

Photo # 21 View east from northwest corner of site.



Photo # 22 Wooden storage shed located west of residence.



Photo # 23 Pastic bottles and other debris inside wood shed located west of the residence.

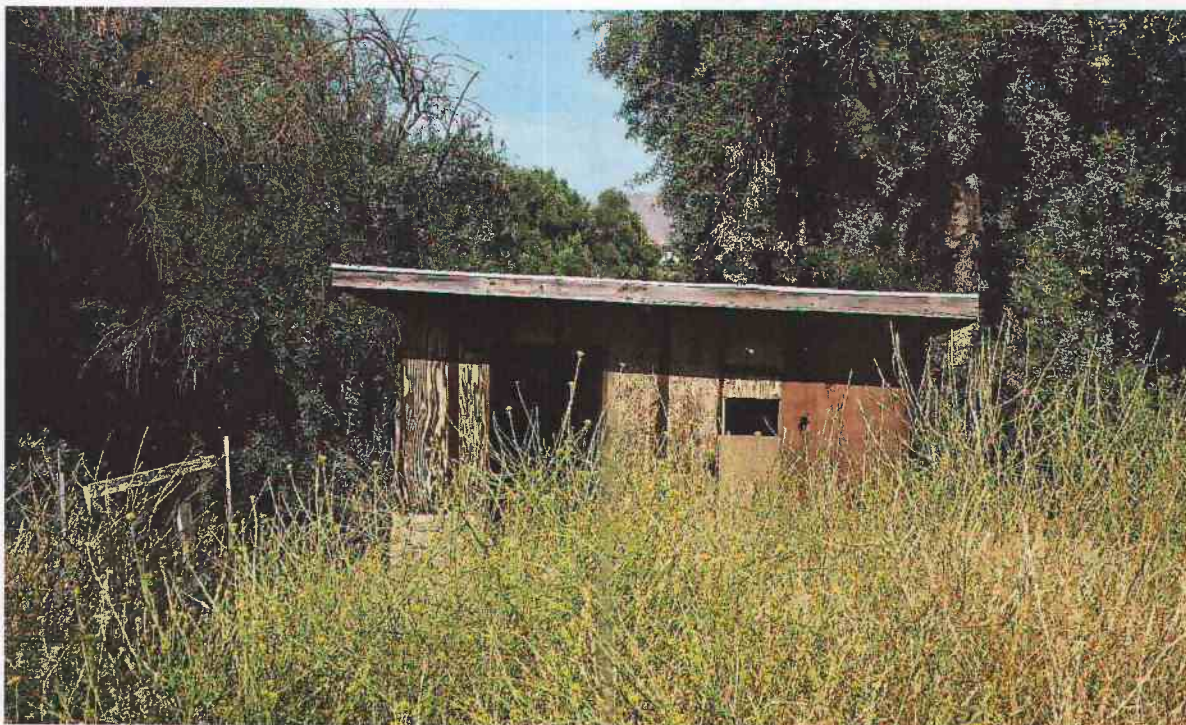


Photo # 24 View east of wooden storage shed adjacent south side of residence.



Photo # 25 Plastic chairs inside wooden shed located south of the residence.



Photo # 26 Front of residence.



Photo # 27 View of dining room.



Photo # 28 View of kitchen.



Photo # 29 Back utility room off dining room.

