A (Natural Assets)," and "SP Zone (Specific Plan Zone)." Exhibit "A" includes a project Site Vicinity Map, and shows the project site in relation to surrounding areas.

The project site is part of the Temescal Valley-Orange County Production-Consumption Region (P-C Region), which is classified by the California Division of Mines and Geology (DMG) as a Mineral Resource Zone (MRZ-2) as found in *Map Sheet 52 (MS52 – Updated 2012) Aggregate Availability in California Report & Map.* This area is classified as such because available data demonstrates the existence of significant deposits of Portland Cement Concrete (PCC) grade aggregate. Furthermore, the continued production of aggregates from the area, and this site in particular, are vital to supplying the construction material needs of the local economy.

Construction aggregate is the largest non-fuel mineral commodity produced in California, and aggregate production plays a major role in the economy of Southern California. Demand for aggregate is expected to increase as the state's population continues to grow and infrastructure is maintained and improved. In 2011, the 50-year forecast demand for aggregates for the Temescal Valley – Orange County region was 1,077 million tons, while the permitted aggregate resources were only 297 million tons (Exhibit F - Aggregate Availability in California, January 2011). This project will provide additional reserves, while not increasing environmental impacts as compared to the existing operations on the site.

Exhibit D is an aerial orthophoto of the site, with the project boundary shown in red. The site was photographed in May 2014. Exhibit E is a U.S. Geological Survey Quadrangle Map delineating the site boundaries.

EXHIBIT D - SITE AERIAL ORTHOPHOTO

EXHIBIT D
SITE AERIAL
SMP00143R2
COUNTY OF RIVERSIDE

Photograph Dated: 5-2-2014

WERNER CORPORATION
25555 Maitri Rd.
Temescal Valley, CA 92883
Office: (951) 277-3900 Fax: (951) 277-3339

N

0 0.25 0.5 Miles

EXHIBIT E - USGS QUADRANGLE MAP

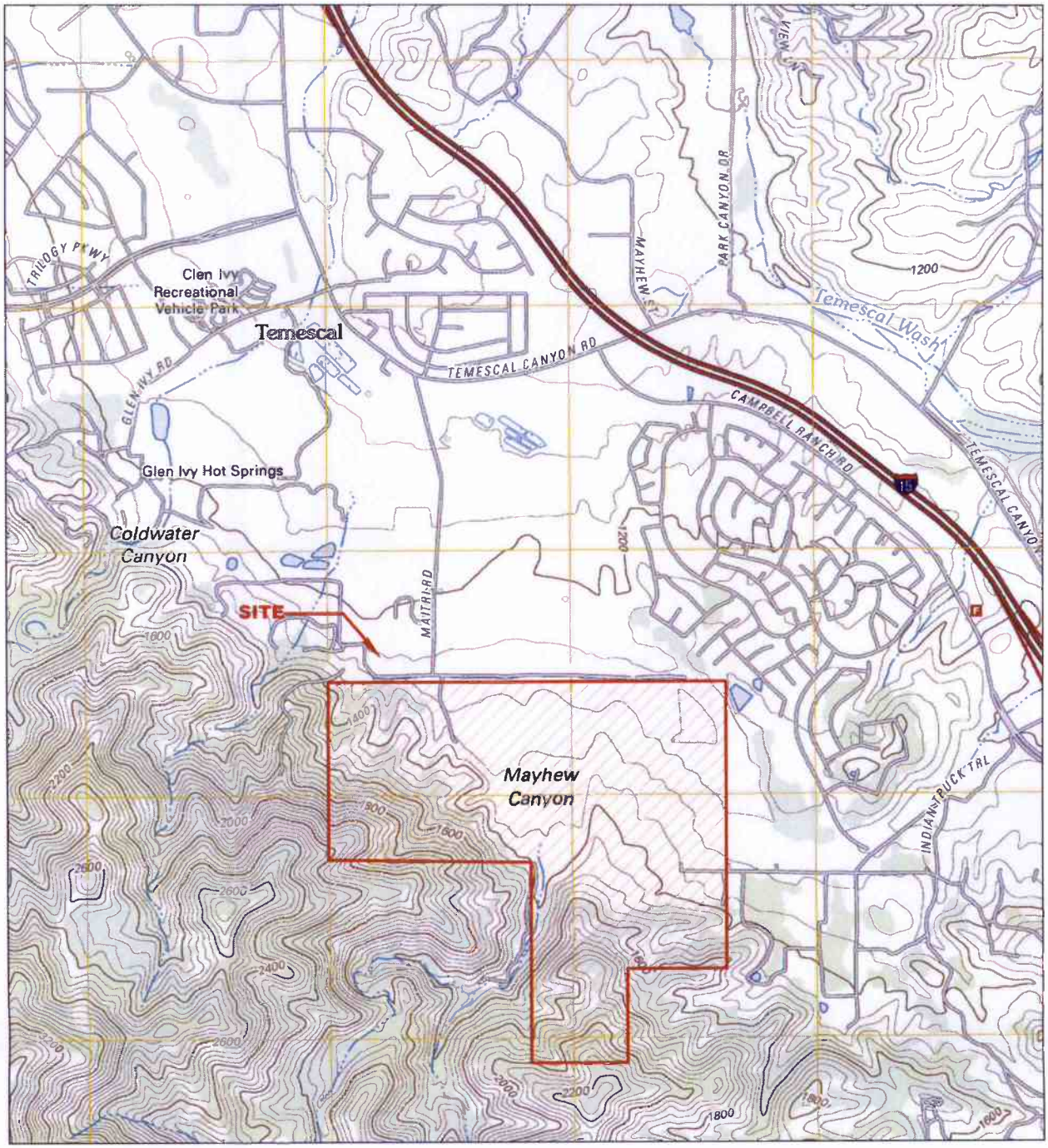


EXHIBIT E
USGS QUADRANGLE MAP

24K/7.5 MINUTE US TOPO
SMP00143R2
COUNTY OF RIVERSIDE
QUADRANGLES: "LAKE MATTHEWS" & "ALBERHILL"
Section 11, T5S, R6W, SBB&M

WERNER CORPORATION
25555 Maitri Rd.
Temescal Valley, CA 92883
Office: (951) 277-3900 Fax: (951) 277-3339

N

0 0.25 0.5 Miles

EXHIBIT F - AGGREGATE SUSTAINABILITY IN CALIFORNIA

EXHIBIT F
AGGREGATE SUSTAINABILITY IN CALIFORNIA
SMP00143R2

Map obtained from the "Aggregate Sustainability in California" Report - Published in 2012 by the California Geological Survey

WERNER CORPORATION
25555 Maitri Rd.
Temescal Valley, CA 92883
Office: (951) 277-3900 Fax: (951) 277-3339

N

Visibility

The site is partially visible from residences located east of the site. No operational changes to the processing plant or its location are planned at this time; therefore, no changes to the current view-shed will occur. At some point in the future, mining operations may transition to the western edge of the mining area, but this will locate processing activities farther away from residences or other receptors. Should that occur, the processing plant will be relocated below current ground elevation, which will reduce the visibility of the processing plant to surrounding uses. Photographs taken from Temescal Canyon Road and the project's east property line adjacent to the Joyce Deleo Regional Park (Photographs 1 and 2) show the current site conditions including the vegetation and landscaped visual-buffer berms that have been in place for many years. These photos clearly demonstrate the effective buffering on visual resources in the area from the project.

View from the Joyce Deleo Regional Sports Park, looking southwest. *(Photograph 1)*

View from walking trail adjacent to Sycamore Creek, looking south at the site. *(Photograph 2)*

Landscaped visual-buffer berms will continue to be maintained around the east and northeast edges of the property. Elevations along the north-easterly boundary with Sycamore Creek, including berms, vegetation, and concrete block walls, are such that existing buffering from the development is sufficient to restrict views of the mining plant operations.

View from Campbell Ranch Road, looking south, with the SMP143R2 site in the distance. *(Photograph 3)*

The Joyce Deleo Regional Park sits above the site to the east, as shown in photograph 3 above. Adjacent mining operations border the project site to the north and the northwest, and existing and proposed berms and vegetation located east of the SMP 143R2 site act to reduce visibility of the site from the east. Cleveland National Forest borders the property to the south and the west; therefore, visual buffering to the south and west is unnecessary because public access to these areas is limited.

At the conclusion of mining and reclamation, any visual buffer berms will remain in place. The Visual Simulation Study, included in Section 4 of the Application, depicts what the site will look like when the mined slopes are reclaimed.

Geology

The Temescal Valley is filled by sedimentary materials that range in age from Late Tertiary to Holocene. Sedimentary sequences of the Temescal Valley are underlain by Mesozoic-age, crystalline basement rocks that are visible in hills on both sides of the valley.

The alluvial and alluvial fan deposit materials being mined have been sourced from canyons to the southwest of the site, within the eastern side of the Santa Ana Mountains. Deposition of sediments within the alluvial and alluvial fan deposit have taken place during the Late Pleistocene through the Holocene and continues today.

Two (2) formations are primary sources for the alluvial and alluvial fan deposit materials found at the subject site. The first is the Bedford Canyon formation, which is a slightly metamorphosed assemblage of inter-layered argillite, slate, phyllite, graywacke, impure quartzite, and small amounts of limestone. Most of these materials are dark colored, very fine-grained, and range from slightly to highly weathered. Weathering, erosion, and deposition of Bedford Canyon materials typically results in a very fine-grained matrix of clayey or silty sand supporting gravel to cobble sized, relatively soft, dark-colored, fine-grained clasts. There is relatively little quartz or alkali feldspar associated with the Bedford Canyon formation. The second and prominent source formation for materials found on-site is a part of the Creteceous-age, Peninsular Ranges Batholith. This material consists of a heterogeneous mixture of granitic rocks including monzogranite, granodiorite, tonalite, and gabbro. The monzogranite and granodiorite are sources for relatively large quantities of quartz and unweathered, alkali feldspar. The resulting deposits of this material on the subject site consist largely of clean, quartz and feldspar sands with hard, fresh to slightly weathered gravels and cobbles, with a minimal amount of clay and very little silt. The general geology in the area of the subject site is shown on the 'Regional Geology Map,' Figure No. 2a, and the 'Regional Geology Map Legend,' Figure No. 2b.

Three (3) faults have been associated with the subject site. The North Glen Ivy fault, which is considered to be an active splay of the Elsinore fault zone, crosses to the northeast of the subject quarry in a northwesterly direction. A second fault, the South Glen Ivy fault, also trends toward the northwest and may also be active or potentially active, is located immediately southwest of the south edge of the Werner Corporation pit (south of the existing and proposed SMP 143R2 mining limits). Both faults appear to be right-lateral, strike-slip faults associated with the Elsinore fault zone. The third fault, an unnamed fault that appears on some older geologic maps, crosses the west edge of the Werner Corporation property, trending toward the northwest. This fault lies within the upper portion of the proposed, western pit slope. It is unknown if this fault is active or potentially active, as no conclusive field evidence was found during the site investigation. However, because visible displacement has occurred along it, and it is parallel to, and lies between the north and south branches of the Glen Ivy fault, it is likely to be potentially active. The Elsinore and Temescal Valley faults appear to have been formed primarily by differential movement along various strands of the Elsinore fault zone.

Local Geology

Local geology around the subject project is controlled by tectonic movement and resulting geologic structure. The southern end of the down-dropped block is defined by the ascending, east slopes of the Santa Ana Mountains. Both branches of the Glen Ivy fault are associated with the larger Elsinore fault zone and are predominantly right-lateral, strike-slip faults. Less has been reported about an associated fault, Brown fault (2004, MWH, formerly James M. Montgomery, Consulting Engineers. Inc.), but its geometry suggests that it may be a predominantly left-lateral, strike-slip fault.

Differential movement between the two (2) mapped, Glen Ivy fault branches appears to have allowed the block between them to move downward several hundred feet, forming a graben, a depression that has since been filled by clastic sediment. Significant vertical movement along both branches of the Glen Ivy fault occurred within the Quaternary Period, forming a graben at the base of the mountains. The graben was filled by sedimentary material that eroded from the slopes of the Santa Ana Mountains, which were then deposited as alluvial fans filling across the graben and resulting in deep, unconsolidated, Quaternary deposits. These deposits were predominantly composed of coarse-grained gravel and sand up to several hundred feet deep in places within the graben. Thinner deposits of this material exist north of the North Glen Ivy fault.

Two (2) basic rock types are exposed on the slopes of the adjacent Santa Ana Mountains uphill from the Werner Corporation pit. The Bedford Canyon formation (Mzbc), which is the older of the two (2) rock units, is generally Jurassic in age and is a pre-batholithic, marine sedimentary sequence that has undergone low-grade metamorphism. The sandstones, siltstones, and shales have been altered to meta-sandstones, meta-siltstones, quartzites, and slates. Some limited, Mesozoic, marine fossils have been identified within this formation (Morton, et al, 2006). The second crystalline rock unit is a Cretaceous-age, batholithic, heterogeneous assemblage of granitic rock types (Khg), including monzogranite, granodiorite, tonalite, and gabbro. Fragments of both rock units can be found within the Quaternary fanglomerate that underlies the site and is exposed in the walls of the on-site gravel pits.

Four (4) sedimentary units were observed on-site, either during the current field study or during drilling for a previous study (identified as Reference No. 1 on the first page of the Report of Slope Stability Evaluation dated September 14, 2011). The youngest sedimentary material on the site is the active wash deposits (Qw) found in the stream wash near the west edge of the subject property. This material was composed of active deposits of sand, gravel, and cobbles unevenly spread along the stream wash. Materials within the wash deposit primarily appeared to be from Bedford Canyon formation source rocks, with a lesser quantity of gravel and some cobbles sourced from granitic basement rock.

Most of the Werner Corporation property, except for the hills along the south and west sides, lies within the graben formed between the north and south branches of the Glen Ivy fault. Surface geology and the locations of six (6) cross-section lines on the subject site are exhibited on Plate No. 1, 'Geologic Map', located in Appendix 'A' of this report. The six (6) cross-section profiles were utilized primarily for slope stability analysis. Surface and subsurface geology are included on Cross-Sections 1-1' through 6-6', Plate Nos. 10 through 15, respectively, located in Appendix 'D' of this report.

The alluvial fan material being mined has been sourced from canyons to the southwest of the site, within the eastern side of the Santa Ana Mountains. Deposition of sediments within the alluvial fan has taken place during the Late Pleistocene through the Holocene and continues today.

Two formations are primary sources for alluvial fan material found at the subject site. The first is the Bedford Canyon formation, which is a slightly metamorphosed assemblage of interlayered argillite, slate, phyllite, graywacke, impure quartzite, and small amounts of limestone. Most of these materials are dark colored, very fine-grained, and range from slightly to highly weathered. Weathering, erosion, and deposition of Bedford Canyon materials typically results

in a very fine-grained matrix of clayey or silty sand supporting gravel to cobble sized, dark-colored, fine-grained clasts. There is relatively little quartz or alkali feldspar associated with the Bedford Canyon formation.

The second source formation for materials found onsite is a part of the Creteceous-age, Peninsular Ranges Batholith. This material consists of a heterogeneous mixture of granitic rocks including monzogranite, granodiorite, tonalite, and gabbro. The monzogranite and granodiorite are sources for relatively large quantities of quartz and unweathered, alkali feldspar. The resulting deposits of this material on the subject site consist largely of clean, quartz and feldspar sands with hard, fresh to slightly weathered gravels and cobbles, with virtually no clay and very little silt. Exhibit "E" is the Project Vicinity Map from the USGS 24k/7.5Min Quadrangle series.

A few active or potentially active faults have been found in relatively close association with the subject site. The Glen Ivy North fault crosses the north edge of the existing Mayhew Aggregates and Mine Reclamation (SMP139) pit, and continues northwest, passing to the north of the Chandler (SMP202 and SMP133) pits. The Glen Ivy South fault is located along the south edge of the Werner pits (SMP143R1, SMP150R1, and SMP182) and continues to the northwest, passing within 1,000 feet of the Mayhew pit. A third, unnamed fault, only found on the Riverside County TLMA GIS fault map, is located within 300 feet of the southwest corner of the Mayhew pit, and encroaches approximately 100 feet into the west edge of the Werner pit. Another fault, which is unnamed on available maps but may be the Indian Canyon fault, trends toward the subject site, but is truncated by the Glen Ivy South fault one-half mile the west of the site. The latter two Riverside County designated fault zone segments have not been investigated. Fault rupture could alter the geometry and stability of a large cut slope. Groundshaking is the geologic hazard most likely to be experienced at the subject site. Seismic safety of the cut slopes was detailed in the "Report of Slope Stability Evaluation, Werner Corporation Aggregate Quarry SMP00143R2" prepared by Hilltop Geotechnical, Inc. in 2014.

Onsite landsliding is addressed through slope stability analyses in the "Report of Slope Stability Evaluation, Werner Corporation Aggregate Quarry SMP00143R2" prepared by Hilltop Geotechnical, Inc. Landslides within higher elevations of the Santa Ana Mountains southwest of the subject site are considered likely to occur at some time and cannot be entirely ruled out. However, relatively few landslides have been reported on the eastern slopes of the Santa Ana Mountains in the Corona area, and their impact on the Werner pit has been negligible. Encountered boulder layers and lenses attest to past debris flows. Such events could be damaging to the mines, but the deep pits likely will provide significant protection for residential areas to the north. The Werner pit areas are designated by the County of Riverside as 'low' to 'very low' liquefaction potential.

Slope stability is discussed in detail in the *"Report of Slope Stability Evaluation,* Werner Corporation Aggregate Quarry SMP00143R2" prepared by Hilltop Geotechnical during their site investigation conducted during 2013-2014, and is included herein as Section 5.

Hydrology

A Hydrology Study & Drainage Analysis (see Section 6) has been prepared by Joseph E. Bonadiman & Associates, Inc. to determine peak 100-year tributary and on-site runoff and volumes for existing, proposed, and final site reclamation conditions, using the methodology described in the Riverside County Hydrology Manual.

Existing Conditions

The primary tributary drainage contributor to the project site is the entire Mayhew Creek/ Canyon watershed, which originates in the Santa Ana Mountains of the Cleveland National Forest to the south. This watershed is approximately 4.05 square miles (2,591 acres) in size. This drainage flows through steep canyons in a northeasterly direction before leveling and discharging near the southern project limits through an earthen channel that conveys flows for approximately 1,250 feet into a debris basin/excavation area, which in turn discharges through a 66" RCP culvert

under an existing access road to a smaller basin that ultimately discharges to a 30' concrete downdrain structure designed to convey runoff down the slope of the mining pit to the north, SMP139R1. The mining pit within SMP139R1 has adequate capacity to retain the entire 100-year, 24-hour storm event for the entire Mayhew Creek/Canyon Watershed, per the hydrology study for SMP139R1 dated August 2011 and prepared by Joseph E. Bonadiman & Assoc. Inc. Runoff from all on-site areas is retained within the site for the entire 100-year, 24-hour storm event.This drainage is then conveyed to the northern project boundary and into the adjacent mining pit to the north (SMP139R1) via a large down structure located on SMP139R1.

Proposed Conditions

Prior to the excavation activities in the Mayhew Creek alluvial fan, the entire Mayhew Creek watershed discharged across Temescal Canyon Road and into the Temescal Creek wash. During SMP00143R2 mining operations, the realignment of Mayhew Creek shall remain as is with the flows existing the site to the north and down the concrete down structure located on SMP 139R1. When the eastern portion of the site has been excavated to final depth, the concrete down structure shall be relocated approximately as shown to allow for the final excavation of the western portion of the project site.

It should be noted that the relocation of the down structure shall not take place until it can be demonstrated that the pit has adequate capacity to retain the full storm water capacity including debris flow or an acceptable alternative has been approved by Riverside County Flood Control. Upon completion of the Reclamation Plan for SMP00142R2, including efforts from the IDEFO application, there will be no discharge from the site or Mayhew Creek. All discharge will be retained on-site.

Additional details can be found in the Hydrology Study & Drainage Analysis and the Water Quality Management Plan prepared by Joseph E. Bonadiman & Associates, Inc.

Groundwater

Groundwater Observations

Drilling at various sites within the pit during the Geotechnical Study conducted by Hilltop Engineering encountered no groundwater. Borings extended 250' below current ground level, and areas of the pit are excavated to near 300' of depth. While some temporary ponding of water occurred after the winter rains in 2010, no groundwater was observed or reported. Borings completed by Hilltop Engineering in March and April of 2011 in the Werner Corporation (SMP143R1, SMP150R1 & SMP182) pit extended to over 400' below original elevations, and groundwater was not encountered.