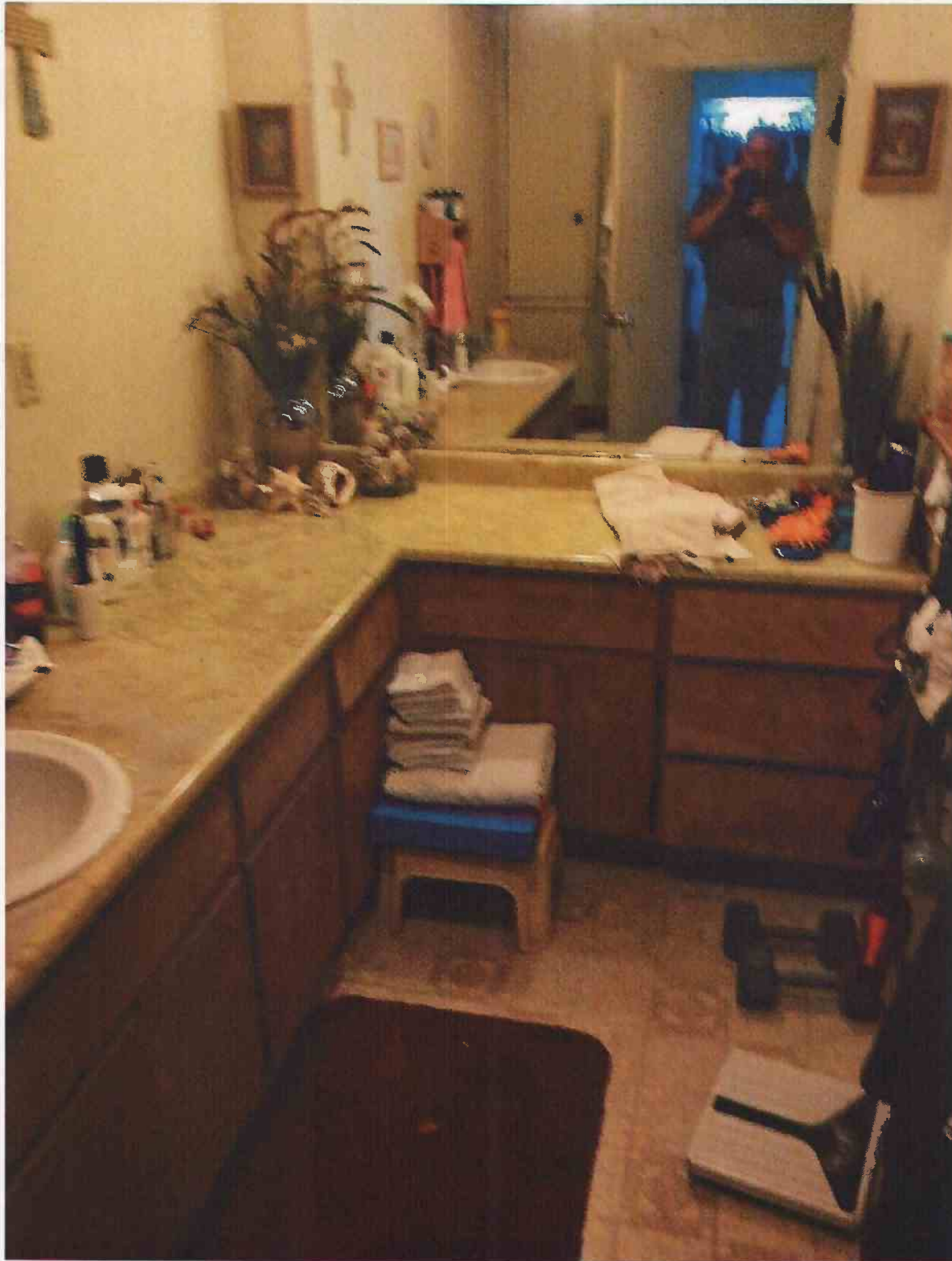


Photo # 30 Bathroom off utility room.



Photo # 31 Bedroom off utility room.



Photo # 32 Back bathroom.



Photo # 33 Back bedroom.

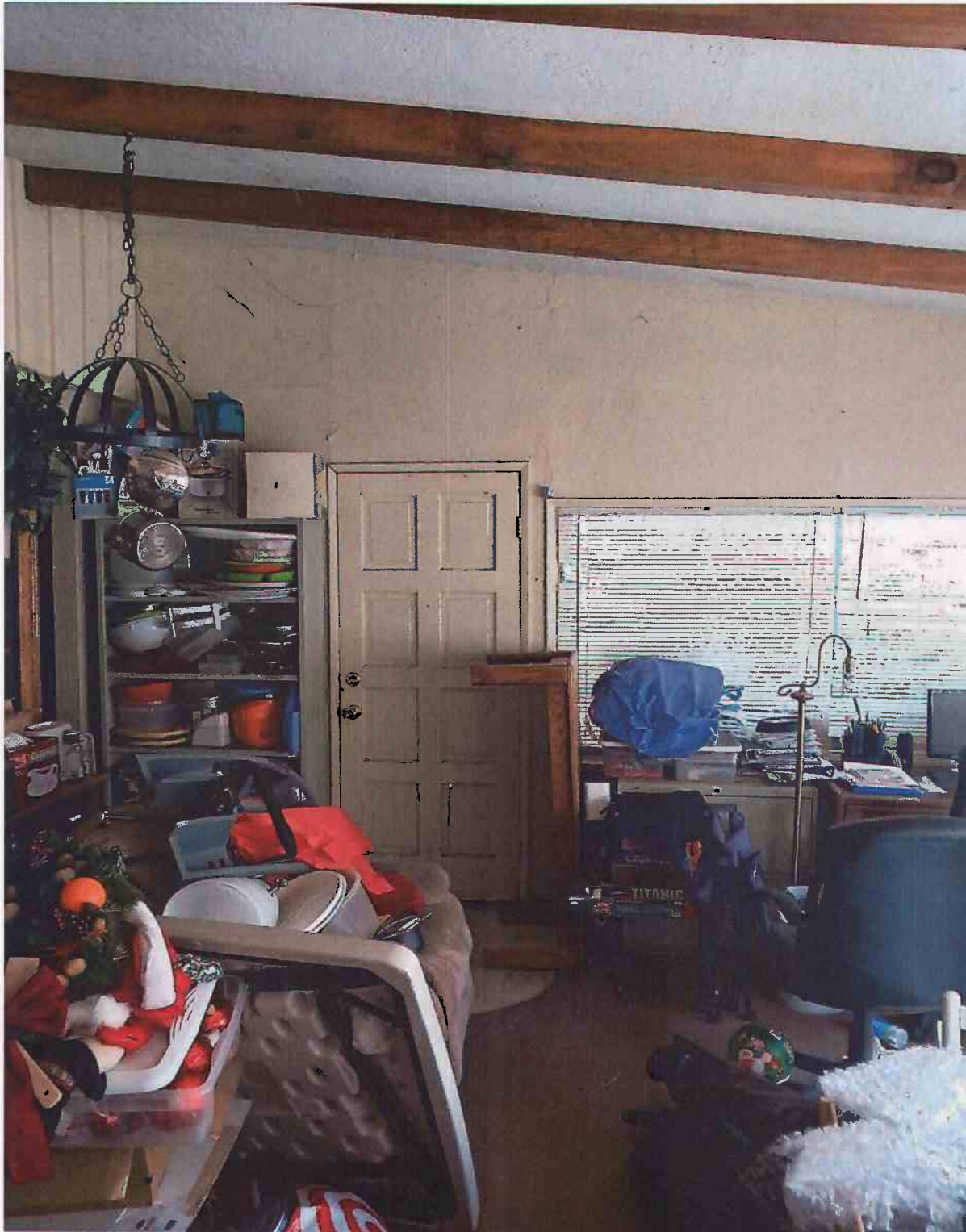


Photo # 33 Enclosed patio room off kitchen.