Groundwater Study

A groundwater study for the site was completed in February, 2012 by Mark Bulot. As determined in that study, the Coldwater Basin is a small groundwater body separated from the adjacent Bedford Basin by fault barriers to subsurface flow. The water-bearing alluvial deposits of the basin encompass a land area of slightly more than two and one-half square miles. It is a northwest-trending basin, slightly more than one-half mile wide and slightly less than four miles long.

The Temescal Valley is filled by sedimentary materials that range in age from late tertiary to Holocene. Sedimentary sequences of the Temescal Valley are underlain by Mesozoic-age, crystalline basement rocks that are visible in hills on both sides of the valley.

The alluvial and alluvial fan deposit materials being mined have been sourced from canyons to the southwest of the site, within the eastern side of the Santa Ana Mountains. Deposition of sediments within the alluvial and alluvial fan deposit have taken place during the Late Pleistocene through the Holocene and continues today.

Two (2) formations are primary sources for the alluvial and alluvial fan deposit materials found at the subject site. The first is the Bedford Canyon formation, which is a slightly metamorphosed assemblage of inter-layered argillite, slate, phyllite, graywacke, impure quartzite, and small amounts of limestone. The second and prominent source formation for materials found onsite is a part of the Creteceous-age, Peninsular Ranges Batholith. This material consists of a heterogeneous mixture of granitic rocks including monzogranite, granodiorite, tonalite, and gabbro. The monzogranite and granodiorite are sources for relatively large quantities of quartz and unweathered, alkali feldspar. The resulting deposits of this material on the subject site consist largely of clean, quartz and feldspar sands with hard, fresh to slightly weathered gravels and cobbles, with a minimal amount of clay and very little silt.

The upper Quaternary fanglomerate material observed on-site was generally coarse-grained, gravelly sand with varying amounts of cobbles and boulders. While bedding attitudes varied somewhat with location and depth, observed dips were generally 10 to 12 degrees toward the north and north-northeast, generally following the ground surface slope. The inter-bedding does not appear to create any significant confining of groundwater, although artesian conditions have been noted along the North Glen Ivy Fault during periods of very high groundwater (MWH, 2004). The Basin is considered to present an unconfined aquifer.

The depth of alluvial materials in the basin is thought to range up to 800 feet (MWH, 2004).

Groundwater movement is from the southwest basin margin toward the Glen Ivy Fault, with a pumping depression surrounding the city and EVMWD pumping wells. The groundwater elevation for much of the Bedford Basin adjacent to the North Glen Ivy Fault is typically higher in elevation than in the Coldwater basin, resulting in very little underflow out of the Coldwater Basin. Estimates of over 1,400 acre-feet per year of underflow out of the Coldwater Basin occur when groundwater levels are elevated (MWH, 2004).

Groundwater production from the Coldwater Basin is highly monitored and regulated. A safe yield value has been established, and both Corona and EVMWD have produced more than their limits of the annual portion of that safe yield for at least the last three years. The over production is a result in groundwater levels higher in elevation those last three years than the basis for the safe yield. Therefore, when the groundwater in storage exceeds the managed storage level, production will exceed the annual safe yield until the extra storage is exhausted. As the water quality is good in the basin and the cost of production is a fraction of imported water, the incentive to produce from the basin is great.

Studies on potential for conjunctive use (artificial recharge of storm water capture and imported water) show one management scheme resulting in water elevations rising above mine excavation base. This was considered unsuitable as the exposed water can potentially become contaminated through industrial operations, and that water would directly recharge a drinking water source. This situation was considered undesirable.

As the production from the basin is managed, and the incentive to produce water and to maintain groundwater elevations below mine excavation levels is great, it is appropriate to use groundwater elevations that represent two wet years in a row as the maximum elevation. This will add 70 feet to the Station 71 well and 35 feet to the Mayhew well elevations from 2011 as the maxima, resulting in an average groundwater elevation for the slope stability analysis of 967 feet.

Mining and well pumping in the area have existed concurrently for approximately 40 years, with no detrimental effects to water quality or the water table. Future operations will continue to comply with local, state, and federal requirements to ensure that there are no detrimental impacts from the project to water quality in any form.

Soils

The soil survey for the Western Riverside area indicates that the Mayhew Canyon alluvial fan is composed primarily of Cortina gravelly loamy sand. In a typical 60 inch profile, the surface layer is grayish-grown gravelly loamy sand about 10 inches thick. Below this is a grayish-brown gravelly sandy loam and very gravelly coarse sand. Such soils are considered to be good sources of sand and gravel. This sandy deposit is known to extend much more deeply than the 60 inches included in the soil survey (Chambers Consultants, June 1981). Yellowish-brown coarse gravelly sand, in addition to the preceding, was also encountered in the upper 60" of the deposit during on-site drilling.

Drilling for the slope stability analysis conducted in March 2011 by Hilltop Geotechnical confirmed the above findings, with the additional notation that the deposit of sand and gravel extends at least 300' below the surface.

Vegetation

The project site has been used for surface mining, the sales and shipping of aggregate materials, and the production of ready-mix concrete since the early 1970's. As such, the entire site has been disturbed, and any vegetation on site exists in the form of landscaping, visual buffer berms, or areas of partial reclamation/revegetation. No NEPSSA, CASSA, or other sensitive plant species were observed within the study area.

Five vegetation communities occur on the property, but exist outside of the approximately 234 acre mining area, including coast live oak woodland, Riversidean sage scrub, scrub oak chaparral, southern sycamore woodland, and alluvial fan scrub. In addition, much of the land cover consists of disturbed/developed area. These are discussed in detail below.

Upland Habitats

Three upland vegetation communities occur within the property outside of the mining area, including coast live oak woodland, Riversidean sage scrub, and scrub oak chaparral.

Coast Live Oak Woodland

Coast live oak woodland is an open- to closed-canopy woodland community composed primarily of coast live oak (*Quercus agrifolia agrifolia*). This community occurs in patches primarily in the northwestern portion of the study area. Dominant species observed in this habitat include coast live oak, toyon (*Heteromeles arbutifolia*), and blue elderberry (*Sambucus nigra* ssp. *caerulea*). None of this habitat occurs in the SMP143R2 mining area.

Riversidean Sage Scrub

Riversidean sage scrub occupies xeric (dry) sites characterized by shallow soils. This habitat is dominated by subshrubs whose leaves abscise during the summer and may be replaced by a lesser amount of small leaves. This adaptation allows these species to better withstand the prolonged dry period in the summer and fall. Riversidean sage scrub on site occurs primarily on south facing slopes within the study area. Predominant plant species in this community on site include California sagebrush (*Artemisia californica*) and California buckwheat (*Eriogonum*

fasciculatum). Areas where Riversidean sage scrub species have begun to reestablish themselves upon graded slopes in the active mine area have been mapped as disturbed Riversidean sage scrub. None of this habitat occurs in the SMP143R2 mining area.

Scrub Oak Chaparral

Scrub oak chaparral is a chaparral community predominated by scrub oak *(Quercus berberidifolia*). Additional common species within this habitat on site include manzanita (*Arctostaphylos glandulosa*), chamise (*Adenostoma fasciculatum*), and chaparral whitethorn (*Frangula californica*). This is the most abundant community within the study area, occurring on ridge tops and north facing slopes. None of this habitat occurs in the SMP143R2 mining area.

Wetland/Riparian Vegetation Communities

Two wetland/riparian vegetation communities occur within the property but outside of the mining area; southern sycamore woodland, and alluvial fan scrub.

Southern Sycamore Woodland

Southern sycamore woodland is a riparian habitat predominated by western sycamore (*Platanus racemosa*). This community on site is almost entirely made up of sycamore trees forming a closed canopy at the bottom of a drainage in the western portion of the property outside of the mining area. Other species observed within this community include blue elderberry and western poison oak (*Toxicodendron diversilobum*). None of this habitat occurs in the SMP143R2 mining area.

Alluvial Fan Sage Scrub

Alluvial fan sage scrub is a vegetation community that occurs along drainages and outwash fans that experience infrequent, but severe flooding events. Characteristic species within this community on site include scale-broom (*Lepidospartum squanmatum*), thick leaf yerba santa (*Eriodictyon crassifolium* var. *crassifolium*), mule fat (*Baccharis salicifolia*), and white sage (*Salvia apiana*). This community occurs on the flood zone terraces of the mouth of Mayhew Canyon. None of this habitat occurs in the SMP143R2 mining area.

Other Land Cover Types

Disturbed/Developed

Disturbed/Developed land encompasses the active mining operations and constructed facilities within the study area. This includes, but is not limited to, the existing buildings, parking lots, paved areas, water tower, dirt roads, equipment storage areas, settling ponds, aggregate piles, and graded/mined areas. These areas provide no native habitat for plant or wildlife species. Approximately 234 acres of disturbed/developed area occurs within the permitted mining area.

Wildlife

Wildlife surveys conducted in the past on both the subject site and adjacent mining sites had identified small mammal activity, including the Botta pocket gopher, dusky-footed woodrat, pocket mice, and the Pacific kangaroo rat (Hamilton & Associates, 1990). The same study also noted band-tailed pigeons and Hutton's Vireo. An earlier study, as reported in the Chambers Group 1978 Surface Mining Application, found only the Whitecrowned Sparrow, scrub jays, and gray squirrels on site.

The site, as it exists presently, has been completely disturbed as a result of surface mining and related activities over the past 40 years. As a result of the mining and related activities per the Riverside County approved SMP143R1, SMP150R1, and SMP182, typical wildlife activity is minimal. No rare, threatened or endangered species were observed on the site per the Hamilton & Associates Study from 1990.

Wildlife surveys conducted in February 2012 by Glenn Lukos Associates did not identify any special-status animal species within a neighboring site.

A General Biological Resources Assessment for the SMP143R2 project site was completed in February of 2014 by Alden Environmental, Inc., and did not identify any sensitive animal species on site. A complete listing of animals observed on site during that evaluation is included in the complete report, which has been submitted along with this application.

Mining Plan

Mineral Commodity

The primary minerals extracted from the project site are construction grade sand and gravel. Werner Corporation's Glen Ivy Mine, and the area in Temescal Canyon south of Corona, has been a significant producer of aggregates in the region since the early 1970's. The deposit was formed as an alluvial fan from Mayhew Canyon, and continues to be a high quality source of sand for concrete, asphalt, and construction grade building materials. There are approximately 67,000,000 tons of aggregate, which consist primarily of the currently permitted reserves under the existing entitlements as well as the reserves located in the slopes and setbacks between SMP143R2 and the adjoining SMP139R1 mining operation.

Mining Operation

The mining operation will continue to operate as a sand and gravel pit in the same manner as it is presently entitled under SMP143R1, SMP150R1, and SMP182. Front-end loaders, dozers, haul trucks, and a water truck are used in the pit to bring the raw material to the processing plants for crushing, washing, and sizing. Initial screening separates material using a 2" opening, which creates a sand surge and a rock surge pile for further processing. Since the site has been active since the 1970's and is completely disturbed, there is no vegetation or overburden to be removed.

The sand is then washed and sized according to the particular specifications of different products (Washed Concrete Sand, Washed Plaster Sand, etc.) and distributed into stockpiles via stacking conveyors, where it dewaters and awaits final shipment. The rock surge pile is crushed, washed, and sized according to specifications, and stockpiled using a combination of stacking conveyors and bunkers.

There are three different mining permits on the site which are active simultaneously, and all are covered under a common reclamation plan. SMP143R1 is the easternmost, SMP150R1 is in the center, and SMP182 ranges to the south and west. This application proposes to consolidate the three contiguous permits into a single, comprehensive entitlement (SMP143R2), as well as an extension of time to complete mining of the currently fully permitted reserves at the site. This updated entitlement will be consistent with current SMARA regulations. In addition, this application proposes the mining of the already disturbed slopes and setbacks between the project site and the adjacent SMP139R1 mining operation to the north.

During the SMP143R2 application process, the site will continue existing mining operations, while concurrently conducting reclamation and restoration activities. The proposed SMP revision will provide an additional 50-year operational period in order to extract the remaining fully permitted reserves, while the operation of the IDEFO will be an integral means of achieving final reclamation.

Operating Hours

Mining operations and associated activities will continue to be conducted seven days per week / twenty-four hours per day, with the following exception: "*All uses shall confine operations on the property, other than maintenance, to the hours between 6:00 a.m. and 10:00 p.m. of any day, except those operations that are located not less than 300 feet from the outer boundary of such property*". Operations will remain in strict compliance with Riverside County Noise and Lighting Standards, as well as Riverside County Ordinances 555 and 348.

Project Life

This application will consolidate existing entitlements (SMP134R1, SMP150R1, and SMP182) under a single revised Surface Mining Permit (SMP143R2), with a new reclamation plan covering the site. The site, which is bordered to the north by Mayhew Aggregates & Mine Reclamation and to the northwest by Chandler's Sand & Gravel, will remove the slopes and setbacks between the contiguous northern mining operation (Mayhew Aggregates & Mine Reclamation SMP139R1).

The project will expand the existing, permitted Werner Corporation Glen Ivy Mine, by the removal of approximately 10,500,000 million tons of material that exists in the slopes and setbacks between SMP143R1, SMP150R1, and SMP182 and the existing surface mining operation (SMP 139R1) to the north. There are also approximately 56,500,000 million tons of fully permitted reserves remaining on the property.

The total reserves in this application are approximately 67,000,000 tons, and will all be included as part of the SMP143R2 entitlement, which is currently fully permitted through January, 2025. By maintaining, and not increasing production levels, the operation will be extended by 50 years, based on a combination of current levels and demand forecasts. The new permit will have an expiration date of December 31, 2075.

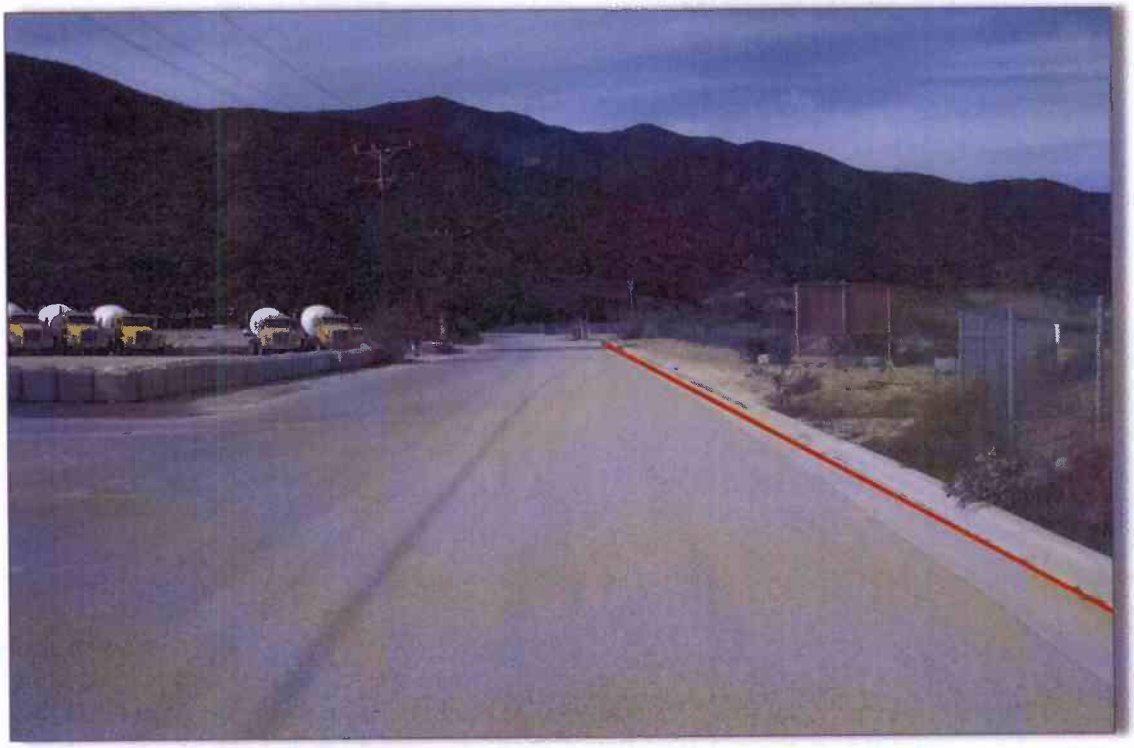
Revised Permit Life Tabulation (Table 1)

Permit Year	Average CY/Year	Cumulative Total (CY)	Average Tons/Year	Cumulative Total (tons)
2025	1,000,000	1,000,000	1,500,000	1,500,000
2030	1,000,000	5,000,000	1,500,000	7,500,000
2035	1,000,000	10,000,000	1,500,000	15,000,000
2040	1,000,000	15,000,000	1,500,000	22,500,000
2045	1,000,000	20,000,000	1,500,000	30,000,000
2050	1,000,000	25,000,000	1,500,000	37,500,000
2055	1,000,000	30,000,000	1,500,000	45,000,000
2060	1,000,000	35,000,000	1,500,000	52,500,000
2065	1,000,000	40,000,000	1,500,000	60,000,000
2070	1,000,000	45,000,000	1,500,000	67,500,000
2075	*Reclamation*	*Reclamation*	*Reclamation*	*Reclamation*
Total	1,000,000	45,000,000	1,500,000	67,500,000

Note: Table 1 is intended to depict the likely mining quantities on an annual basis. Table 1 is not intended to identify annual or cumulative production limits.

Size

The project site for SMP143R2 is approximately 440 acres. Mining will occur on roughly 233 acres of the total 440 total acres. Photograph 4 shows the property line between the adjacent mining operations, which the now private Maitri Road (Werner Corporation's access road) currently occupies. This private roadway will allow access to affected operations owned or maintained by the various public and private agencies including, but not limited to, So. Cal. Edison, the Gas Company, County of Riverside, County Fire, EVMWD, Pacific Bell, etc.



Property line (approximate location shown in red) between SMP143R2 (Left) and SMP 139R1 (Left) *(Photograph 4)*

Excavations

The current permitted depth for the mining operations, as shown on the Reclamation Plan for SMP143R1, SMP150R1, and SMP182) is to a maximum depth of 650' (elevation 550'). The Slope Stability Analysis performed in February of 2014 by Hilltop Geotechnical shows that the proposed slopes, which will include excavations to a maximum depth of elevation 800', will be stable under both static and dynamic (seismic) conditions. The proposed slopes will be at a slope angle of 1:1 with 10 foot benches every 50 feet, including a 100' wide bench at elevation 1080'.

The project, which will consist of approximately 440 acres, will include the removal of approximately 10,500,000 tons of material that exists in the slopes and setbacks between the Werner Glen Ivy Mine and SMP139R1 (Mayhew Aggregates & Mine Reclamation) to the north, as well as 56,500,000 tons of currently permitted reserves under the current processing and stockpile areas. These slopes and setbacks are between SMP143R2 and the existing surface mining operation (SMP 139R1) to the north.

Anticipated Production of Commodity

The processing plant at the site can currently produce approximately 550 tons per hour of sand and gravel. The operational permit with SCAQMD (Permit Nos. F24323 and E04124) has established a monthly production limit of 208,333 tons per month (2,500,000 tons per year), which is considerably more than is being currently produced or proposed in this application. Because of this, the continued operation of the mine will not have a negative impact on the air quality of the surrounding area.

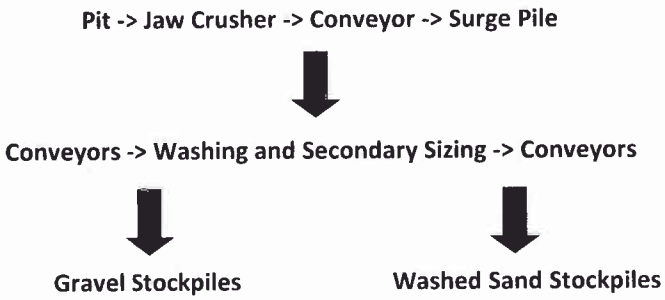
Staff Reports and supporting documentation for SMPs 143R1, 150R1, and 182, including certified EIR No. 359 SCH No. 90020302), show annual production limits of 2,000,000 tons per year. Maximum annual production under this application will be capped at 2,000,000 tons per year; therefore, the annual production limit will remain the same and will not increase. Average production values, for purposes of estimating the life of the deposit, are estimated to comprise approximately 125,000 tons per month. It should be noted that any import of IDEFO materials will be accounted for as part of the maximum annual production, such that the total combined tonnage from on-site aggregate production and IDEFO materials will not exceed 2,000,000 tons per year.