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1.0 Project Characteristics

1.1 Land Usage

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Other Asphalt Surfaces	2.44	Acre	2.44	106,286.40	0
City Park	3.40	Acre	3.40	148,104.00	0
Single Family Housing	48.00	Dwelling Unit	6.76	86,400.00	137

1.2 Other Project Characteristics

Urbanization	Urban	Wind Speed (m/s)	2.2	Precipitation Freq (Days)	31
Climate Zone	10			Operational Year	2020

Utility Company Southern California Edison

CO2 Intensity (lb/MW/hr)	702.44	CH4 Intensity (lb/MW/hr)	0.029	N2O Intensity (lb/MW/hr)	0.006
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1.3 User Entered Comments & Non-Default Data

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Project Characteristics -

Land Use - Acreage based on TTM 37294

On-road Fugitive Dust -

Demolition -

Road Dust - Road silt Loading of 0.08^g/m² based on ARB's Miscellaneous Process Methodology 7.9, Entrained Road Travel, Paved Road Dust (November 2016), Table 3, Major, Collector for Riverside and San Bernardino Counties.

Woodstoves - Modeled without woodstoves and wood burning fireplaces. SCAQMD Rule 445

Construction Off-road Equipment Mitigation - Watering of exposed area is a requirement to meet the limits specified in SCAQMD Rule 403

Construction Phase -

Grading -

Table Name	Column Name	Default Value	New Value
tblFireplaces	FireplaceWoodMass	1,019.20	0.00
tblFireplaces	NumberWood	2.40	0.00
tblGrading	MaterialImported	0.00	6,555.00
tblLandUse	LotAcreage	15.58	6.76
tblRoadDust	RoadSiltLoading	0.1	0.08
tblWoodstoves	NumberCatalytic	2.40	0.00
tblWoodstoves	NumberNoncatalytic	2.40	0.00
tblWoodstoves	WoodstoveDayYear	25.00	0.00
tblWoodstoves	WoodstoveWoodMass	999.60	0.00

2.0 Emissions Summary

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2.1 Overall Construction

Unmitigated Construction

Year	tons/yr											MT/yr				
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
2019	0.4466	4.1263	3.2408	6.8800e-003	0.3939	0.2000	0.5939	0.1502	0.1870	0.3372	0.0000	620.8440	620.8440	0.1114	0.0000	623.6285
2020	0.4462	1.3791	1.3098	2.8900e-003	0.0864	0.0657	0.1521	0.0233	0.0617	0.0850	0.0000	258.7822	258.7822	0.0403	0.0000	259.7898
Maximum	0.4466	4.1263	3.2408	6.8800e-003	0.3939	0.2000	0.5939	0.1502	0.1870	0.3372	0.0000	620.8440	620.8440	0.1114	0.0000	623.6285

Mitigated Construction

Year	tons/yr											MT/yr				
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
2019	0.4466	4.1263	3.2408	6.8800e-003	0.2721	0.2000	0.4722	0.0932	0.1870	0.2802	0.0000	620.8436	620.8436	0.1114	0.0000	623.6280
2020	0.4462	1.3791	1.3098	2.8900e-003	0.0864	0.0657	0.1521	0.0233	0.0617	0.0850	0.0000	258.7821	258.7821	0.0403	0.0000	259.7897
Maximum	0.4466	4.1263	3.2408	6.8800e-003	0.2721	0.2000	0.4722	0.0932	0.1870	0.2802	0.0000	620.8436	620.8436	0.1114	0.0000	623.6280

ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
0.00	0.00	0.00	0.00	25.35	0.00	16.32	32.88	0.00	13.51	0.00	0.00	0.00	0.00	0.00	0.00
Percent Reduction															

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Quarter	Start Date	End Date	Maximum Unmitigated ROG + NOX (tons/quarter)	Maximum Mitigated ROG + NOX (tons/quarter)
1	1-1-2019	3-31-2019	1.6023	1.6023
2	4-1-2019	6-30-2019	0.9764	0.9764
3	7-1-2019	9-30-2019	0.9871	0.9871
4	10-1-2019	12-31-2019	0.9909	0.9909
5	1-1-2020	3-31-2020	0.8919	0.8919
6	4-1-2020	6-30-2020	0.7914	0.7914
7	7-1-2020	9-30-2020	0.1422	0.1422
		Highest	1.6023	1.6023