As the IDEFO begins to operate, aggregate production and sales will be reduced to offset the production from the processing, placing, and compacting of fill materials. Importation of silts and clays from aggregate processing on the neighboring mine sites may also be used utilizing haulage equipment already on-site and permitted.

Approximately 7-8% of production will be silts and clays, which will remain on-site for revegetation and use in the IDEFO.

Planned Ore Processing Methods on Site

Processing methods on site will remain essentially the same, with the existing wash and screening plants continuing to produce aggregates. Mining in the pit begins with front-end loaders and haul trucks delivering the material to the primary crushing station, followed by an initial screening, and continuing on to the surge pile. Once initially stockpiled, the sand and gravels are then sized, sorted, and washed to construction specifications. Sands are produced for use in concrete, asphalt, plaster, and block production. Washed products are then stockpiled in the yard and allowed to de-water prior to shipment. Shipping utilizes another front-end loader to load customer trucks. A simplified flow diagram might look similar to:



Production Water Data

Water used on-site for dust control and aggregate processing is obtained from one of many Elsinore Valley Municipal Water District (EVMWD) water wells in the Temescal Valley. Similar to existing conditions, during maximum production levels, approximately 100,000 gallons per day will be used for dust control purposes. Approximately 336,000 gallons would be supplied by EVMWD for processing. In no case will water from Mayhew Creek be utilized during site operations.

Water for dust control consists of both a water truck for wetting roadways and stockpiles, and fine sprays on conveyors and transfer points. Water demand for these activities can vary greatly depending on the time of year and atmospheric conditions, but an average of 100,000 gallons per day will be sufficient to maintain compliance given current AQMD Rules.

Processing plant water is utilized in the rinsing of gravel, and in removing silts and clays from the washed sand products. The processing plant utilizes approximately 1,750 gallons per minute (gpm), and usually includes two production shifts per day in peak production periods.

This total of 436,000 will convert to 353 acre feet per year for both processing plant activities and dust control (sprays and water truck for roadways). Water usage will not increase over the life of the SMP, nor will water usage increase relative to existing conditions. The site will be graded to retain any potential flows onsite resulting in no off-site discharge.

Mine Wastes

Topsoil and "growth media", which consists of silts and clays washed from the sand and gravel, have been stockpiled in the northwest portion of the site. Topsoil production itself is expected to be limited going forward, given the disturbed nature of the site from on-going mining activities. Growth media will continue to be produced and stockpiled for future reclamation. It is produced during the washing process, and is estimated at approximately 7-8% of production. The silt and clay produced on-site will also be utilized as a component of the engineered fill operation (IDEFO).

Imported Wastes

There will be no importation of domestic garbage, chemicals, oil, or other waste into the project site. Waste in the form of domestic garbage generated by the mining employees and the on-site office (i.e. small amounts of paper, food scraps, containers, etc.) will be disposed of by a licensed municipal waste hauler on a weekly basis.

Erosion and Sediment Control

The site is graded to capture all surface flows and retain them on-site. Pit walls are sloped and hydro-seeded as excavations reach the outer boundary of the mining area, to prevent rilling and erosion from impacting off-site property. The Hydrology Study and Water Quality Management Plan both show that on-site drainages will not leave the site, eliminating concerns about sediment-laden water leaving the property.

V-Ditches, as shown on Exhibit B as "Terrace Drains" and "Downdrains", will be constructed around the top of the slopes. These V-Ditches will control and direct potential surface flows away from the slope faces, minimizing the potential for erosion and gullying. The drains will be inspected regularly, and any needed maintenance will be performed prior to forecasted rain events.

Stockpiles of finished materials are washed, and contain sufficient moisture to prevent wind erosion. Stockpiles that meet the criteria for preventative erosion measures pursuant to AQMD rules will be treated or covered, in compliance with Rule 403.

Blasting

Blasting was permitted on the site as part of the 1992 application, with all impacts fully considered and fully mitigated for in the accompanying EIR. *"Blasting Plan for Surface Mining Permit Number 182 – West and South, Werner Corporation"* was prepared by Goffman, McCormick & Urban, Inc. in April, 1991, with its recommendations incorporated into the Conditions of Approval. Blasting will continue to be permitted as part of the revised SMP143R2 entitlement.

Truck Traffic

This application is for an increase in time, permitting the aggregate material in disturbed slopes and setbacks between the Werner Glen Ivy Mine and SMP139R1 to the north, and finish mining all of the currently fully permitted reserves on site. This application does not propose to increase truck traffic beyond the recent levels. In fact, permitted levels will remain capped at an annual rate of 2,000,000 tons per year. IDEFO truck trip are included in the 2,000,000 tons of shipments, *not* in addition to the aggregate trips. During the life of the project, it is anticipated

that approximately 67,000,000 tons of aggregates will be shipped from the project site. The IDEFO will utilize existing truck-trips to deliver fill materials when possible.

All trucks on and exiting the site will continue to conform to AQMD, MSHA, and California Highway Patrol regulations. Trucks found not in compliance will not be allowed to continue operations until they can demonstrate adherence to the regulations.

A Traffic Study was conducted by J.F. Davidson as part of the 1990 Environmental Impact Report (EIR) for the project. That Traffic Study, which analyzed 2,000,000 tons per year of truck traffic, is still valid for this application, because production levels are unchanged from that analysis. There will be no need for any additional mitigation because there will be no increase in truck traffic as a result of the SMP143R2 application.

Reclamation Plan

Subsequent Uses

Reclamation of the site will result in revegetated, contoured slopes, as shown in Exhibits B1 and B2. The reclamation process will include the operation of an IDEFO to achieve ultimate topography in the form of an engineered fill. This fill process will be consistent with underlying soils and site constraints.

Included as Section 4 is a Visual Simulation Study (including Panoramic Photographs) depicting the site in its current condition, and reclaimed slopes. The view shown is from the Joyce Deleo Regional Sports Park, which has the largest un-obstructed view of the project site accessible to the public. Upon completion of revegetation, the public will have a view similar to that shown in the post-project photo.

Reclamation Schedule

Reclamation will be concurrent with mining activities on site. The Inert Debris Engineered Fill Operation (IDEFO) will be operated concurrently with the mining operations under SMP143R2. Reclamation of the site is proposed to be completed by December 31, 2075 to coincide with the cessation of mining activity. The SMP143R2 site has been active since 1973, with a Reclamation Plan in place since 1982. Most of the east wall has been contoured to final slope conditions, and has been re-vegetated. The Reclamation Plan shown in Exhibit B represents the final phase of reclamation for the site.

Reclamation of slopes and the pit areas may progress at differing rates, depending on market demand for the IDEFO. Once the IDEFO fill is completed, a layer of topsoil will be placed, and then re-vegetation utilizing the site's reclamation seed mix.

Future Mining

Any future mining activities, which will occur either concurrently with, or post-reclamation, will be similar to previous mining efforts. Sand and gravel extraction will be performed by conventional methods and either hauled or conveyed to a processing plant, where material will be crushed and sized according to various specifications and either sold as aggregate or consumed in an asphalt plant or concrete batch plant.

The proposed Reclamation Plan will preclude future mining in areas where fill operations have commenced. Although future mining will still be possible in the center of the property and in the southern and western slopes, such future mining activities are not proposed at this time.

Public Safety

To prevent dumping of debris and disturbance of revegetation activities, the site will continue to be fenced with chain-link fencing and sufficiently marked with signage as currently required. A 50-foot setback around the property is currently observed as required and will be maintained after reclamation, to minimize public encroachment into the mining areas. The project site is locked when not in operation or open for sales, to prevent unauthorized access.

To enhance site security in the future, the applicant will have controlled access through a lockable gate with a manned guard shack during off-hours near the site's entrance off the recently privatized Maitri Road. Maitri Road became a private roadway on November 8, 2012.

Post Reclamation

Following the completion of IDEFO activities and the grading/contouring of the site, including revegetation where applicable, the site will be evaluated and prepared for its ultimate use. The ultimate use of the site will be consistent with Riverside County's General Plan for the region, and more specifically, the Temescal Canyon Area Plan. The needs of the community with respect to open space, residential or light commercial development, or recreational areas, etc. will be addressed near the completion of the project, and will factor in to any future development. Revegetation will consist of the native seed mix shown in the reclamation plan. On the top of benches or roads around the perimeter of the property, soil stabilizers will be utilized for dust control as necessary. The end use for the property after the completion of mining will be open space, readily adaptable to other uses to be determined in the future.

Drainage and Erosion Controls

Historical Conditions

Historically, the Mayhew Creek traversed the SMP182 and SMP150R1 sites from south to north via a defined, unimproved, natural channel separated from mining activities by a 10-20 foot tall dike. A debris basin constructed at the north end of the SMP150R1 site contained flows from Mayhew Creek and directed them through three 48-inch diameter pipes under the east-west access road and into a debris catchment basin located within the SMP 139 site. The basin on the neighboring SMP139R1 site extracted debris from Mayhew Creek and diverted the creek's flow in an easterly direction and north along the eastern boundary of the SMP139R1 site.

In January/February 2005, heavy rains, combined with geological movement along the Glen Ivy Fault line, caused the bank between the Mayhew Creek and the SMP 139R1 pit wall to substantially erode and partially collapse into the SMP139R1 mining pit. As a result, flows from Mayhew Creek began to immediately discharge directly into the SMP139R1 gravel pit and created instability issues with respect to the southern and eastern slopes of the mining pit. In order to address this emergency condition, in approximately April 2005 the former mining operator (CEMEX, Inc.) was directed by the Riverside County Building & Safety Department to construct a concrete down-drain structure measuring approximately 300 feet in length along the southern pit wall of the SMP139R1 site. The purpose of this down-drain structure was to stabilize the pit walls against water erosion hazards. With completion of the down-drain structure, all flows from the Mayhew Creek were fully detained within the SMP139R1 pit and no longer were conveyed downstream to the Temescal Wash.

On July 21, 2005, the Army Corps of Engineers (ACOE) issued a determination that, "due to the change in course of Mayhew Creek from going around the eastern boundary of [the] property to now flowing into the quarry gravel pit..." Mayhew Creek and the down-drain structure "...is not subject to [ACOE] regulation under Section 404 of the Clean Water Act and a Section 404 permit is not required..." Although the down-drain structure was determined not to be regulated pursuant to Section 404 of the Clean Water Act (CWA), the ACOE required the preparation of a new Habitat Mitigation Monitoring Plan (HMMP) for impacts to a previously-approved mitigation area (discussed below).

On September 9, 2005, the RWQCB acknowledged the finding of the ACOE, and determined that Mayhew Creek is a water of the state, discharges to which are subject to regulation under California Water Code Section 13000 et seq. Specifically, the RWQCB determined that the "discharge" associated with the construction of the down-drain structure is subject to State Water Resources Control Board Order No. 2004-0004-DWQ, *Statewide General Waster Discharge Requirements for Dredge and Fill Discharges to Waters Deemed by the U.S. Army Corps of Engineers to be Outside of Federal Jurisdiction* (Order No. 2004-0004-DWQ). On September 30, 2005, CEMEX (the former operator of the SMP 139R1 site) issued a "Notice of Intent (NOI) to Participate in Order No. 2004-0004-DWQ" and paid the appropriate fees associated therewith.

Additionally, on September 28, 2005 the California Department of Fish and Wildlife (CDFW) issued an Agreement to Amend Lake or Streambed Alteration Agreement Number 5-066-97 (SAA 5-066-97), which amended the original Streambed Alteration Agreement for Mayhew Creek and included new and amended conditions related to Mayhew Creek. SAA 5-066-97 authorized the impacts to Mayhew Creek that occurred during construction of the down-drain structure subject to revised mitigation requirements.

Mayhew Aggregates & Mine Reclamation, the current owner and operator of the SMP139R1 site, has completed all mitigation required by California Department of Fish and Wildlife, the Army Corps of Engineers, the Regional Water Quality Control Board, and has filed for a Water Rights permit in association with the 2005 events.

Proposed Conditions

As part of SMP143R2, areas proposed for mining activities will be expanded to include the existing slopes and setback areas between the SMP143R2 site and adjacent SMP139R1 mine. As a necessary component of mining the slopes and setback areas, the existing down-drain structure located at the northern boundary of the SMP143R2 site will need to be relocated to the southern portion of the SMP143R2 (current SMP150R1) site. Flows from Mayhew Creek will continue to be detained, with detention shifting from the Mayhew Aggregates site to the Werner Corporation site once the down-structure is completed

Construction of a down-drain structure along the southern slope of the SMP150R1 site is required pursuant to the existing approved SMP150R1 permit. Impacts associated with the construction of a drop-down/inlet structure along the southern slopes of SMP150R1 were evaluated as part of Riverside County Final EIR No. 359, which imposed the following mitigation measure: "The existing flow channel and banks of the Mayhew Creek that traverse the site of Werner Corporation SMP150R1 and SMP182 shall be maintained intact until mining of the three pits is completed or until operational needs warrent [*sic*] its removal/relocation." Thus, although relocation of the down-drain structure is a reasonably foreseeable consequence of the SMP139R1 project, its relocation to the SMP150R1 site is already approved pursuant to SMP150R1, and impacts associated with its relocation were evaluated, disclosed, and approved as part of Riverside County Final EIR No. 359.

Plans for the down-structure have been submitted to Riverside County Flood Control for approval.

The attached hydrology report demonstrates that the existing pit within the SMP143R2 site is capable of capturing and retaining multiple 100-year storm events. The detention basin will be maintained so as to not create a public health hazard or nuisance, and will be assured by conditions of approval assigned to SMP143R2 by Riverside County.

Slopes and Slope Treatment

In areas where slopes remain, cut slopes will be at a ratio of 1:1 (Horizontal:Vertical) and fill slopes will be at a ratio of 3:1 (Horizontal:Vertical), based on recommendations in the "Report of Slope Stability Evaluation" dated February 2014 by *Hilltop Geotechnical, Inc.* Slopes will be re-seeded using the Reclamation Seed Mix referenced herein, and will be applied to the slopes through the use of a hydroseeder. Prior to hydro seeding, the slopes will be prepared and roughened to create an advantageous environment for the seeds and seedlings to take hold. Seeding will be done immediately preceding the wet season when possible, to take advantage of precipitation and normal growth cycles to assist with germination.

All waste piles, tailings, etc. will be incorporated into the IDEFO or removed from the site.

Pit Areas and Excavations

The excavation areas in need of backfilling will be backfilled utilizing available tailings, overburden from the on-site and adjacent mining operations, and approved IDEFO materials. Cut slopes will be finished at a ratio of no steeper than 1:1 (Horizontal:Vertical), in conformance with the ultimate design shown on Exhibits B1 and B2.

Slopes will be revegetated to protect and stabilize the soil surface. The revegetation seed mix is based on recommendations from the California Office of Mine Reclamation (OMR), which are contained in an October 9, 2013 comment letter from OMR on the neighboring SMP139R1 project.

Soil surfaces will be roughened to reduce erosion and enhance revegetation though the use of track walking and imprinting, using on-site equipment on the slopes where possible. This will provide better results than smooth graded slopes, and provide higher success rates in seed germination and seedling survival. Topsoil and other silts/clays will be incorporated at this stage on the reclaimed 3:1 slopes, created during the IDEFO phase. Interim control measures, including silt fencing and sand or gravel bagging will be implemented if needed, until root systems sufficient to contain reapplied soils have developed.

Ponds, Reservoirs, Tailings, and Wastes

Any pond areas remaining on-site will be backfilled and/or graded to the elevations specified on the Reclamation Plot Plan. All overburden piles and stockpiles will also be graded to the specified elevations. Any residual material will be used for contouring and slope enhancement. The face of the reclaimed IDEFO slope below elevation 970 could be saturated during 100-year storm events. The effect of this water on the reclaimed slope has been analyzed by Hilltop Geotechnical, and was included in the "*Report of Slope Stability Evaluation - Werner Corporation Aggregate Quarry SMP00143R2*" dated February 2014.

Clean-up

Processing Plant and Equipment

The existing stationary processing plant as well as all ancillary buildings and structures will be dismantled and removed during the final stages of mining, concurrent with reclamation. The material mined during the last stages of the project will be processed using smaller, portable equipment. None of the existing structures from the aggregate plant will remain on site post-reclamation.

Trash and Debris

The entire project site will be monitored and clean-up performed as necessary for trash and debris removal. The trash and debris will be placed in suitable containers and hauled off-site for appropriate disposal.

Prior to final reclamation, a Phase I Environmental Site Assessment will be conducted on the site to certify that the property is environmentally clean and in suitable condition for future use. The purpose of a Phase I Site Assessment is to identify, through research and visual inspection, any environmental problems resulting from the use of hazardous materials, including:

- Evaluating storage, handling, treatment, and disposal of materials and waste.
- Investigating site for evidence of underground storage tanks or spills.

- Researching history of the facility, soil type, and ground and surface water.
- Reviewing the regulatory files on sites surrounding the property and/or properties.

Contaminants

Heavy equipment operation for mining and reclamation will warrant the use of both diesel and gasoline fuels as well as various lubricants as part of operations. All fuels, lubricants, and other approved materials will be handled and stored per the site's SWPPP and SPCC plans, which are kept on-site. Additional details, where appropriate, are included in the attached Water Quality Management Plan (WQMP), prepared in April 2014. The delivery and removal of all such substances or contaminants are handled by 3rd party, approved vendors.

The WQMP, compliance with which will be assured through conditions of approval to be imposed on SMP 143R2, details control measures that address: potential spill areas; material handling procedures; spill control procedures; and required clean-up equipment.

A few examples of routine site maintenance include the placement of drip pans or absorbent materials beneath all disabled equipment, and all potential drip and spill locations during filling and unloading of tanks. Any collected liquids or soiled absorbent materials must be reused/recycled or properly disposed. Spill control activities will follow the Spill Prevention Control and Countermeasure Plan and reporting to the Regional Water Quality Control Board will take place in the event of any potential spills.

Soils and Fine Textured Waste

Silts and clays resulting from the washing process will remain on site and be utilized as part of the compacted fill and the reclamation/revegetation requirements. The revegetation plan addresses the requirements for growth of plant species related to the site, and as such discusses the requirements related to proper soil preparation for this area.

Revegetation

The reclamation seed mix currently consists of the following species:

SPECIES	QUANTITY
Coyote Bush	.10 lbs/acre
California Buckwheat	2.0 lbs/acre
Brittlebush	1.0lbs/acre
Scalebroom	.10 lbs/acre
California Sagebrush	.50 lbs/acre
Sugarbush	3.0 lbs/acre
Mule Fat	.10 lbs/acre
Deerweed	3.2 lb/acre
Desert Plantain	15.0 lb/acre
Total	**25 lbs/acre**

The revegetation seed mix list is based on recommendations from the California Office of Mine Reclamation (OMR), which are contained in an October 9, 2013 comment letter from OMR for neighboring SMP139R1.

Soil surfaces will be roughened to reduce erosion and enhance revegetation though the use of track walking and imprinting, using on-site equipment on the slopes where possible. This will provide better results than smooth graded slopes, and provide higher success rates in seed germination and seedling survival. Topsoil and other silts/clays will be incorporated at this stage on the reclaimed 3:1 slopes, created during the IDEFO phase.

Roads and compacted surfaces that require revegetation will be scarified to a depth of 12-24 inches to help establish a suitable root zone in preparation for planting. Topsoil, and silts and clays resulting from the washing process will remain on site, and be used in the revegetation process. A soil analysis will be completed prior to the re-vegetation process. Topsoil will be spread to a thickness of 6" and blended into existing subsurface materials. SMARA, in CCR Sections 3711 (a-e), states that that topsoil shall be removed, mapped, and stockpiled for future use. In the case of this mine, which is an extension of previously approved and existing mining operations, additional salvage of topsoil is expected to be minimal. Additional silts and clays, together with topsoil, will be used to create a growth media, and will be continue to be stockpiled in the northwest portion of the site.

Seed application will be accomplished with hydroseeding equipment, using both contractors and plant personnel when possible. Seeding will be done in the fall to early winter to maximize the potential benefit of limited Southern California rainfall, and this method has proved successful in revegetation efforts on the adjoining mine properties.