2.2 Overall Operational

Unmitigated Operational

Category	tons/yr										MT/yr					
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Area	0.3651	0.0142	0.5003	8.0000e-005		3.4200e-003	3.4200e-003		3.4200e-003	3.4200e-003	0.0000	10.6063	10.6063	9.8000e-004	1.8000e-004	10.6843
Energy	7.9200e-003	0.0677	0.0288	4.3000e-004		5.4700e-003	5.4700e-003		5.4700e-003	5.4700e-003	0.0000	211.6793	211.6793	7.0100e-003	2.5800e-003	212.6219
Mobile	0.1626	0.8820	2.2411	7.6300e-003	0.5183	7.8000e-003	0.5261	0.1411	7.3200e-003	0.1484	0.0000	703.8371	703.8371	0.0359	0.0000	704.7348
Waste						0.0000	0.0000		0.0000	0.0000	11.4609	0.0000	11.4609	0.6773	0.0000	28.3938
Water						0.0000	0.0000		0.0000	0.0000	0.9922	34.2943	35.2865	0.1033	2.7000e-003	38.6739
Total	0.5356	0.9639	2.7702	8.1400e-003	0.5183	0.0167	0.5350	0.1411	0.0162	0.1573	12.4531	960.4170	972.8701	0.8245	5.4600e-003	995.1087

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2.2 Overall Operational

Mitigated Operational

Category	tons/yr											MT/yr				
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Area	0.3651	0.0142	0.5003	8.0000e-005	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	0.0000	10.6063	10.6063	9.8000e-004	1.8000e-004	10.8843
Energy	7.9200e-003	0.0677	0.0288	4.3000e-004	5.4700e-003	5.4700e-003	5.4700e-003	5.4700e-003	5.4700e-003	5.4700e-003	0.0000	211.6793	211.6793	7.0100e-003	2.5800e-003	212.6219
Mobile	0.1626	0.8820	2.2411	7.6300e-003	7.8000e-003	0.5261	0.1411	7.3200e-003	0.1484	0.0000	703.8371	703.8371	0.0359	0.0000	0.0000	704.7348
Waste					0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	11.4609	11.4609	0.6773	0.0000	0.0000	28.3938
Water					0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.9922	34.2943	35.2865	0.1033	2.7000e-003	38.6739
Total	0.5356	0.9639	2.7702	8.1400e-003	0.5183	0.0167	0.5350	0.1411	0.0162	0.1573	12.4631	960.4170	972.8701	0.8245	5.4600e-003	995.1087

Percent Reduction	Construction Phase											Construction Phase				
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

3.0 Construction Detail

Construction Phase

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Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Demolition	Demolition	1/1/2019	1/28/2019	5	20	
2	Site Preparation	Site Preparation	1/29/2019	2/11/2019	5	10	
3	Grading	Grading	2/12/2019	3/25/2019	5	30	
4	Building Construction	Building Construction	3/26/2019	5/18/2020	5	300	
5	Paving	Paving	5/19/2020	6/15/2020	5	20	
6	Architectural Coating	Architectural Coating	6/16/2020	7/13/2020	5	20	

Acres of Grading (Site Preparation Phase): 0

Acres of Grading (Grading Phase): 75

Acres of Paving: 2.44

Residential Indoor: 174,960; Residential Outdoor: 58,320; Non-Residential Indoor: 0; Non-Residential Outdoor: 0; Striped Parking Area: 6,377 (Architectural Coating – sqft)

OffRoad Equipment

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Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Demolition	Concrete/Industrial Saws	1	8.00	81	0.73
Demolition	Excavators	3	8.00	158	0.38
Demolition	Rubber Tired Dozers	2	8.00	247	0.40
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Grading	Excavators	2	8.00	158	0.38
Grading	Graders	1	8.00	187	0.41
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Grading	Scrapers	2	8.00	367	0.48
Grading	Tractors/Loaders/Backhoes	2	8.00	97	0.37
Building Construction	Cranes	1	7.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Building Construction	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Building Construction	Welders	1	8.00	46	0.45
Paving	Pavers	2	8.00	130	0.42
Paving	Paving Equipment	2	8.00	132	0.36
Paving	Rollers	2	8.00	80	0.38
Architectural Coating	Air Compressors	1	6.00	78	0.48