Test plots will be conducted on the upper benches of the eastern project boundary so as not to be disturbed by mining or IDEFO activities. Irrigation is not planned or proposed at this time, but will be incorporated in the future if necessary, as determined by the test plots. If test plots deem it necessary that irrigation is needed, then re-vegetation areas must be self-sustaining for at least two years to be considered successful. The test plots will help evaluate:

- How different species of plants grow and mature at the site.
- How effective seeding methods are, and whether improvements can be incorporated.
- Different soil amendments and fertilizers.
- Irrigation possibilities vs. using rainfall exclusively.
- Plant protection needs and weed control techniques.

Monitoring and Maintenance

One year after seeding, the site will be assessed for success of seeding efforts and erosion control. Remedial actions that may be employed at that time will include removal of non-native species, reseeding if necessary, and replacement of erosion control devices. Monitoring will be performed annually for a period of five years after reclamation, or until the success criteria have been met. Monitoring and sampling methods will follow protocols set forth in Section 6.0 of *"Rehabilitation of Disturbed Lands: A Manual for Decision Making"*, published by the California Geological Survey. Section 6.2.1.4 provides methodology for obtaining an 80% confidence level, and is incorporated here by reference.

The success criteria for the revegetation plan is 35 percent of the cover, density, and diversity of perennial species on-site at the end of reclamation compared to the reference areas on adjacent lands.

If an exotic plant species invades the site, it is often easiest and cheapest to eradicate the species early than to allow it time to take hold and set seed. First it must be determined if the invasive species is a threat to the goals of the project. Many projects experience a population explosion of weeds the first year or two after implementation. In some cases, these weeds naturally die out without causing any adverse effects. In other cases, they take over the site and crowd out the desired species and reduce species richness. The remediation measures in Table 6.6.2 of

"Rehabilitation of Disturbed Lands: A Manual for Decision Making" will be used as a guideline to address noxious weeds.

Site security will be in place during off-hours and on weekends through controlled access on Maitri Road. The site perimeter is fenced, preventing public access and protecting revegetation areas.

Reclamation Assurance

Financial Assurances for the subject site are currently in-place, and have been prepared in accordance with the *Surface Mining and Reclamation Act* FINANCIAL ASSURANCE GUIDELINES (Rev 2004). The Financial Assurance Cost Estimate (FACE) is updated on an annual basis, and is submitted for review and approval to the Riverside County Building and Safety Department. The amount currently on-file and in-place, in the form of CD's, is $251,914.

During the SMP143R2 application, the applicant will continue to closely monitor interim reclamation progress while maintaining and updating the FACE on an annual basis.

Preliminary Project-Specific Water Quality Management Plan

The site operates under a Storm Water Pollution Prevention Plan (SWPPP), prepared in accordance with CRWQCB requirements, and will continue to do so for the duration of this permit and any subsequent permit revisions. Additionally, the site is graded so that no water will leave the site in the form of run-off, as shown in the *Water Quality Management Plan,* dated May 2014 and prepared for the facility by Joseph E. Bonadiman & Associates (included as Section 7).

Project specific Potential Pollution Source and BMP's, taken from the facility's current SWPPP, are included here for reference:

Industrial Process: This facility is involved in sand and gravel mining. Raw aggregate is mined from active pits and directed to the processing plant where the material is then washed. The large rocks are then crushed into gravel and aggregate, and then screened to the appropriate size. Finished product is stored at the site until it is purchased and delivered or independently hauled off-site by customers. Materials of concern associated with this process are primarily lubricant materials. The lubricant materials are used in routine maintenance at both the processing plant and the batch plant. Both the processing plant and the batch plant are maintained on a daily basis or as needed.

BMP's for these activities include good housekeeping, preventative maintenance, regular self-inspections, and spill response training for employees.

Material Handling and Storage Area: Storage locations of the significant materials that are kept on-site for truck and plant maintenance and fueling are identified on the Facility Map in the SWPPP. Spill response for all storage areas listed includes assessing the size of the spill, obtaining absorbent material and, if needed, other emergency equipment to contain the release. If the incident is beyond immediate control, evacuation of all employees will take place and notification of the County of Riverside Hazardous Materials Management Division will occur.

BMP's for these activities include good housekeeping, preventative maintenance, regular self-inspections, and spill response training for employees.

Fueling Area: Diesel fuel is stored in a two (2) 2,000-gallon above ground tanks. The fuel is dispensed into vehicles or equipment using a pump, hose and nozzle. A concrete pad surrounds the fueling area. The tank sits within a

secondary containment area west of the maintenance shop. Fuel is shipped to the facility via independently licensed truck tankers. The fuel is pumped from the tanker truck into the storage tank using a hose and nozzle. Each fuel pump is equipped with an automatic shut-off valve.

BMP's for these activities include good housekeeping, preventative maintenance, regular self-inspections, and spill response training for employees. Special attention is paid to the secondary containment areas around the fuel tanks, and the apron is swept on a regular basis.

Oil, Grease and Solvent Storage: Oil, grease and solvents are stored inside the maintenance shop. The building is completely enclosed with a concrete pad surrounding it. All materials are stored in DOT approved drums.

BMP's for these activities include good housekeeping, preventative maintenance, regular self-inspections, and spill response training for employees. Proper storage and labeling of chemicals will minimize potential contaminants from coming in contact with rainfall during storm events.

Hazardous Materials Storage: Hazardous materials and waste are stored at the maintenance shop. The materials include waste oil, spent oil filters and waste antifreeze. Waste oil is stored in a 950-gallon above ground storage tank located behind the maintenance shop. A concrete pad surrounds the opening to the tank. Waste oil is deposited into the tank by a drum, nozzle and hose. This method reduces the possibility of a spill. Upon reaching capacity a licensed waste transporter drains the waste oil tank by inserting a locking hose into the opening and pumping out the material. Spent oil filters and waste antifreeze drums are located outside the maintenance shop. When the drums are full or reach the maximum 90-day accumulation period they are closed and are transferred onto trucks and hauled off-site by a licensed hazardous waste transporter. Waste oil is hauled off-site by a licensed hazardous waste transporter for disposal in accordance with local, state and federal regulations. Oxygen, nitrogen and acetylene are stored in the maintenance building as well.

BMP's for these activities include good housekeeping, preventative maintenance, regular self-inspections, and spill response training for employees. Proper storage and labeling of chemicals will minimize potential contaminants from coming in contact with rainfall during storm events.

Riverside County Conformance

"Mineral deposits in the County are important to many industries, including construction, transportation and chemical processing. The value of mineral deposits within the County is enhanced by their close proximity to urban areas. However, these mineral deposits are endangered by the same urbanization that enhances their value.

The non-renewable characteristic of mineral deposits necessitates the careful and efficient development of mineral resources, in order to prevent the unnecessary waste of these deposits due to careless exploitation and uncontrolled urbanization. Management of these mineral resources will protect not only future development of mineral deposit areas, but will also guide the exploitation of mineral deposits so that adverse impacts caused by mineral extraction will be reduced or eliminated."

- County of Riverside General Plan, Multipurpose Open Space Element
(Section - Non-Renewable Resources 'Mineral Resources')

Analysis of SMP143R2 Consistency with the Riverside County General Plan & Temescal Canyon Area Plan Land Use Designations and Ordinance 348

The subject site lies within the Temescal Canyon Area Plan of the County of Riverside's General Plan, and does not fall within a General Plan Policy Area (as evidenced by the County of Riverside General Plan - Temescal Canyon Area Plan - Policy Area Map (Figure 4/Page 31)) or a General Plan Policy Overlay Area. Riverside County's General Plan and the Temescal Canyon Area Plan list the Land Use Designation for the subject site as "Open Space - Mineral Resources (OS-MIN)," which allows for the currently permitted use of mineral extraction and processing facilities. This application is proposing to extend the life of the currently permitted mining activities as well as expand areas subject to mining activities to include the reserves currently within the slopes and setbacks between the subject site and the contiguous Surface Mining Permit 139R1 (SMP139R1). Said application is designed to conform to the current "Open Space - Mineral Resources (OS-MIN)" designation and will not require an amendment to the General Plan. In addition, the subject site is zoned "M-R-A (Mineral Resources and Related Manufacturing)" and "N-A (Natural Assets)" per its Ordinance 348 Zoning Designations. M-R-A zoning allows for *"Mining, quarrying, excavating, beneficiating, concentrating, processing, and stockpiling of rock, sand, gravel, decomposed granite, clay, gypsum, limestone, metallic ores, and similar materials, and the rehabilitation of the resulting excavations"* while N-A zoning allows for *"rock crushing plants, aggregate washing, screening, and drying facilities and equipment."* As such, mining activities proposed as part of the SMP143R2 project will be fully compatible with the site's current zoning designations of M-R-A and N-A.

The proposed Inert Debris Engineered Fill Operation (IDEFO) will be the primary mechanism for implementing our required reclamation for the subject site. Part of this application will be proposing an IDEFO as a key component to our reclamation activities. The Riverside County General Plan notes that the OS-MIN land use designation allows for "Ancillary structures or uses... which assist in the extraction, processing, or preservation of minerals" (Riverside County General Plan, Page LU-53). The IDEFO operation is necessary for the ultimate reclamation of the site as detailed in the proposed Reclamation Plan; the Reclamation Plan is, in turn, a required element of surface mining permits pursuant to SMARA and County Ordinance 555. Thus, the IDEFO operation is necessary to "...assist in the extraction...of minerals." Additionally, the proposed IDEFO operation is a permitted use pursuant to Section 12.60.b.(1) of Ordinance 348, which indicates that the M-R-A zone allows for *"Mining, quarrying, excavating, beneficiating, concentrating, processing, and stockpiling of rock, sand, gravel, decomposed granite, clay, gypsum, limestone, metallic ores, and similar materials, and the rehabilitation of the resulting excavations,"* as well as Section

15.200.d.(1) of Ordinance 348 which indicates that the N-A zoning allows for *"any mining operation that is subject to the California Surface Mining and Reclamation Act of 1975."* Since the IDEFO operation is necessary for the "rehabilitation of the resulting excavations" and is the primary means of reclamation as required by SMARA and County Ordinance 555, the IDEFO is a permitted use pursuant to Ordinance 348. Therefore, with the IDEFO as a compatible use to implement ultimate reclamation of the site, the proposed application will conform to the current General Plan Designation of Open Space Mineral (OS-MIN) as well as the current M-R-A and N-A zoning and no changes will be required.

Therefore, the proposed SMP143R2 application (inclusive of the IDEFO operation) complies with the currently permitted uses as allowed in the County Zoning Ordinance and the Riverside County General Plan.

Analysis of SMP143R2 Consistency with Applicable General Plan Policies – Land Use Element

The Riverside County General Plan and Temescal Canyon Area Plan list the land use designation as Open Space Mineral (OS-Min) for the subject site. The following policies from the General Plan Land Use Element are therefore applicable to SMP143R2:

LU 21.1 "Require that surface mining activities and lands containing mineral deposits of statewide or of regional significance comply with Riverside County Ordinances and the SMARA." The subject site currently and historically has operated within all provisions required by SMARA and the Riverside County Development Code. The proposed SMP143R2 will help the applicant to continue to operate under the local and state guidelines and requirements while actually lowering the amount of reclamation needed to restore the subject site. This will occur by filling the current mine site through an engineered fill operation (IDEFO) which will eventually remove slopes and raise the current grade. The proposed IDEFO operation is necessary to ensure compliance with Riverside County Ordinance 555. Specifically, the IDEFO materials, acting as fill material, will be used to facilitate the "...potential uses of the reclaimed site" (as required by Section 6.b of Ordinance 555), and will be necessary to help assure the stability of reclaimed slopes (as required by Section 6.e of Ordinance 555). The IDEFO materials also are needed to preclude "...drainage and erosion problems..." and will ensure the resulting site is "coordinated with present and anticipated future land uses and compatible with the topography and general environment of surrounding property" (in conformance with Section 6.g of Ordinance 555). Accordingly, SMP143R2 is consistent with Policy LU 21.1.

LU 21.2 "Protect lands designated as Open Space-Mineral Resource from encroachment of incompatible land uses through buffer zones or visual screening." SMP143R2 consists of a proposal to extend an existing mining operation and allow for the operation of an IDEFO, both of which are compatible with the OS-MIN General Plan land use designation. Accordingly, SMP143R2 is consistent with Policy LU 21.2.

LU 21.3 "Protect road access to mining activities and prevent or mitigate traffic conflicts with surrounding properties." As part of SMP143R2, easements will be placed over Maitri Road to ensure continued access to adjacent mining sites. Additionally, because the SMP 143R2 project does not propose any increase in annual tonnage, there will be no increase in traffic that could create conflicts with surrounding properties. Accordingly, the SMP143R2 Revision is consistent with Policy LU 21.3.

LU 21.4 "Require the recycling of mineral extraction sites to open space, recreational, or other uses that are compatible with the surrounding land uses." As part of the SMP143R2 project, a Reclamation Plan has been prepared that will require ultimate reclamation of the site in a manner compatible with surrounding land uses. Accordingly, SMP143R2 is consistent with Policy LU 21.4.

LU 21.5 "Require an approved reuse plan prior to the issuing of a permit to operate an extraction operation." As part of the SMP143R2 project, a Reclamation Plan has been prepared that will require ultimate reclamation of the site and return it to open space. Grading required as part of the Reclamation Plan will facilitate future uses of the

site, although no such uses are identified at this time. Accordingly, the SMP143R2 Revision is consistent with Policy LU 21.5.

Analysis of SMP143R2 Consistency with Applicable General Plan Policies – Open Space

Policy OS 14.1 "Requires that the operation and reclamation of surface mines be consistent with the State Surface Mining and Reclamation Act (SMARA) and County development Code provisions." The subject site currently and historically has operated within all provisions required by SMARA and the Riverside County Development Code. The proposed SMP143R2 project will help the applicant to continue to operate under the local and state guidelines and requirements while actually lowering the amount of reclamation needed to restore the subject site. This will occur by filling the current mine site through an engineered fill operation (IDEFO) which will eventually remove slopes and raise the current grade. The proposed IDEFO operation is necessary to ensure compliance with Riverside County Ordinance 555. Specifically, the IDEFO materials, acting as fill material, will be used to facilitate the "...potential uses of the reclaimed site" (as required by Section 6.b of Ordinance 555), and will be necessary to help assure the stability of reclaimed slopes (as required by Section 6.e of Ordinance 555). The IDEFO materials also are needed to preclude "...drainage and erosion problems..." and will ensure the resulting site is "coordinated with present and anticipated future land uses and compatible with the topography and general environment of surrounding property" (in conformance with Section 6.g of Ordinance 555). Accordingly, SMP143R2 is consistent with Policy OS 14.1.

Policy OS 14.2 "Restricts incompatible land uses within the impact area of existing or potential surface mining areas." SMP143R2 is a continuation of the currently permitted and compatible use. The IDEFO is consistent with the site's existing zoning designations of M-R-A and N-A, which pursuant to Ordinance 348, Article XIIb, Section 12.60 (b) (1), requires the "rehabilitation of the resulting excavations" due to "mining, quarrying, excavating...of rock sand, gravel...". Per Ordinance 555, Section 1 (b), the IDEFO will ensure that "mined lands will be reclaimed to a useable condition" by acting as the primary mechanism for implementing final reclamation of the property per SMARA.

The proposed project also will be consistent with all zoning and General Plan designations surrounding the site. These zoning designations include the following: R-R (Rural Residential) and R-A-10 (Residential Agricultural) to the west; R-R (Rural Residential) to the south; Specific Plan Zone (SP Zone) to the east; and M-R-A (Mineral Resources and Related Manufacturing) to the north. General Plan designations surrounding the proposed site are consistent with the underlying zoning designations and include the following: OS-RUR (Open Space – Rural) and OS-CH (Open Space - Conservation Habitat) to the west; OS-CH (Open Space - Conservation Habitat) to the south; OS-C (Open Space – Conservation), RR (Rural Residential), and VLDR (Very Low Density Residential) to the east; and OS-MIN (Open Space –Mineral Resources) to the north. SMP143R2 represents the continuation of an existing mining operation. Furthermore, mining activities proposed as part of the Project will be consistent with the M-R-A zoning designation to the north, and will not conflict with the OS-CH zoning designation to the south and to the west. With respect to the Sycamore Creek Specific Plan located to the east of the Project site, adequate buffers and an earthen berm are provided or are planned by the Sycamore Creek developer along the western boundary of the Sycamore Creek Specific Plan to ensure that land use conflicts will not occur between the existing and proposed residential land uses and proposed mining operations. The site has the existing SMP139R1 permitted quarry to the north, OS-RUR land which the applicant is fee title owner of to the west, and open space/conservation habitat to the south so the site is buffered by compatible uses. Accordingly, the proposed Project will be compatible with surrounding zoning designations

Therefore, the SMP143R2 Revision is consistent with Policy OS 14.2.

Policy OS 14.3 "Restricts land uses incompatible with mineral resources recovery within areas designated Open Space-Mineral Resources." The OS-MIN land use designation allows for the currently permitted and proposed uses of mineral extraction and processing facilities. The Riverside County General Plan also notes that the OS-MIN land use designation allows for "Ancillary structures or uses...which assist in the extraction, processing, or preservation of minerals" (Riverside County General Plan, Page LU-53). The IDEFO operation is necessary for the ultimate

reclamation of the site as detailed in the proposed Reclamation Plan; the Reclamation Plan is, in turn, a required element of surface mining permits pursuant to SMARA and County Ordinance 555. Thus, the IDEFO operation is necessary to "...assist in the extraction...of minerals." Therefore, all uses proposed as part of the SMP143R2 project will be fully consistent with the site's OS-MIN land use designation. Accordingly, SMP143R2 is consistent with Policy OS 14.3.

Policy OS 14.4 "Imposes conditions as necessary on mining operations to minimize or eliminate the potential adverse impacts of mining operations on surrounding properties, and environmental resources". Impacts of proposed mining operations on surrounding properties and environmental resources will be evaluated as part of an Addendum to Environmental Impact Report No. 359 (EIR 359). Mitigation measures specified by EIR 359 will continue to be imposed on the SMP 134R2 project, except where the original mitigation measures will be modified as part of the Addendum document. All mitigation measures identified as part of the Addendum to EIR 359 will be enforced by Riverside County as part of the SMP143R2 conditions of approval. Therefore, with mandatory compliance with the above-referenced mitigation measures, SMP143R2 will not result in adverse impacts to surrounding properties or environmental resources. Accordingly, the SMP143R2 Revision is consistent with Policy OS 14.4.

Policy OS 14.5 "Requires that new non-mining land uses adjacent to existing mining operations be designed to provide a buffer between the new development and the mining operations. The buffer distance shall be based on an evaluation of noise, aesthetics, draining, operating conditions, biological resources, topography, lighting, traffic, operating hours, and air quality." Both SMP143R2 and the IDEFO are mining related uses that are specifically tied together under the reclamation plan as governed by SMARA. Therefore, the proposed SMP143R2 project and associated IDEFO will not create any new non-mining land uses adjacent to the existing mining operations. Accordingly, the SMP143R2 Revision is consistent with Policy OS 14.5.

Policy OS 14.6 "Accept California Land Conservation (Williamson Act) contracts on land identified by the state as containing significant mineral deposits subject to the use and acreage limitations established by the County." None of the parcels contained within SMP143R2 application are subject Williamson Act contracts, and no Williamson Act contracts are proposed. Accordingly, SMP143R2 will not conflict with Policy OS 14.6.

Analysis of SMP143R2 Consistency with Ordinance 348

Pursuant to Article XIIb of the Riverside County Ordinance 348, the project site is zoned for "M-R-A Zone (Mineral Resources and Related Manufacturing)." Mining activities are an allowed use pursuant to Section 12.60 (b.). The Project's consistency with Ordinance 348 is discussed below.

Section 12.60. (b.) Uses Permitted. *The following uses are permitted in conformance with the development and performance standards of the article, provided that the operator thereof holds a permit to conduct surface mining operations, issued pursuant to County Ordinance No. 555, which has not been revoked or suspended:*

(1) Mining, quarrying, excavating, beneficiating, concentrating, processing, and stockpiling of rock, sand, gravel, decomposed granite, clay, gypsum, limestone, metallic ores, and similar materials, and the rehabilitation of the resulting excavations.

(2) Rock crushing plants, aggregate washing, screening and drying facilities and equipment, and concrete batching plants.

(3) Ore reduction plants, and specialty plants for processing mineral products; and the manufacture of block, pipe, tile, bricks, cement, plaster, and asphaltic concrete, provided that such plants and manufacturing operations observe a minimum setback of 300 feet from any zone, other than the M-R, M-R-A, C2 and C4 Zones.

Current and proposed operations include the continued mining, excavating, processing, and stockpiling of rock, sand, gravel, etc. at the site. As allowed in the Section 12.60. (b.) (2) & (3), this includes the continued operation of the various related facilities and equipment. The applicant's SMP143R2 project does not include any additional uses outside of those uses related to the current operations which are currently permitted in accordance with Section 12.60. (b.) of Ordinance 348. As the reclamation mechanism for SMP143R2, the IDEFO will ensure the effective and efficient reclamation of the site. The IDEFO is consistent with Section 12.60.(b.)(1), which permits activities associated with "...the rehabilitation of the resulting excavations." Since the IDEFO materials are an essential component of the Reclamation Plan proposed as part of SMP143R2, operation of an IDEFO in support of the Reclamation Plan is permitted in the M-R-A zone when approved as part of a "...permit to conduct surface mining operations, issued pursuant to Ordinance No. 555." Accordingly, SMP143R2 is consistent with Section 12.60.(b) of Ordinance 348.

Section 12.60. (c.) Accessory Uses Permitted. *The uses and structures permitted in the section below and any accessory use established as a part thereof shall assume a nonconforming status pursuant to the provisions of Section 18.6 of Ordinance 348 on the date that the mineral resource on the site of such use or structure is depleted.*

Accessory Uses Permitted. Premises in the M-R-A Zone may be used for accessory uses provided such uses are established on the same parcel of land, are incidental to, and do not substantially alter the character of any permitted use, including but not limited to:

(1) Retail and wholesale distribution of materials produced on the site.
(2) Storage of trucks and excavating vehicles.
(3) Storage of materials and machinery used in the operation.
(4) Scales and weighing equipment.
(5) Offices and maintenance shop structures, including use of mobile-homes.
(6) Residences and mobile-homes for caretakers or watchmen and their families provided no compensation is received for the use of any such residence, mobile-home or mobile-home space.
(7) Sign, on-site advertising.

The applicant's SMP143R2 project complies with the "Section 12.60 – Uses Permitted" portion of Ordinance 348. In fact, the SMP143R2 Revision will be an extension and expansion of the currently permitted uses on site. The IDEFO will allow the applicant to effectively and efficiently implement the reclamation as mandated by SMARA.

Processing plants and equipment on-site have been installed in compliance with this standard over the years, and will be maintained in conformance going forward. The IDEFO, proposed as a part of this application, will also be in compliance with above. Accordingly, the SMP143R2 Revision is consistent with Section 12.60.(c) of Ordinance 348.

Section 12.61. Development Standards. *Premises in the M-R Zone shall be subject to the following development standards.*

a. Lot Area. Not less than five acres gross.
b. Lot Width. Not less than 200 feet.
c. Yards. Front, rear, and side, not less than 50 feet for any use permitted, except those uses permitted in Section 12.50 a. of this ordinance; provided further, however, that any structure exceeding 50 feet in height shall have front, side, and rear yard spaces equal to the height of said structure.
d. Structure Height. No building or structure shall exceed fifty (50') feet in height, unless a greater height is approved pursuant to Section 18.34 of this ordinance. In no event, however, shall a building exceed seventy-five (75') feet in height or any other structure exceed one hundred five (105') feet in height, unless a variance is approved pursuant to Section 18.27 of this ordinance.
e. Off-Street Parking. Off-street parking shall be provided and improved as required in Section 18.12.

The applicant's SMP143R2 project application complies with the "Section 12.61 – Development Standards" portion of Ordinance 348. The site comprises approximately 440 acres in size, and is more than 200 feet in width. All current

structures on site are set back from property lines by a minimum of 50 feet, and no proposed structures on-site will exceed a height of 50 feet. Parking is accommodated as required by Section 18.12. Therefore SMP143R2 will be in compliance with Section 12.61, Development Standards, of Ordinance 348.

Section 12.62. Special Development and Performance Standards. *Premises in the M-R-A Zone used for any mining and quarry operations, and related manufacturing shall be subject to the following standards:*

a. Noise Suppression. All equipment and premises employed in conjunction with any of the uses permitted in the M-R-A Zone shall be constructed, operated and maintained so as to suppress noise and vibrations which are or may be injurious to persons living on adjoining property.

b. Roads and Driveways. All roads and driveways shall be kept wetted while being used or shall be treated with oil, asphaltic concrete or concrete, or other palliative to prevent the emission of dust.

c. Access Roads. All private access roads leading off any paved public street onto property used for any purpose permitted in Section 12.60.b. or c. of this ordinance shall be paved to a minimum width of 24 feet with asphaltic concrete or equal, not less than three inches in thickness with adequate compacted base material for not less than the first 100 feet of said access road.

d. Air and Water Pollution. All operations shall be conducted in compliance with the requirements of the Riverside County Air Pollution Control District and the State Water Quality Control Board.

e. Slopes of Excavations. No production from an open pit quarry shall be permitted which creates an average slope steeper than one foot horizontal to one foot vertical; provided, however, that a steeper slope may be permitted where the soil content or material is such that a vertical-cut excavation is safe in the opinion of the Division of Industrial Safety, Department of Industrial Relations of the State of California.

f. Landscaping and Fencing. Excavation operations which are located at any time within 500 feet of at least ten buildings or mobile homes used or designed for dwelling purposes shall be screened to a height of at least six feet by either landscaping, berms, walls or solid fencing and the outer boundaries of the area being excavated shall be enclosed with a six foot high chain link fence, including all necessary gates, except where such a fence would be impracticable as in the bed or flood channel of a wash or watercourse.

g. Hours of Operation. All uses shall confine operations on the property, other than maintenance, to the hours between 6:00 a.m. and 10:00 p.m. of any day, except those operations that are located not less than 300 feet from the outer boundary of such property.

h. Insurance. Before commencing operation in any quarry, the owner or operator shall show continuing evidence of insurance against liability in tort in the amount of $300,000.00 arising from the production activities, or operations incident thereto, conducted or carried on under or by virtue of any law or ordinance. Such insurance shall be kept in full force and effect during the period of such operations.

i. Ponding. Where practicable, all excavation operations shall be conducted in such a manner as to prevent unnecessary ponding or accumulation of storm or drainage water.

j. Rehabilitation. All property partially or totally depleted of its mineral resources as a result of a use permitted by this Article shall be rehabilitated in accordance with the mining reclamation plan which has been approved pursuant to the provisions of County Ordinance No. 555.

Previous and current operations at the site operate within all of the standards stated in Section 12.62. This is evidenced by annual inspections by Riverside County inspectors as well as the applicant's good standing with all

agencies, including the Riverside County Air Pollution Control District and the State Water Quality Control Board. In fact, current SMP143R1 Conditions of Approval provide even more stringent regulations than those stated in Section 12.62. The SMP143R2 EIR Addendum evaluated potential impacts to noise, and determined that no noise impacts will occur that are injurious to persons living on adjoining property. SMP143R2 will be conditioned by Riverside County to control fugitive dust associated with roadways. Maitri Road, which provides access to the site, is paved with widths exceeding 24 feet with asphaltic concrete that is not less than three inches thick. Per easements specified as part of SMP143R2 and County conditions of approval, Maitri Road will be retained for access of adjacent properties as part of the project; when mining activities require relocation of Maitri Road, the relocated facility will be constructed at a minimum width of 24 feet and minimum thickness of three inches for a minimum distance of 100 feet from Temescal Canyon Road. All operations proposed as part of SMP143R2 conform to the requirements of the Riverside County Air Pollution Control District and the State Water Quality Control Board, as will be ensured by County conditions of approval or permits issued by these agencies. Mined slopes within the project will be 1:1 (H:V), and final reclaimed slopes in the IDEFO fill area will be 3:1 (H:V). Landscaped berms are accommodated within the adjacent Sycamore Creek Specific Plan, ensuring that nearby dwelling units will be screened from view of proposed mining operations. A six-foot high chain link fence also surrounds the SMP143R2 site, and will be retained as part of the proposed project. The SMP143R2 Revision will be conditioned by Riverside County to comply with the hours of operation specified in Section 12.62(g). Liability Insurance, in the amount of $3,000,000 is in place, and will be kept in force throughout the period of operations. The site has been designed to accommodate flows from Mayhew Creek, which will be retained on-site and allowed to infiltrate into the ground. The drainage plan has been reviewed by the Riverside County Flood Control and Water Conservation District and found to adequately prevent unnecessary ponding. The site also will be reclaimed in conformance with the Reclamation Plan included as part of the SMP143R2 Revision. Accordingly, the SMP143R2 project will be consistent with the Special Development and Performance Standards specified in Section 12.62.

Ordinance 555

Ordinance 555 addresses Riverside County's implementation of the Surface Mining and Reclamation Act of 1975 (SMARA). This project, through the attached Mining and Reclamation Plans, will continue to operate in compliance with both State and County requirements.

More specifically, the current SMP143R1 as well as the proposed, revised SMP143R2 application covers all items specifically mentioned within Section 5 of the Ordinance 555. This includes "the location of equipment, offices, stockpiles, settling ponds, interim drainage, machinery, and waste-dumps, parking and areas to be mined... the progression of stripping and excavating through the use of cross sections, elevations, and topographic maps... the method of handling simultaneous excavation and reclamation, the location of all streams, roads, railroads, utility facilities, etc."

All reclamation requirements as described in Section 6 of Ordinance 555 are addressed in detail within the reclamation plan portion of the SMP revision. These applications contain specific text, maps, and studies explaining the applicant's plan for ultimate site reclamation.

Per Section 8 of Ordinance 555, the applicant has paid all fees, submitted all required operator's reports, and complied with all annual inspections for all sites affiliated with the SMP143R2 Revision.

Per Section 9 of Ordinance 555, the applicant has continued to successfully update their financial assurance as required by SMARA. The applicant's proposed applications will modernize their current reclamation plans to ensure the efficient and successful implementation of their reclamation plan. The proposed IDEFO will allow the applicant an opportunity to fill the current mine site with inert construction debris thereby eliminating slope walls over time and eventually providing developable and usable land at some point in the future.

Per Section 13 of Ordinance 555, the applicant is working diligently to follow all application protocol for revised permits as designed and implemented by the County of Riverside within Ordinance 555.

This site has and is currently compliant with all sections and requirements as listed within Ordinance 555. The applicant has maintained a good-standing with the County on all inspections, reporting and County interaction to

date. In addition, the site has been operating in compliance with the SMARA since enactment in 1975. The applicant's SMP143R2 revision application will continue to strictly operate under the requirements and guidelines as set for by the Riverside County Board of Supervisors within Ordinance 555, as well as any conditions of approval affiliated with the issuance of the permit revision. The proposed applications will allow the applicant to continue to mine out much-needed aggregate reserves, in accordance with Ordinance 555, in previously disturbed areas while substantially improving the applicant's ability to reclaim the land.

Statement of Responsibility

The California Surface Mining and Reclamation Act (SMARA) of 1975, Section 2779 states, "Whenever one operator succeeds to the interest of another in any uncompleted surface mining operation by sale, assignment, transfer, conveyance, exchange, or other means, the successor shall be bound by the provisions of the approved reclamation plan and the provisions of this chapter."

As a representative for **Werner Corporation**, I certify that the information contained in this Reclamation Plan application is correct to the best of my knowledge and that all of the owners of possessory interest in the property in question have been notified of the proposed uses or potential uses of the land after reclamation. I also certify that **Werner Corporation** will accept all responsibility for the reclamation of mined lands associated with this site:

Assessor's Parcel Numbers: 290-120-002, 003, 005, 006, 007, 290-150-002, 003

Containing approximately 440 acres.

In accordance with the approved Surface Mining and Reclamation Plan and within the time limits of said plan.

Executed on this_____ day of _____, 2014

_____
Signature of Company Representative

_____
Print Name

Appendix 1

CDFW SAA No. 5-066-97

California Natural Resources Agency
DEPARTMENT OF FISH AND Wildlife
Inland Deserts Region
3602 Inland Empire Blvd., Suite C-220
Ontario, CA 91764
(909) 484-0459
www.dfg.ca.gov

EDMUND G. BROWN, Jr., Governor
CHARLTON H. BONHAM, Director

June 30, 2013

Patrick Broyles
Mayhew Land Co., LLC
P.O. Box 77850
Corona, CA 92877

Mr. John Robertson
Chandler Mayhew, LLC
P.O. Box 295
Lomita, CA 90717

Subject: Transfer and Amendment of Lake or Streambed Alteration Agreement Notification No. 5-066-97 (Mayhew Land Co., LLC, and Chandler Mayhew, LLC [Transferees).

Dear Sirs:

The Department of Fish and Wildlife (DFW) has received your request to transfer and amend Lake or Streambed Alteration Agreement No. 5-066-97 [Agreement]. Your request to amend the Agreement includes a transfer of the Agreement from CEMEX, formerly Sunwest Materials [Transferor], the current applicant under the Agreement, to Mayhew Land Co., LLC, and Chandler Mayhew, LLC [Transferee]. In addition, the amendment requested a change in mitigation.

DFW and Transferee hereby agree to the following:

1. The Agreement is hereby transferred to Transferee, thereby making Transferee the new Applicant under the Agreement.

2. Transferee shall be solely responsible for complying with all terms and conditions in the Agreement; including, but not limited to, any terms and conditions for which Transferor was previously responsible as the former Applicant under the Agreement.

3. DFW hereby agrees to amend the Agreement as follows (amendments in bold):

Condition 30. **Habitat Conservation. Permittee shall compensate for impacts to 9.7 acres of jurisdictional areas by the purchase of 9.7 acres of suitable habitat through the Riverside-Corona Resource Conservation District (RCRCD).**

Condition 31. Preservation of Habitat Conservation Site. Permittee shall provide to DFW documentation that the 9.7 acres of land stated in Condition 30 above is protected by a conservation easement, or other DFW-approved conservation mechanism, to protect fish and wildlife resources in perpetuity. The conservation easement, restrictive covenant placed on lands held in fee title, or other DFW-approved conservation mechanism, shall be in favor of the RCRCD, and shall be recorded within 6 months of signature to this Amendment, or as extended by the DFW. An executed copy of the conservation easement, or DFW-approved conservation mechanism, shall be provided to DFW. Permittee shall be responsible for all costs in recording and funding the easement. Permittee shall provide sufficient funds to manage the conservation site in perpetuity. "Manage" shall include, at a minimum, removal of nonnative plant species, trash, and debris; erosion control; irrigation of specimen trees, where necessary; installation, repair, and maintenance of fencing and signage; repair of vandalism or other trespassing disturbances; restoration or management following flood or fire damage; and monitoring and reporting. A Property Analysis Record (PAR), or substantially equivalent analysis, shall be conducted by Permittee and approved by DFW and the RCRCD to determine, at a minimum, the management needs and costs described above, which shall then be used to calculate the amount of capital needed for the management fund (Fund). The amount and type of funding shall be approved by DFW and by the RCRCD. The Fund shall be held and managed by an entity approved by DFW. The Fund shall be provided no later than 6 months following execution to this Amendment. Proof of payment shall be provided to DFW.

Condition 32. Protection of Conservation Site. To protect the 9.7 acre conservation site, RCRCD shall place appropriate fencing and signage around the perimeter of the conservation site to protect the site in perpetuity. Except for uses appropriate to a habitat conservation area as approved by DFW, the public shall not have access to the site, and no activities shall be permitted within the site, except maintenance of habitat, including the removal of nonnative plants, trash, and debris, and the installation of native plant materials.

Condition 33. Habitat Mitigation and Monitoring Plan (HMMP). The RCRCD shall submit to DFW for review and approval a HMMP for the 9.7 acre conservation site. At a minimum, the HMMP shall include the following information: (a) a description of the existing physical conditions of the proposed conservation site, including water resources and habitat types, and a map that identifies the location of the site; (b) a plan for the preparation of the conservation site, including the removal of nonnative plant species, non-wetland/riparian plant species, and grading; (c) a local California native plant palette; (d) a planting plan, including monitoring and maintenance measures and a timeline; (e) an irrigation plan; (f) procedures to ensure that nonnative plants are not introduced or allowed to sustain within the conservation site and a nonnative plant removal plan; and (g) success standards

with contingency measures. Monitoring and maintenance of the conservation site shall be conducted annually for a minimum of five years.

DFW approved the draft HMMP for the 9.7 acre conservation site on October 5, 2012.

Condition 34. Plant Palette. All plant species installed within the conservation site shall include only local California native container plants, cuttings, and/or seed mix, and shall be typical of the existing native plant species present in the existing riparian areas within and adjacent to the project site. DFW recommends that plant material be installed between October 1 and April 30 to maximize the benefits of the winter rainy season.

Condition 35. Offsite Mitgation Annual Reporting. An annual report shall be submitted to DFW by the RCRCD for a minimum of 5 years following seeding/planting of the 9.7 acre conservation site. At a minimum, this report shall include the following information: (1) a description of the restoration activities conducted during the previous year, including: (a) site preparation, (b) plant installation and an overview of the planting effort, (c) the number by species of plants replaced or naturally recruited, and (d) when the activities were conducted; (2) current site conditions, including: (a) the percent survival, percent cover, and height of both tree and shrub species planted, and (b) the methods used to assess these parameters; and (3) information regarding nonnative plant removal, including: (a) the methods used for removal, (b) the amount removed and/or treated, (c) the frequency and timing of removal and treatment, (d) disposal specifics, and (e) a summary of the general successes and failures or failure of the nonnative removal plan. The report shall also include wildlife species observed at the conservation site during monitoring surveys including sensitive species and/or listed species. Photos from designated photo stations shall be included. The first offsite annual report is due to DFW no later than October 15th 2013.

Condition 36. Onsite Jurisdictional Habitat Annual Reporting. An annual report shall be submitted to DFW by the Transferee for the life of the mining operations, and through the Reclamation Plan. At a minimum, this report shall include the following information: (1) a description of the onsite habitat including: (a) an aerial photograph depicting the length and width of the onsite jurisdictional habitat; (b) the number by species of plants within the onsite jurisdictional habitat, and (c) the percent cover, and height of the plant species; (2) current onsite jurisdictional habitat conditions, including: (a) a qualitative assessment of the onsite jurisdictional habitat; and (b) the methods used to assess these parameters; (3) procedures to ensure that nonnative plants are not introduced or allowed to sustain within the onsite jurisdictional habitat, including a nonnative plant removal plan and success standards with contingency measures. and (4) information regarding nonnative species removal, including: (a) the methods used for removal, (b) the species and numbers removed and/or treated, (c) the

frequency and timing of removal and treatment, (d) disposal specifics, and (e) a summary of the general successes and failures or failure of the nonnative species removal efforts. The report shall also include wildlife species observed within the on-site jurisdictional habitat during monitoring surveys including sensitive species and/or listed species. Photos from designated photo stations shall be included. The first onsite jurisdictional habitat annual report is due to DFW no later than 3 months following execution of this document, thereafter the reports are due by October 15th each year.

ALL OTHER CONDITIONS IN THE AGREEMENT REMAIN IN EFFECT UNLESS OTHERWISE NOTED HEREIN.

4. This Agreement shall take effect on the last date of signature.

Please sign and return one copy of this letter to acknowledge the transfer and amendment. Copies of the Agreement and this transfer and amendment and all annual reports must be readily available at the project site and must be presented when requested by a DFW representative or agency with inspection authority.

If you have any questions regarding this matter, please contact me at (909) 987-7161 or jeff.brandt@wildlife.ca.ca.gov.

Sincerely,

Jeff Brandt
Senior Environmental Scientist
Habitat Conservation Planning

ACKNOWLEDGEMENT

I hereby agree to the above-referenced amendment.