Trips and VMT

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Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Demolition	6	15.00	0.00	9.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Site Preparation	7	18.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Grading	8	20.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	124.00	47.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	15.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	25.00	0.00	0.00	14.70	6.90	20.00	LD_Mix	HDT_Mix	HHDT

3.1 Mitigation Measures Construction

Water Exposed Area

3.2 Demolition - 2019

Unmitigated Construction On-Site

Category	tons/yr										MT/yr					
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Fugitive Dust					9.8000e-004	0.0000	9.8000e-004	1.5000e-004	0.0000	1.5000e-004	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0351	0.3578	0.2206	3.9000e-004	0.0180	0.0180	0.0180	0.0167	0.0167	0.0167	0.0000	34.6263	34.6263	9.6300e-003	0.0000	34.8672
Total	0.0351	0.3578	0.2206	3.9000e-004	9.8000e-004	0.0180	0.0189	1.5000e-004	0.0167	0.0169	0.0000	34.6263	34.6263	9.6300e-003	0.0000	34.8672

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3.2 Demolition - 2019

Unmitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	4.000e-005	1.380e-003	2.800e-004	0.0000	8.000e-005	1.000e-005	8.000e-005	2.000e-005	0.0000	3.000e-005	0.0000	0.3449	0.3449	3.000e-005	0.0000	0.3456
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	7.200e-004	5.800e-004	6.260e-003	2.000e-005	1.550e-003	1.000e-005	1.660e-003	4.400e-004	1.000e-005	4.500e-004	0.0000	1.5304	1.5304	5.000e-005	0.0000	1.5316
Total	7.600e-004	1.960e-003	6.540e-003	2.000e-005	1.730e-003	2.000e-005	1.740e-003	4.600e-004	1.000e-005	4.800e-004	0.0000	1.8753	1.8753	8.000e-005	0.0000	1.8771
MT/yr																

Mitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Fugitive Dust					4.400e-004	0.0000	4.400e-004	7.000e-005	0.0000	7.000e-005	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0351	0.3578	0.2206	3.900e-004		0.0180	0.0180	0.0167	0.0167	0.0167	0.0000	34.6263	34.6263	9.630e-003	0.0000	34.8671
Total	0.0351	0.3578	0.2206	3.900e-004	4.400e-004	0.0180	0.0184	7.000e-005	0.0167	0.0168	0.0000	34.6263	34.6263	9.630e-003	0.0000	34.8671
MT/yr																

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3.2 Demolition - 2019

Mitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
	tons/yr															
Hauling	4.0000e-005	1.3800e-003	2.8000e-004	0.0000	8.0000e-005	1.0000e-005	8.0000e-005	2.0000e-005	0.0000	3.0000e-005	0.0000	0.3449	0.3449	3.0000e-005	0.0000	0.3456
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	7.2000e-004	5.8000e-004	6.2600e-003	2.0000e-005	1.6500e-003	1.0000e-005	1.6600e-003	4.4000e-004	1.0000e-005	4.5000e-004	0.0000	1.5304	1.5304	5.0000e-005	0.0000	1.5316
Total	7.6000e-004	1.9600e-003	6.5400e-003	2.0000e-005	1.7300e-003	2.0000e-005	1.7400e-003	4.6000e-004	1.0000e-005	4.8000e-004	0.0000	1.8753	1.8753	8.0000e-005	0.0000	1.8771

3.3 Site Preparation - 2019

Unmitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
	tons/yr															
Fugitive Dust					0.0903	0.0000	0.0903	0.0497	0.0000	0.0497	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0217	0.2279	0.1103	1.9000e-004		0.0120	0.0120	0.0110	0.0110	0.0110	0.0000	17.0843	17.0843	5.4100e-003	0.0000	17.2195
Total	0.0217	0.2279	0.1103	1.9000e-004	0.0903	0.0120	0.1023	0.0497	0.0110	0.0607	0.0000	17.0843	17.0843	5.4100e-003	0.0000	17.2195