TRANSFEREE

_____ 7-12-2013

Mr. Patrick Broyles — Date
MAYHEW LAND CO., LLC SUCCESSOR IN INTEREST TO MAYHEW AGGREGATES & MINE RECLAMATION, LLC, a Delaware Limited Liability Company
50% Tenant in Common Interest

_____ 7-12-2013

Mr. John Robertson — Date
CHANDLER MAYHEW, LLC, a Delaware Limited Liability Company
50% Tenant in Common Interest

FOR DEPARTMENT OF FISH AND WILDLIFEGAME

_____ _____

Mr. Jeff Brandt — Date
Senior Environmental Scientist

Appendix 2

ACOE 96-00236-SDM

DEPARTMENT OF THE ARMY
LOS ANGELES DISTRICT, CORPS OF ENGINEERS
P.O BOX 532711
LOS ANGELES, CALIFORNIA 90053-2325

REPLY TO
ATTENTION OF:

July 21, 2005

Office of the Chief
Regulatory Branch

Cemex Construction Materials, L.P.
Attention: Christine Jones
P.O. Box 4120
Ontario, California 91761

Dear Ms. Jones:

Reference is made to your letter (No. 200501644-WJC) dated July 6, 2005 for a Department of the Army Permit to discharge fill material on up to 0.1 acre of Mayhew Creek in the vicinity of Temescal Wash in Corona, Riverside County, California.

Due to the change in course of Mayhew Creek from going around the eastern boundary of your property to now flowing into the quarry gravel pit, Mayhew Creek is determined to not be regulated per the SWANCC court decision of 2000. The reason for the change in course is due to the rain events in January/February 2005 and geological movement along the Glen Ivy Fault line causing Mayhew creek to flow into the gravel pit. The rain events and the instability of the Glen Ivy Fault line caused the bank between the creek and the pit wall along the southern wall to collapse into the pit.

Based on the information furnished in your letter, we have determined that your proposed project does not discharge dredged or fill material into a water of the United States or an adjacent wetland. Therefore, the project is not subject to our regulation under Section 404 of the Clean Water Act and a Section 404 permit is not required from our office.

Even though, Mayhew creek is now not subject to the Corps' regulation, the applicant is still responsible for the mitigation area that the applicant will be impacting. The mitigation area is apart of a previous permit, which impacted waters of the United States. The applicant shall provide to the Corps a new Habitat Mitigation and Monitoring Plan (HMMP) for the impacts to the mitigation area. Please submit a draft HMMP for the Corps review no later than August 31, 2005.

Furthermore, you are hereby advised that the Corps of Engineers has established an Administrative Appeal Process for jurisdictional determinations which is fully described at 33

CFR Part 331. The Administrative Appeal Process for jurisdictional determinations is diagrammed on the enclosed Appendix C. If you decide not to accept this approved jurisdictional determination and wish to provide new information, please send the information to this office. If you do not supply additional information you may appeal this approved jurisdictional determination by completing the attached "Notification of Administrative Appeal Options and Process and Request for Appeal" form and submitting it directly to the Appeal Review Officer at the address provided on the form.

Please be aware that our determination does not preclude the need to comply with Section 13260 of the California Water Code (Porter/Cologne) and we recommend that you contact the California Regional Water Quality Control Board to insure compliance with the above regulations. Furthermore, our determination does not obviate the need to obtain other Federal, state, or local authorizations required by law.

I am forwarding copies of this letter to: California State Water Resources Control Board, 1001 I Street, Sacramento, California 95814, Attention: Mr. Oscar Balaguer, Chief, Water Quality Certification. California Regional Water Quality Control Board, Region 8, Santa Ana, Attention: Mr. Gerard J. Thibeault, 3737 Main Street, Suite 500, Riverside, California 92501-3339.

If you have any questions, please contact James Chuang of my staff at (213) 452-3372.

Sincerely,

Mark Durham

Mark Durham
Chief, South Coast Section
Regulatory Branch

NOTIFICATION OF ADMINISTRATIVE APPEAL OPTIONS AND PROCESS AND REQUEST FOR APPEAL

Applicant: Cemex Construction Materials, L.P.	File Number: 200501644	Date: July 21, 2005
Attached is:		See Section below
	INITIAL PROFFERED PERMIT (Standard Permit or Letter of permission)	A
	PROFFERED PERMIT (Standard Permit or Letter of permission)	B
	PERMIT DENIAL	C
X	APPROVED JURISDICTIONAL DETERMINATION	D
	PRELIMINARY JURISDICTIONAL DETERMINATION	E

SECTION I - The following identifies your rights and options regarding an administrative appeal of the above decision. Additional information may be found at http://usace.army.mil/inet/functions/cw/cecwo/reg or Corps regulations at 33 CFR Part 331.

A: INITIAL PROFFERED PERMIT: You may accept or object to the permit.

- ACCEPT: If you received a Standard Permit, you may sign the permit document and return it to the district engineer for final authorization. If you received a Letter of Permission (LOP), you may accept the LOP and your work is authorized. Your signature on the Standard Permit or acceptance of the LOP means that you accept the permit in its entirety, and waive all rights to appeal the permit, including its terms and conditions, and approved jurisdictional determinations associated with the permit.
- OBJECT: If you object to the permit (Standard or LOP) because of certain terms and conditions therein, you may request that the permit be modified accordingly. You must complete Section II of this form and return the form to the district engineer. Your objections must be received by the district engineer within 60 days of the date of this notice, or you will forfeit your right to appeal the permit in the future. Upon receipt of your letter, the district engineer will evaluate your objections and may: (a) modify the permit to address all of your concerns, (b) modify the permit to address some of your objections, or (c) not modify the permit having determined that the permit should be issued as previously written. After evaluating your objections, the district engineer will send you a proffered permit for your reconsideration, as indicated in Section B below.

B: PROFFERED PERMIT: You may accept or appeal the permit.

- ACCEPT: If you received a Standard Permit, you may sign the permit document and return it to the district engineer for final authorization. If you received a Letter of Permission (LOP), you may accept the LOP and your work is authorized. Your signature on the Standard Permit or acceptance of the LOP means that you accept the permit in its entirety, and waive all rights to appeal the permit, including its terms and conditions, and approved jurisdictional determinations associated with the permit.
- APPEAL: If you choose to decline the proffered permit (Standard or LOP) because of certain terms and conditions therein, you may appeal the declined permit under the Corps of Engineers Administrative Appeal Process by completing Section II of this form and sending the form to the division engineer. This form must be received by the division engineer within 60 days of the date of this notice.

C: PERMIT DENIAL: You may appeal the denial of a permit under the Corps of Engineers Administrative Appeal Process by completing Section II of this form and sending the form to the division engineer. This form must be received by the division engineer within 60 days of the date of this notice.

D: APPROVED JURISDICTIONAL DETERMINATION: You may accept or appeal the approved JD or provide new information.

- ACCEPT: You do not need to notify the Corps to accept an approved JD. Failure to notify the Corps within 60 days of the date of this notice, means that you accept the approved JD in its entirety, and waive all rights to appeal the approved JD.
- APPEAL: If you disagree with the approved JD, you may appeal the approved JD under the Corps of Engineers Administrative Appeal Process by completing Section II of this form and sending the form to the division engineer. This form must be received by the division engineer within 60 days of the date of this notice.

E: PRELIMINARY JURISDICTIONAL DETERMINATION: You do not need to respond to the Corps regarding the preliminary JD. The Preliminary JD is not appealable. If you wish, you may request an approved JD (which may be appealed), by contacting the Corps district for further instruction. Also you may provide new information for further consideration by the Corps to reevaluate the JD.

SECTION II - REQUEST FOR APPEAL or OBJECTIONS TO AN INITIAL PROFFERED PERMIT

REASONS FOR APPEAL OR OBJECTIONS: (Describe your reasons for appealing the decision or your objections to an initial proffered permit in clear concise statements. You may attach additional information to this form to clarify where your reasons or objections are addressed in the administrative record.)

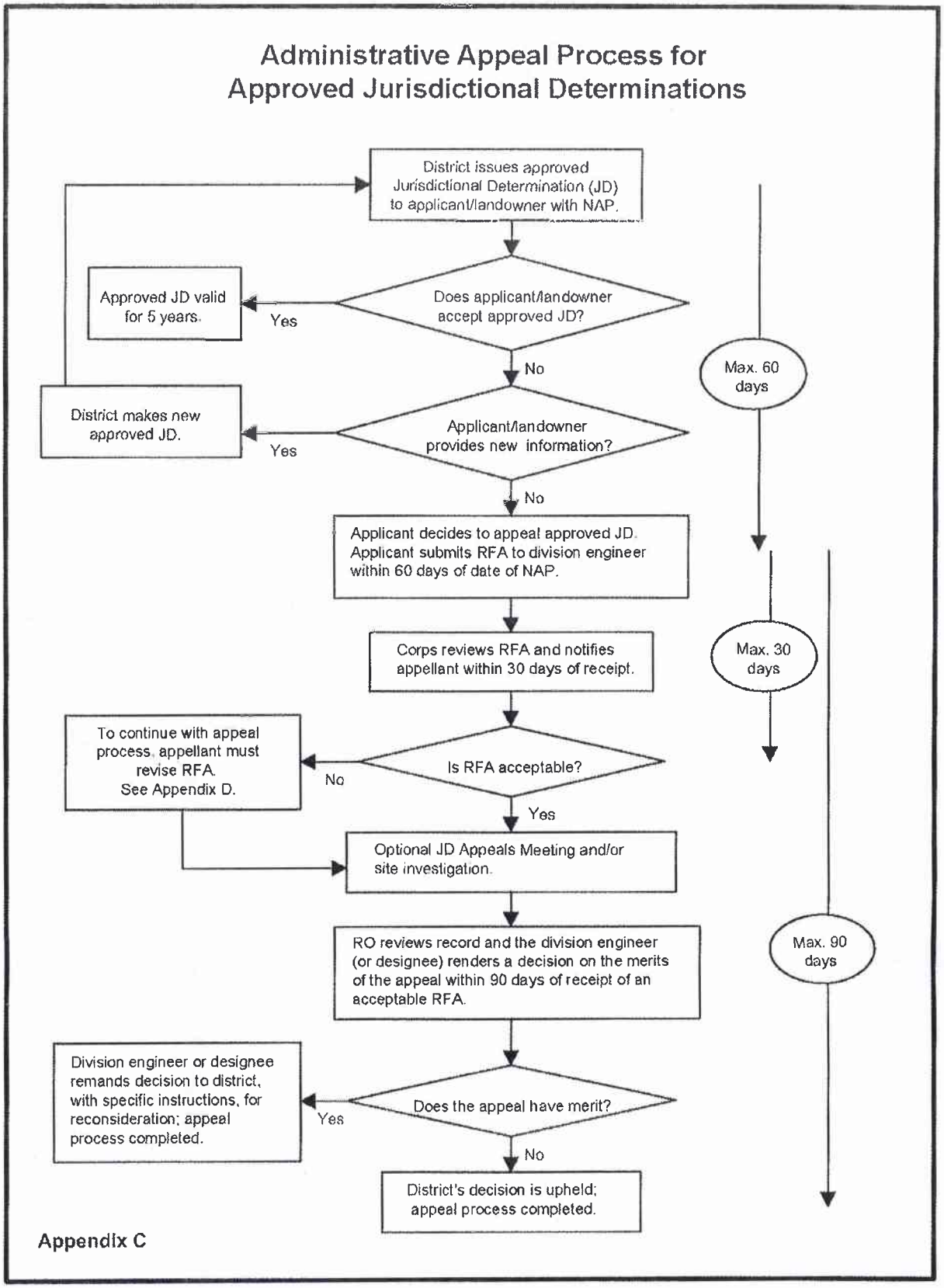
ADDITIONAL INFORMATION: The appeal is limited to a review of the administrative record, the Corps memorandum for the record of the appeal conference or meeting, and any supplemental information that the review officer has determined is needed to clarify the administrative record. Neither the appellant nor the Corps may add new information or analyses to the record. However, you may provide additional information to clarify the location of information that is already in the administrative record.

POINT OF CONTACT FOR QUESTIONS OR INFORMATION:

If you have questions regarding this decision and/or the appeal process you may contact:	If you only have questions regarding the appeal process you may also contact:
DISTRICT ENGINEER Los Angeles District, Corps of Engineers ATTN: Chief, Regulatory Branch P.O. Box 532711 Los Angeles, CA 90053-2325 Tel. (213) 452-3425 FAX (213) 452-4196	Douglas R. Pomeroy, Appeal Review Officer U.S. Army Corps of Engineers, CESPD-ET-CO 333 Market Street San Francisco, CA 94015-2195 Tel. (415) 977-8035 FAX (415) 977-8047

RIGHT OF ENTRY: Your signature below grants the right of entry to Corps of Engineers personnel, and any government consultants, to conduct investigations of the project site during the course of the appeal process. You will be provided a 15 day notice of any site investigation, and will have the opportunity to participate in all site investigations.

	Date:	Telephone number:
_____ Signature of appellant or agent.		


Administrative Appeal Process for
Approved Jurisdictional Determinations
District issues approved Jurisdictional Determination (JD) to applicant/landowner with NAP.
Does applicant/landowner accept approved JD?
Yes
Approved JD valid for 5 years.
No
Applicant/landowner provides new information?
Yes
District makes new approved JD.
No
Applicant decides to appeal approved JD. Applicant submits RFA to division engineer within 60 days of date of NAP.
Corps reviews RFA and notifies appellant within 30 days of receipt.
Is RFA acceptable?
No
To continue with appeal process, appellant must revise RFA. See Appendix D.
Yes
Optional JD Appeals Meeting and/or site investigation.
RO reviews record and the division engineer (or designee) renders a decision on the merits of the appeal within 90 days of receipt of an acceptable RFA.
Does the appeal have merit?
Yes
Division engineer or designee remands decision to district, with specific instructions, for reconsideration; appeal process completed.
No
District's decision is upheld; appeal process completed.
Max. 60 days
Max. 30 days
Max. 90 days

Appendix C

ASSIGNMENT AND ASSUMPTION OF PERMIT OBLIGATIONS
Mayhew Aggregates & Mine Reclamation, LLC and Riverside-Corona Resource Conservation

District

Permit No. 96-00236-SDM

THIS ASSIGNMENT OF PERMIT OBLIGATIONS is dated as of this 25 day of FEB, 2013. MAYHEW AGGREGATES & MINE RECLAMATION, LLC ("*Mayhew*") and RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT ("*RCRCD*") wish to enter into this Assignment and Assumption of Permit Obligations (the "*Assignment*") to confirm the assignment to RCRCD of certain obligations of Mayhew under a certain Permit 96-00236-SDM issued by the United States Department of the Army, Corps of Engineers (the "*Permit*"), and the assumption of such obligations by RCRCD. The Permit covers offsite mitigation for impacts to certain real property described in Exhibit A, a portion of which is owned by Mayhew.

Assignment

NOW THEREFORE, in consideration of the provisions contained in this Assignment, and other consideration, the receipt and adequacy of which are hereby acknowledged, the parties hereby agree as follows:

1. Scope of Assignment. The scope of this Assignment is to transfer the duties and obligations under the Permit related to mitigation on the offsite Mitigation Property, as this term is defined in Section 2 herein, to RCRCD.

2. Assignment. Mayhew hereby assigns to RCRCD the duties and obligations under the Permit, attached hereto as Exhibit B, related to the mitigation required by Special Condition No. 5 of the Permit (the "*Assigned Obligations*"); provided that RCRCD is to implement the mitigation described in Special Condition No. 5 of the Permit as offsite mitigation on the real property described in Exhibit C (the "*Mitigation Property*") owned by the RCRCD consisting of 9.7 acres.

3. Assumption. RCRCD hereby assumes the Assigned Obligations and agrees to comply therewith.

4. Obligations Not Assumed by RCRCD. Except as described in Section 2 of this Assignment, above, Mayhew does not assign and RCRCD does not assume any rights, duties or other obligations under the Permit relating to construction of Mayhew's project or any other mitigation or other obligations.

5. Mayhew Remains Liable. RCRCD shall be responsible only for compliance with the Assigned Obligations and Mayhew shall remain liable for the portion of the obligations under the Permit that are not assigned to, and assumed by, RCRCD under this Assignment. The obligations retained by Mayhew hereunder are referred to herein as the "*Retained Obligations.*" No default by Mayhew under the Retained Obligations shall constitute a default by RCRCD

under the Assigned Obligations, nor shall any RCRCD default under the Assigned Obligations constitute a default by Mayhew under the Retained Obligations.

6. Counterparts. This Assignment may be executed in counterparts, each of which shall be an original and have the same effect as if both of the Parties executing the counterparts had executed a single instrument.

IN WITNESS WHEREOF, Mayhew and RCRCD have executed this Assignment as of the day first above written.

RCRCD

RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT

By: _____

Name (print): _____

Its: _____

Mayhew

MAYHEW AGGREGATES & MINE RECLAMATION, LLC

By: _____

Name (print): PATRICK BROYLES

Its: MEMBER - MANAGER

ADDENDUM NO. 1 TO EIR NO. 359

SURFACE MINING PERMIT NO. 143, REVISION NO. 2 (SMP 143R2)

GLEN IVY MINE

LEAD AGENCY:
COUNTY OF RIVERSIDE
PLANNING DEPARTMENT
4080 LEMON STREET, 12TH FLOOR
RIVERSIDE, CA 92501

PROJECT APPLICANT:
WERNER CORPORATION
P.O. BOX 77850
CORONA, CA 92877

PREPARED BY:
T&B Planning, Inc.
17542 EAST 17TH STREET, SUITE 100
TUSTIN, CA 92780
PH: (714) 505-6360

JANUARY 13, 2015

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E	Preliminary Hydrology & Drainage Analysis
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G	Groundwater Study
H	Visual Simulation Analysis
I	Greenhouse Gas Analysis

1.0 INTRODUCTION

1.1 DOCUMENT PURPOSE

This introduction is included to provide the reader with general information regarding: 1) the history of the Project site; 2) standards of adequacy for an Environmental Impact Report Addendum under the California Environmental Quality Act (CEQA); 3) a summary of Initial Study findings supporting the Lead Agency's (County of Riverside) decision to prepare an Environmental Impact Report Addendum (EIR Addendum) for the proposed Project; 4) a description of the format and content of this EIR Addendum; and 5) the governmental processing requirements to consider the proposed Project for approval.

1.2 HISTORY OF THE PROPOSED PROJECT SITE

The proposed Project consists of revisions to the existing Surface Mining Permits (SMPs) 143R1, 150R1, and 182, which collectively comprise approximately 440 acres located near the southern terminus of Maitri Road in the Temescal Valley area of unincorporated Riverside County. Figure 1-1, *Location of Existing Entitlements (SMP 143R1, SMP 150R1, SMP 182)*, depicts the location of these existing entitlements.

Riverside County originally approved Conditional Use Permit (CUP) 1498W in March 1973, which allowed for surfacing mining of sand and gravel on approximately 80 acres within the central portions of the Project site (i.e., within the area identified as SMP 150R1 on Figure 1-1). In August 1982, Riverside County approved Surface Mining Permit (SMP) 143, which consisted of approximately 115.88 acres immediately adjacent to and east of the site previously permitted by CUP 1498W. Riverside County subsequently approved SMP 150 in March 1983, which expanded areas subject to mining as part of CUP 1498W by approximately 16.7 acres and removed the 50-foot setback required between SMP 150 and SMP 143.

In 1991, Riverside County approved SMP 182-South and SMP 182-West (herein, "SMP 182"), which comprised a combined total acreage of approximately 222.73 acres located west of SMP 150 and south of SMPs 150 and 143. Concurrently, the County also approved revisions to SMPs 150 and 143 (SMP 150R1 and SMP 143R1, respectively), which eliminated a 50-foot setback along the western edge of SMP 150 and along the southern boundaries of SMPs 150 and 143 where they abutted SMP 182-South. The County also certified Environmental Impact Report No. 359 (EIR No. 359), which evaluated impacts to the environment that would result from implementation of SMP 182, SMP 150R1, and SMP 143R1. EIR No. 359 identified significant unavoidable impacts to visual and biological resources, but concluded that all other impacts to the environment would be reduced to below significant levels through the incorporation of mitigation measures.

Mining operations have continuously occurred on the +/- 440-acre Project site as permitted by SMPs 143R1, 150R1, and 182 since 1991. As shown on Figure 1-2, *Aerial Photograph*, areas that have been subject to mining activities since 1991 are generally confined to SMP 150R1, SMP 143R1, the eastern portion of SMP 182-West, and the northern portion of SMP 182-South. These mining activities generally occur within a single large mining pit, which accommodates flows from the Mayhew Creek in a south to north direction within the western portion of SMP 150R1.

1.3 PROJECT SUMMARY

The proposed Project consists of an application for the second revision to Surface Mining Permit No. 143R1 (herein, "SMP 143R2"). SMP 143R2 proposes to consolidate the existing Surface Mining Permits

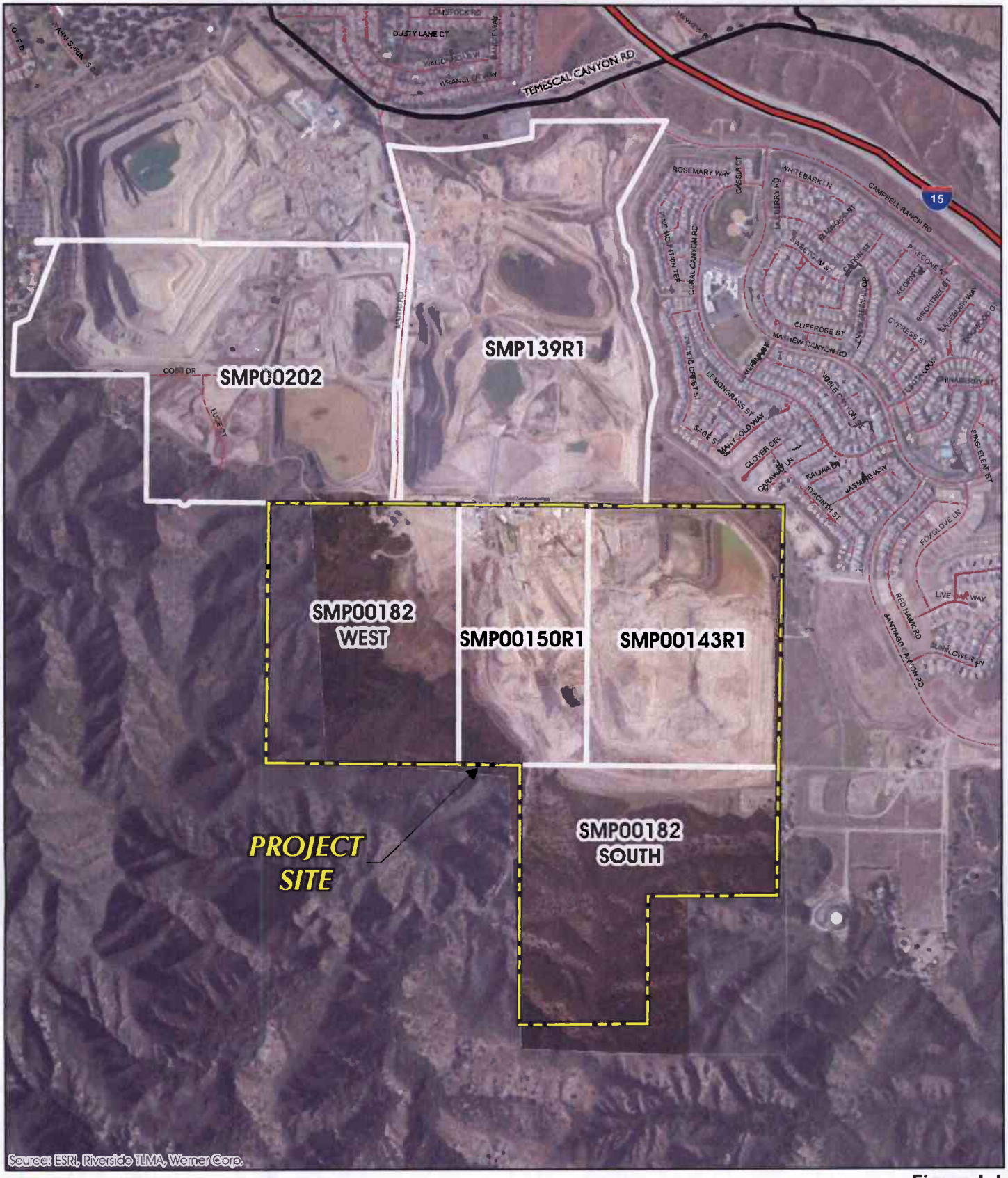

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Figure 1-1

LOCATION OF EXISTING ENTITLEMENTS

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Figure 1-2

AERIAL PHOTOGRAPH

(SMP 143R1, SMP 150R1, and SMP 182) into a single permit (SMP 143R2). SMP 143R2 and its associated Reclamation Plan would extend the duration of the existing surface mining permits by approximately 50 years; reduce areas subject to mining disturbance; eliminate a required 50-foot setback from the existing east-west access road; retain the existing maximum annual tonnage limit of 2.0 million tons per year (mtpy); allow for the operation of an Inert Debris Engineered Fill Operation (IDEFO) to facilitate ultimate site reclamation; and provide for the relocation of a down drain structure from the southern portion of adjacent Surface Mining Permit 139R1 (SMP 139R1) to the southern portion of proposed SMP 143R2.

Consistent with the site's existing entitlements, SMP 143R2 would be restricted to a maximum tonnage of 2.0 mtpy of materials, consisting of some combination of outgoing mined aggregate materials and incoming inert material as part of the IDEFO. In addition, with the exception of the existing 50-foot setback along the northern property line adjacent to SMP 139 R1 and a small area of new impact in the western portion of the site, SMP 143R2 would result in an overall reduction in areas subject to physical impacts from on-going mining operations.

Please refer to Section 3.0, *Project Description*, for a comprehensive description of the proposed Project.

1.4 CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)

1.4.1 CEQA Objectives

CEQA, a statewide environmental law contained in Public Resources Code §§ 21000-21177, applies to most public agency decisions to carry out, authorize, or approve actions that have the potential to adversely affect the environment. The overarching goal of CEQA is to protect the physical environment. To achieve that goal, CEQA requires that public agencies inform themselves of the environmental consequences of their discretionary actions and consider alternatives and mitigation measures that could avoid or reduce significant adverse impacts when avoidance or reduction is feasible. It also gives other public agencies and the general public an opportunity to comment on the information. If significant adverse impacts cannot be avoided, reduced, or mitigated to below a level of significance, the public agency is required to prepare an EIR and balance the project's environmental concerns with other goals and benefits in a statement of overriding considerations.

1.4.2 CEQA Requirements for Environmental Impact Report (EIR) Addendums

The CEQA Guidelines allow for the updating and use of a previously certified EIR for projects that have changed or are different from the previous project or conditions analyzed in the certified EIR. In cases where changes or additions occur with no new or more severe significant environmental impacts, an Addendum to a previously certified EIR may be prepared. See CEQA Guidelines § 15164.

The following describes the requirements of an Addendum, as defined by CEQA Guidelines § 15164:

a. The lead agency or responsible agency shall prepare an Addendum to a previously certified EIR if some changes or additions are necessary but none of the conditions described in § 15162 calling for preparation of a Subsequent EIR have occurred.

b. An Addendum to an adopted negative declaration may be prepared if only minor technical changes or additions are necessary or none of the conditions described in § 15162 calling for the preparation of a subsequent EIR or negative declaration have occurred.

c. An Addendum need not be circulated for public review but can be included in or attached to the Final EIR.

d. The decision-making body shall consider the Addendum with the Final EIR prior to making a decision on the project.

e. A brief explanation of the decision not to prepare a Subsequent EIR pursuant to § 15162 should be included in an Addendum to an EIR, the lead agency's findings on the project, or elsewhere in the record. The explanation must be supported by substantial evidence.

As noted above, CEQA Guidelines § 15164(a) and (b) allow for the preparation of an Addendum if none of the conditions described in § 15162 are met. CEQA Guideline § 15162 describes the conditions under which a Subsequent EIR must be prepared, as follows:

a. Substantial changes are proposed in the project which will require major revisions of the previous EIR due to the involvement of environmental effects or a substantial increase in the severity of previously identified significant effects;

b. Substantial changes occur with respect to the circumstances under which the project is undertaken, which will require major revisions of the previous EIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or

c. New information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete, shows any of the following:

   1. The project will have one or more significant effects not discussed in the previous EIR;

   2. Significant effects previously examined will be substantially more severe than shown in the previous EIR;

   3. Mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternatives; or

   4. Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

If none of these circumstances are present, and only minor technical changes or additions are necessary to update the previously certified EIR, an Addendum may be prepared. See CEQA Guidelines § 15164. As described in detail Section 1.4.5 and in the Initial Study (Appendix A), none of the above circumstances that warrant the preparation of a Subsequent EIR are present.

1.4.3 Format and Content of this EIR Addendum

The following components comprise the EIR Addendum in its totality:

a. This Introduction (Section 1.0), Environmental Setting (Section 2.0), and the Project Description (Section 3.0).

b. The completed Initial Study/Environmental Checklist Form and its associated analyses, which conclude that the proposed Project would not result in any new significant environmental impacts or substantially increase the severity of environmental impacts beyond the levels disclosed in FEIR No. 359.

c. Eight (8) technical reports and other documentation that evaluate the proposed Project, which are attached as EIR Addendum Technical Appendices C-I.

Appendix C	Biological Resources Assessment, prepared by Alden Environmental, Inc. and dated August 1, 2014.
Appendix D1	Report of Slope Stability Evaluation, prepared by Hilltop Geotechnical, Inc., and dated January 20, 2014.
Appendix D2	Response to County Review of Slope Stability Report, prepared by Hilltop Geotechnical, Inc., and dated May 5, 2014.
Appendix D3	Response to Riverside County Planning Department Second Review of Slope Stability Evaluation Report, prepared by Hilltop Geotechnical, Inc., and dated September 8, 2014.
Appendix E	Preliminary Hydrology & Drainage Analysis, prepared by Joseph E. Bonadiman & Associates, Inc., and dated April 2014.
Appendix F	Project Specific Water Quality Management Plan, prepared by Joseph E. Bonadiman & Associates, Inc. and dated April 2014.
Appendix G	Hydrologic Characterization of the Coldwater Basin, prepared by Bulot, Inc., and dated March 2012.
Appendix H	Visual Simulation Analysis, prepared by VisionScape Imagery.
Appendix I	Greenhouse Gas Analysis, prepared Associates Environmental and dated December 9, 2014.

d. The Draft and Final EIR No. 359, accompanying Mitigation Monitoring Program (MMP), Technical Appendices to EIR No. 359, Findings and Statement of Facts, Statement of Overriding Considerations, and the associated Board of Supervisors Resolution.

Each of the appendices listed above are available for review at the County of Riverside Planning Department, located at 4080 Lemon Street, 12th Floor, Riverside, California.

1.4.4 Initial Study Checklist

The County of Riverside prepared the proposed Project's Initial Study Checklist as suggested by CEQA Guidelines §§ 15063(d)(3) and 15168(c)(4). The CEQA Guidelines include a suggested checklist to indicate whether the conditions set forth in § 15162, which would require a subsequent or supplemental EIR, are met and whether there would be new significant impacts resulting from the project not examined in the Program EIR. The checklist and an explanation of each answer on the form can be found in Appendix A.

As presented in Appendix A, there are four possible responses to each of the environmental issues included on the checklist:

1. **New Significant Impact**. This response is used to indicate when the Project has changed to such an extent that major revisions to EIR No. 359 are required due to the presence of new significant environmental effects.

2. **More Severe Impacts**. This response is used to indicate when the circumstances under which the Project is undertaken have changed to such an extent that major revisions to EIR No. 359 are required due to the fact that the severity of previously identified significant effects would substantially increase.

3. **New Ability to Substantially Reduce Significant Impact**. This response is used to indicate when new information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time EIR No. 359 was certified, indicates that there are new mitigation measures or alternatives available to substantially reduce significant environmental impacts of the Project, but the Project proponent declines to adopt the mitigation measure(s) or alternative.

4. **No Substantial Change from Previous Analysis**. This response is used to indicate when EIR No. 359 found an environmental impact to not occur or to be less than significant, and the proposed Project would not create a new impact or substantially increase the severity of the previously identified environmental impact.

The Initial Study Checklist and accompanying explanation of checklist responses provide the information and analysis necessary to assess relative environmental impacts of the current Project in the context of environmental impacts addressed in the previously certified EIR No. 359. In doing so, the County will determine the extent of additional environmental review, if any, for the current Project.

Additionally, it should be noted that EIR No. 359 included a variety of mitigation measures that were not numbered. In order to facilitate discussion of individual mitigation requirements from EIR No. 359, the mitigation measures have been re-numbered (refer to the Mitigation Monitoring Program in Appendix B).

1.4.5 Initial Study Findings

Appendix A to this EIR Addendum contains a copy of the Initial Study/Environmental Assessment that was prepared for the proposed Project pursuant to CEQA and County of Riverside requirements (Riverside County Initial Study/Environmental Assessment No. 42714). The Initial Study determined that implementation of the proposed Project would not result in any new, significant environmental effects under the issue areas of aesthetics, agriculture/forest resources, air quality, biological resources, cultural resources, geology/soils, greenhouse gas emissions, hazards/hazardous materials, hydrology/water quality, land use/planning, mineral resources, noise, population/housing, public services, recreation, transportation/traffic, or utilities/service systems. More specifically, the County of Riverside has determined that an Addendum to EIR No. 359 should be prepared, rather than a Supplemental or Subsequent EIR, based on the following facts:

a) As demonstrated in the accompanying Initial Study/Environmental Assessment form and its associated analyses (refer to Appendix A), the proposed Project would not require major revisions to the previously-certified EIR No. 359 because the Project would not result in any new significant impacts to the physical environment nor would it create substantial increases in

the severity of the environmental impacts previously disclosed in the EIR No. 359. In summary, the proposed Project consists of the consolidation of three existing surface mining permits into a single revised permit (SMP 143R2). Proposed SMP 143R2 and its associated Reclamation Plan would extend the duration of the existing surface mining permits by approximately 50 years; reduce areas subject to mining disturbance; retain the existing annual tonnage limit of 2.0 mtpy; eliminate a required 50-foot setback from Maitri Road; allow for the operation of an Inert Debris Engineered Fill Operation (IDEFO) to facilitate ultimate site reclamation; and provide for the relocation of a down drain structure from the southern portion of adjacent Surface Mining Permit 139R1 (SMP 139R1) to the southern portion of proposed SMP 143R2. These changes would result in a net decrease in areas subject to physical disturbance and would not result in an increase in operational characteristics at the site because the maximum annual tonnage would remain capped at 2.0 mtpy (inclusive of tonnage associated with the IDEFO). As such, there would be no new environmental effects or a substantial increase in the severity of previously identified significant effects as a result of the proposed Project. Thus, the proposed Project would not require major revisions to the previously-certified EIR No. 359.

b) EIR No. 359 concluded that implementation of SMPs 143R1, 150R1, and 182 would result in significant and unavoidable impacts to biological resources (due to the destruction of native flora and fauna and habitat pressures on surrounding Forest Service Lands) and aesthetics (due to the permanent alteration of hillsides that are visible in the surrounding viewshed). As demonstrated in the accompanying Initial Study/Environmental Assessment form and its associated analyses (refer to Appendix A), because the approved mining limits would be reduced as part of the proposed Project, the Project would have a slight reduction in impacts to aesthetics and biological resources. There are no components of the proposed Project that would result in new or increased impacts to aesthetics or biological resources. As such, the proposed Project would not result in any new significant environmental impacts or substantially increase the severity of impacts identified in the EIR No. 359 under the issue areas of aesthetics or biological resources.

c) Subsequent to the certification of EIR No. 359, no substantial changes in the circumstances under which the Project would be undertaken have occurred. Although the Sycamore Creek Specific Plan has been developed with residential uses since certification of EIR No. 359, impacts due to the introduction of sensitive receptors in close proximity were fully evaluated in the Sycamore Creek EIR (EIR No. 325). As concluded in EIR No. 325, the Sycamore Creek Specific Plan was designed to incorporate a buffer zone between the residences and mining operations, which was determined to reduce noise levels below a level of significance. Additionally, mitigation was imposed by EIR No. 325 requiring the installation of two staggered rows of closely planted conifers and/or pines near the top of a required landscape berm, and an additional row of trees along the boundary with the Project site. The required mitigation was determined to reduce air quality impacts from the adjacent mining operation to a level below significant. The landscaped berm also serves to reduce visual impacts associated with the existing mining operations. Therefore, although the Sycamore Creek community did not exist at the time EIR No. 359 was certified, and as concluded in the Project's Initial Study/Environmental Assessment (Appendix A), this change in circumstances would not result in any new impacts to the environment, including impacts to the residents within Sycamore Creek.

d) Subsequent to the certification of EIR No. 359, no new information of substantial importance has become available which was not known and could not have been known at the time the EIR No. 359 was prepared.

e) The Project's discretionary action, which includes a revision to and consolidation of three existing surface mining permits, would not result in any new or substantially more severe significant environmental impacts beyond those disclosed in EIR No. 359.

f) Subsequent to the certification of EIR No. 359, no new mitigation measures or alternatives have been identified that were infeasible at the time EIR No. 359 was certified and that would substantially reduce impacts to aesthetics or biological resources.

g) Subsequent to the certification of EIR No. 359, no new mitigation measures or alternatives that are considerably different from those analyzed in EIR No. 359 have been identified to reduce the significant unavoidable impacts to aesthetics or biological resources.

h) Technical reports that evaluate the proposed Project were prepared for the subject areas of biological resources, geology, greenhouse gas emissions, hydrology/water quality, and visual quality. Copies of these reports are contained within the appendix of this document. These technical reports do not identify any new impacts or substantial increases in impacts to the environment beyond that which was disclosed in EIR No. 359. Specifically, these technical reports concluded as follows:

1. The *Biological Resources Assessment* (Technical Appendix C), prepared by Alden Environmental, Inc. and dated August 1, 2014, concludes that the proposed Project would not result in any new impacts or more severe impacts associated with biological resources than previously disclosed in EIR No. 359, nor would the Project conflict with any applicable Multiple Species Habitat Conservation Plan (MSHCP) policies;

2. The *Report of Slope Stability Evaluation* (Technical Appendix D1), dated January 30, 2014, and the *Response to County Review of Slope Stability Report* (Technical Appendix D2), dated May 5, 2014, and the Response to Riverside County Planning Department Second Review of Slope Stability Evaluation Report, dated September 8, 2014 (Technical Appendix D3), all of which were prepared by Hilltop Geotechnical, Inc., did not identify any concerns associated with the site's geology or soils, and provide standard recommendations to ensure that future development on the Project site does not present any hazards to life or property;

3. The *Preliminary Hydrology & Drainage Analysis* (Technical Appendix E), prepared by Joseph E. Bonadiman & Associates, Inc., and dated April 2014, concludes that on-going mining and reclamation uses on the Project site would not result in any new or more severe impacts to hydrology than previously disclosed in EIR No. 359;

4. The *Project Specific Water Quality Management Plan* (Technical Appendix F), prepared by Joseph E. Bonadiman & Associates, Inc. and dated April 2014, identifies measures that would need to be incorporated into the proposed Project to preclude significant water quality effects. Mandatory compliance with the recommendations of the WQMP, as required pursuant to the County's Conditions of Approval for the Project, would ensure that the Project would not result in new or more severe impacts to water quality than previously disclosed in EIR No. 359;

5. The *Hydrologic Characterization of the Coldwater Basin* (Technical Appendix G), prepared by Bulot, Inc., and dated March 2012, concluded that mining and well pumping in the area have existed concurrently for approximately 40 years, with no detrimental effects

to water quality or the water table. Therefore, mining and reclamation uses on the Project site would not result in any new or more severe impacts to groundwater resources than previously disclosed in EIR No. 359;

6. The *Visual Simulation Analysis* (Technical Appendix H), prepared by VisionScape Imagery, illustrates that the ultimate reclamation of the site would not result in new or more severe impacts to aesthetics than previously disclosed in EIR No. 359 and that reclamation of the Project site would actually improve the quality of the surrounding view shed;

7. The *Greenhouse Gas Evaluation Report* (Technical Appendix I), prepared by Associates Environmental and dated December 9, 2014, concludes that the proposed Project would not generate substantial amounts of greenhouse gases that could result in a new impact or more severe significant impact on the environment, nor would the Project conflict with any plans, policies, or regulations adopted for the purpose of reducing GHG emissions.

Therefore, and based on the findings of the Initial Study/Environmental Assessment (Appendix A), the County of Riverside determined that an EIR Addendum shall be prepared for the proposed Project pursuant to CEQA Guidelines § 15070(b). The purpose of this Addendum is to evaluate the proposed Project's level of impact on the environment in comparison to the existing condition and the impacts disclosed in EIR No. 359.

1.4.6 EIR Addendum Processing

The Riverside County Planning Department directed and supervised the preparation of this Addendum. Although prepared with assistance of the consulting firm T&B Planning, Inc., the content contained within and the conclusions drawn by this EIR Addendum reflect the sole independent judgment of the County.

This EIR Addendum will be forwarded, along with the previously-certified FEIR No. 359, to the Riverside County Planning Department for review of the proposed Project. A public hearing will be held before the Riverside County Planning Commission. The Planning Commission will consider the proposed Project and the adequacy of this EIR Addendum, at which time public comments will be heard. At the conclusion of the public hearing process, the Planning Commission will take action within their authority to outright approve, conditionally approval, or deny approval of the proposed Project.

The decision of the Planning Commission is considered final and no action by the Board of Supervisors is required unless, within ten (10) days after the notice of decision appears on the Board's agenda, the Project Applicant or an interested person files an appeal. Additionally, SMP 143R2 would be sent to the Board of Supervisors as a "Receive and File" action; the Board of Supervisors has the option of pulling the SMP 143R2 approval from the "Receive and File" docket and assuming approval authority. If an appeal is filed, or if the Board of Supervisors opts to assume approval authority, then the Board of Supervisors would consider the proposed action and the adequacy of this EIR Addendum. In such cases, the Board of Supervisors would conduct a public hearing to evaluate the proposal and would take final action to outright approve, conditionally approval, or deny approval of the proposed Project.

If approved, the Planning Commission or Board of Supervisors will also adopt findings relative to the Project's environmental effects following the implementation of mitigation measures.

1.4.7 Incorporation by Reference

CEQA Guidelines §15150 states that an "EIR or Negative Declaration may incorporate by reference all or portions of another document which is a matter of public record or is generally available to the public." This EIR Addendum incorporates the following documents by reference in accordance with § 15150:

- EIR No. 359 (SCH No. 1990020302), which was prepared in support of SMP 143R1, SMP 150R1, and SMP 182, and was certified by the Riverside County Board of Supervisors 1991;
- EIR No. 325, which evaluated impacts associated with the buildout of the Sycamore Creek Specific Plan and was certified by the Riverside County Board of Supervisors in 1994;
- EIR No. 441 (SCH No. 2002051143), which evaluated impacts associated with buildout of the General Plan and was certified by the Riverside County Board of Supervisors in 2003;
- Mitigated Negative Declaration (MND) No. 42476 (SCH No. 2013091018), which evaluated impacts associated with SMP 139R1 and was adopted by the Riverside County Board of Supervisors on November 22, 2013. MND No. 42476 evaluated impacts associated with expanded mining limits that resulted from the elimination of a 50-foot setback along the southern boundary of SMP 139, and also evaluated impacts to off-site areas (inclusive of the Project site) that would be a reasonably foreseeable consequence of the Project. Although disturbance within the SMP 139R1 site would be a reasonably foreseeable consequence of the proposed Project, such impacts were fully evaluated and disclosed by MND No. 42476. As such, impacts and mitigation measures associated with this off-site area will be incorporated by reference in this EIR Addendum; and
- Draft EIR No. 521 (SCH No. 200904105), which evaluates impacts associated with the County's comprehensive update to the General Plan and the County's Climate Action Plan (CAP). Draft EIR No. 521 was circulated for public review in May and June 2014 and is expected to be considered by the Riverside County Board of Supervisors in late 2014 or early 2015.

The above-referenced documents are all available for public review at the Riverside County Planning Department, 4080 Lemon Street, 12th Floor, Riverside, CA 92501. In addition to the above-referenced documents, this EIR Addendum also incorporates by reference the list of documents included in Section VII., *References*, of the Project's Initial Study (Appendix A). All of the documents listed in Section VII of the Initial Study are also available for public review at the Riverside County Planning Department, 4080 Lemon Street, 12th Floor, Riverside, CA 92501, and/or on-line at the location identified in Section VII of the Initial Study.

2.0 ENVIRONMENTAL SETTING

2.1 PROJECT LOCATION

As shown on Figure 2-1, *Regional Location Map*, and Figure 2-2, *Vicinity Map*, the Project site is located within the Temescal Canyon portion of unincorporated Riverside County, approximately 4.25 miles northwest of the City of Lake Elsinore and 3.5 miles south of the City of Corona. Specifically, the Project site comprises approximately 440 acres of land located at the southern terminus of Maitri Road. The site is bounded on the north by an unnamed east-west access road and on the east by an existing residential community (Sycamore Creek). Lands to the west and south of the Project site are located within the Cleveland National Forest. Unimproved access roads are present within the Project boundary. The eastern portion of the Project site (SMP 143R1) abuts an existing master planned residential community (Sycamore Creek). The subject property encompasses Assessor's Parcel Numbers 290-120-002, 005, 003, and 007 and 290-150-002, and 003 and is located in Sections 11 and 14 of Township 5 South, Range 6 West, San Bernardino Baseline and Meridian.

2.2 EXISTING SITE AND AREA CHARACTERISTICS

2.2.1 Site Access

Access to the Project site is via Maitri Road, south of Temescal Canyon Road. Customers and employees commuting to the site typically exit Temescal Canyon Road or Indian Truck Trail off of Interstate 15 in the unincorporated area of Riverside County between the cities of Corona and Lake Elsinore. Maitri Road is now a private roadway which provides access for all utilities and essential public services. It was converted to a private road by the Riverside County Board of Supervisors pursuant to Resolution No. 2012-103. Security and public safety are assured through the use of controlled access near the intersection of Maitri Road and Temescal Canyon Road, including security after business hours.

2.2.2 Existing Site Conditions

The Temescal Canyon area contains a number of surface mining operations, most of which have been in operation since the 1970s and 1980s, and are the source of large quantities of construction grade aggregates for Riverside, Orange, San Diego and San Bernardino Counties. The alluvial fans of Mayhew Canyon and Coldwater Canyon have both been recognized by the California Geological Survey (CGS) and Riverside County as having geological resources significant to the State of California. The Project site is located at the mouth of Mayhew Canyon, southeast of Coldwater Canyon.

Figure 1-2, previously presented section 1.2, depicts the existing conditions of the Project site. As shown on Figure 1-2, the Project site is currently used as a permitted sand and gravel mining operation. The site is surrounded by six-foot high chain-link fencing and marked with signage to restrict public encroachment into the mining areas. A 50-foot setback around the property is currently observed as required and will be maintained after reclamation, to minimize public encroachment into the mining areas.

As shown on Figure 1-2, the Project site encompasses three previously permitted mining operations (SMP 143R1, SMP 150R1, and SMP 182). These areas are fully disturbed and include numerous unpaved roadways, overhead utility lines, a paved parking area, a trailer, storage sheds, several conveyer belts, a desilting pond, weigh station, crushing station, surge pile, washing and sizing station, and several existing stockpiles. Areas subject to mining and ancillary activities are composed entirely of disturbed habitat , with exception of a small area of undisturbed land supporting native vegetation communities in the northwestern portion of the Project site (Alden, 2014, Figure 4).

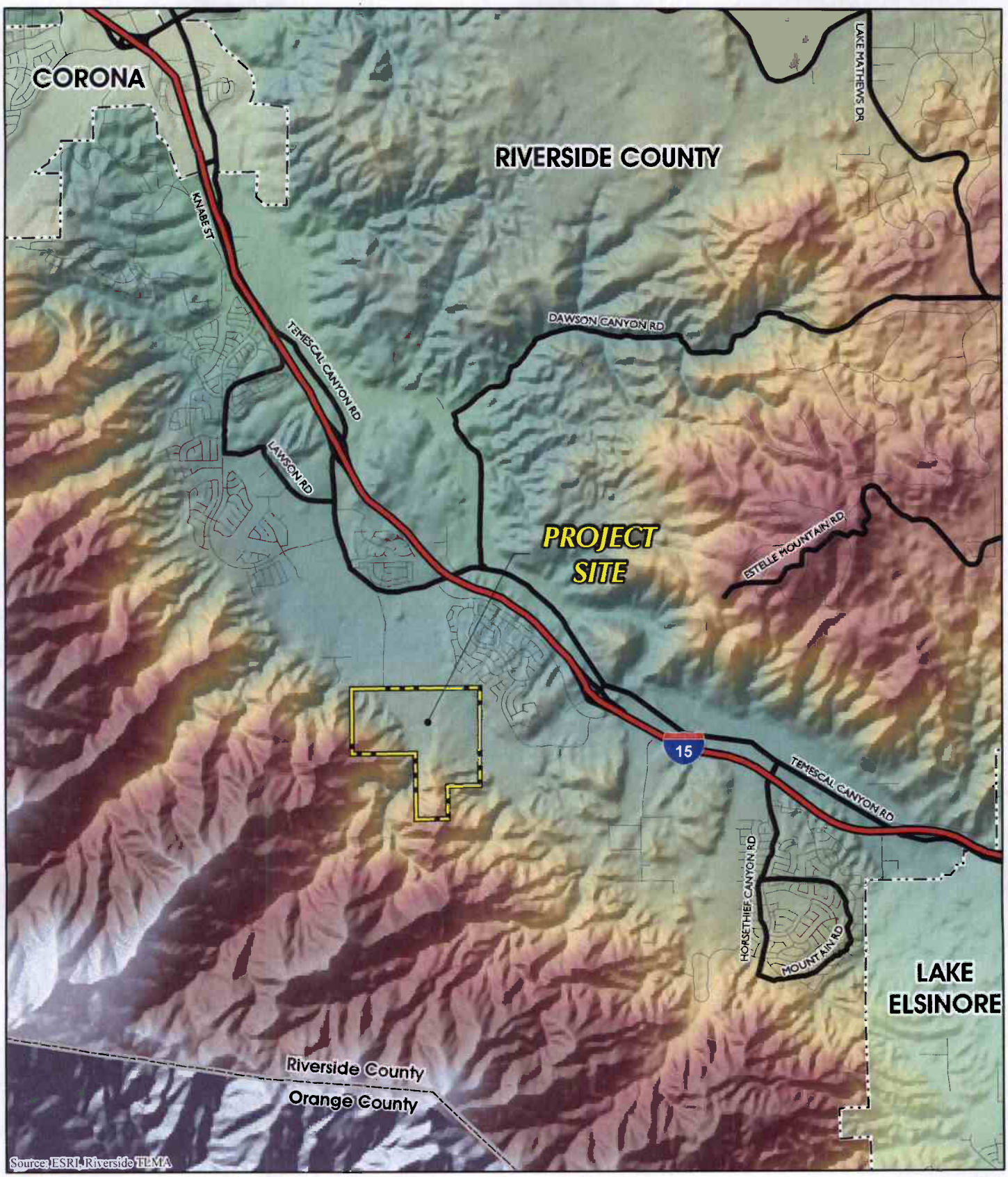

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Figure 2-1

REGIONAL LOCATION MAP

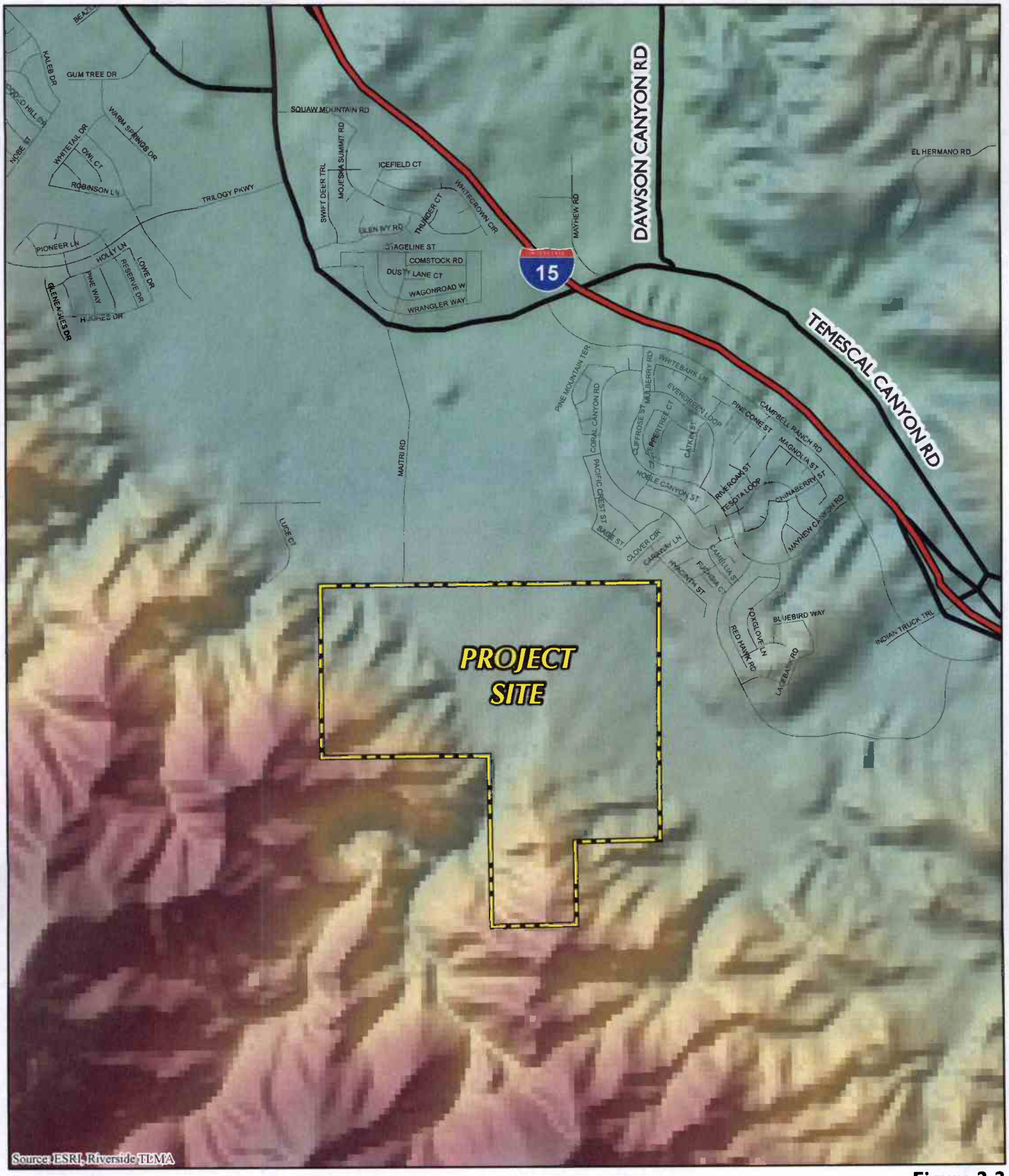

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Figure 2-2

VICINITY MAP

Within the western portion of the Project site is an existing office structure and associated parking area. Southerly of the office structure is an Elsinore Valley Municipal Water District (EVMWD) water tank.

As also shown on Figure 1-2, the western and southern portions of the Project site (i.e., areas not subject to mining activities under existing conditions) consist of largely undisturbed natural habitat primarily composed of scrub oak chaparral, coast live oak woodland, and Riversidean sage scrub (Alden, 2014, Figure 4).

Mayhew Creek enters the Project site at the southern boundary. Flows from Mayhew Creek are conveyed from south to north via a defined, unimproved, natural channel separated from mining activities by a 10-20 foot tall dike. A debris basin constructed at the north end of the SMP 150R1 site contained flows from Mayhew Creek and directed them through three 48-inch diameter pipes under the east-west access road.

2.2.3 General Plan and Zoning

The Project site, which consists of approximately 440 acres permitted for mining, is designated by the Riverside County General Plan and Temescal Canyon Area Plan as "Open Space – Mineral Resources (OS – MIN)." The Project site is zoned for "Mineral Resources and Related Manufacturing (M-R-A)," which permits mining subject to a mining permit under Riverside County Ordinance 555. The Project site is not located within any General Plan Policy Areas.

General Plan designations surrounding the Project site include the following: OS-MIN and "Open Space – Conservation (OS-C)" to the north; OS-C, "Rural Community- Estate Density Residential (RC-EDR)," "Estate Density-Very Low Density Residential (RC-VLDR)," and "Rural-Residential (RR)" to the east; "Open Space-Conservation Habitat (OS-CH)" to the south; OS-CH and "Open Space- Rural (OS-RUR) to the west.

Zoning designations surrounding the Project site include the following: M-R-A and "Specific Plan Zone (SP Zone)" to the north; SP Zone and "Rural Residential (R-R)" to the east; R-R to the south; and R-R and "Residential-Agricultural (R-A-10)" to the west.

2.2.4 Surrounding Land Uses and Development

Figure 2-3, *Surrounding Land Uses and Development*, depicts the Project site and the existing land uses on and immediately surrounding the site. As shown, existing surrounding land uses include several mines located to the north and northwest. The Mayhew Aggregates and Mine Reclamation, which operates under permit SMP 139R1, exists to the north. To the northwest is Chandler Aggregates, which operates pursuant to SMPs 133 and 202. These mines include three (3) Ready-Mix Concrete Batch Plants and an Asphalt Plant. The southern terminus of Maitri Road, a private improved two-lane roadway, and an east-west access road abut the northern boundary of the Project site. Open space associated with the Santa Ana Mountains and the Cleveland National Forest occurs to the west and southwest of the Project site.

Immediately east of the Project site is an existing residential community, which is part of the approved Sycamore Creek Specific Plan (Specific Plan No. 256). The Sycamore Creek community consists of single-family residential homes, commercial land uses, a recreational center, a fire station, an elementary school, open space, and parks. To the north of the Project site, beyond the Chandler Aggregates and Mayhew Aggregates mining sites, are several undeveloped parcels and an existing electrical substation. Further to the north, and beyond Temescal Canyon Road, is an existing residential community (Butterfield Estates) consisting of medium-high density residential land uses and passive recreation areas.

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0 500 1,000 2,000 Feet

Figure 2-3

SURROUNDING LAND USES AND DEVELOPMENT

The closest residence within the Sycamore Creek community is more than 350 feet from the Project site, while the closest residence within Butterfield Estates occurs at a distance in excess of 4,000 feet. In addition, an existing residence is located approximately 300 feet east of the Project site (i.e., southerly of the Sycamore Creek community).

2.3 EXISTING OPERATIONAL CHARACTERISTICS

Under existing conditions, the Project site consists of surface mining operations producing construction-grade aggregates primarily used in Riverside County, with lesser amounts that are exported to Orange, San Diego, and San Bernardino Counties. The primary minerals extracted from the Project site are construction-grade sand and gravel.

There is no topsoil or overburden to be removed on most of the Project site, because the site has been mined for 35 +/- years and these materials have been removed by the on-going mining activities. Table 2-1, *Operational Equipment Summary for Existing Conditions*, summarizes the equipment utilized on-site on a daily basis under existing conditions, based on information provided by the Project Applicant.

Existing operations at the Project site involve the use of front-end loaders, dozers, haul trucks, and a water truck within the mining pit to bring the raw material to the processing plants for crushing, washing, and sizing. Initial screening separates material using a 2-inch opening, which creates a sand surge and a rock surge pile for further processing. The sand is then washed and sized according to the particular specifications of different products (Washed Concrete Sand, Washed Plaster Sand, etc.) and distributed into stockpiles via stacking conveyors, where it dewaters and awaits final shipment. The rock surge pile is crushed, washed, and sized according to specifications, and stockpiled using a combination of stacking conveyors and bunkers. The processing plant at the Project site has the capacity to produce approximately 550 tons per hour of sand and gravel. Blasting is permitted on the site pursuant to the existing entitlements for the site.

Table 2-1 Operational Equipment Summary for Existing Conditions

Description	Quantity
773B Haul Truck	1
769C Haul Truck	1
4,000 Gallon Water Truck	1
988F Wheel Loader	2
988K Wheel Loader	1
D8R Dozer	1
D10T Dozer	1
345 Excavator	1

Operations occur seven (7) days per week/24 hours per day. Activities are required to comply with Riverside County Noise and Lighting Standards (Riverside County Ordinances 847 and 915, respectively), as well as Riverside County Ordinances 555 (Surface Mining and Reclamation Act) and 348 (Land Use Ordinance).

Operational permits with the South Coast Air Quality Management District (SCAQMD) (SCAQMD Permit Nos. F24323 and E04124) have established a monthly production limit of 208,333 tons (2,500,000 tons per year) for the Project site, which is more than is being produced under existing conditions. Based on SMARA reporting data, the most recent 15-year average production level was 1,709,566 tons per year (combined for SMP 143R1, SMP 150R1, and SMP 182).