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3.3 Site Preparation - 2019

Unmitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.3000e-004	3.5000e-004	3.7600e-003	1.0000e-005	9.9000e-004	1.0000e-005	1.0000e-003	2.6000e-004	1.0000e-005	2.7000e-004	0.0000	0.9182	0.9182	3.0000e-005	0.0000	0.9189
Total	4.3000e-004	3.5000e-004	3.7600e-003	1.0000e-005	9.9000e-004	1.0000e-005	1.0000e-003	2.6000e-004	1.0000e-005	2.7000e-004	0.0000	0.9182	0.9182	3.0000e-005	0.0000	0.9189
MT/yr																

Mitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Fugitive Dust					0.0407	0.0000	0.0407	0.0223	0.0000	0.0223	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0217	0.2279	0.1103	1.9000e-004		0.0120	0.0120	0.0110	0.0110	0.0110	0.0000	17.0843	17.0843	5.4100e-003	0.0000	17.2195
Total	0.0217	0.2279	0.1103	1.9000e-004	0.0407	0.0120	0.0526	0.0223	0.0110	0.0333	0.0000	17.0843	17.0843	5.4100e-003	0.0000	17.2195
MT/yr																

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3.3 Site Preparation - 2019
Mitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	4.3000e-004	3.5000e-004	3.7600e-003	1.0000e-005	9.9000e-004	1.0000e-005	1.0000e-003	2.6000e-004	1.0000e-005	2.7000e-004	0.0000	0.9182	0.9182	3.0000e-005	0.0000	0.9189
Total	4.3000e-004	3.5000e-004	3.7600e-003	1.0000e-005	9.9000e-004	1.0000e-005	1.0000e-003	2.6000e-004	1.0000e-005	2.7000e-004	0.0000	0.9182	0.9182	3.0000e-005	0.0000	0.9189
MT/yr																

3.4 Grading - 2019
Unmitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Fugitive Dust					0.1301	0.0000	0.1301	0.0540	0.0000	0.0540	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0711	0.8178	0.5007	9.3000e-004		0.0357	0.0357	0.0329	0.0329	0.0329	0.0000	83.5520	83.5520	0.0264	0.0000	84.2129
Total	0.0711	0.8178	0.5007	9.3000e-004	0.1301	0.0357	0.1658	0.0640	0.0329	0.0668	0.0000	83.5520	83.5520	0.0264	0.0000	84.2129
MT/yr																

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3.4 Grading - 2019

Unmitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.4400e-003	1.1500e-003	0.0125	3.0000e-005	3.2900e-003	3.0000e-005	3.3200e-003	8.7000e-004	2.0000e-005	9.0000e-004	0.0000	3.0608	3.0608	1.0000e-004	0.0000	3.0632
Total	1.4400e-003	1.1500e-003	0.0125	3.0000e-005	3.2900e-003	3.0000e-005	3.3200e-003	8.7000e-004	2.0000e-005	9.0000e-004	0.0000	3.0608	3.0608	1.0000e-004	0.0000	3.0632
MT/yr																

Mitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Fugitive Dust					0.0586	0.0000	0.0586	0.0243	0.0000	0.0243	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0711	0.8178	0.5007	9.3000e-004	0.0357	0.0357	0.0357	0.0329	0.0329	0.0329	0.0000	83.5519	83.5519	0.0264	0.0000	84.2128
Total	0.0711	0.8178	0.5007	9.3000e-004	0.0586	0.0357	0.0943	0.0243	0.0329	0.0572	0.0000	83.5519	83.5519	0.0264	0.0000	84.2128
MT/yr																

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3.4 Grading - 2019

Mitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.4400e-003	1.1500e-003	0.0125	3.0000e-005	3.2900e-003	3.0000e-005	3.3200e-003	8.7000e-004	2.0000e-005	9.0000e-004	0.0000	3.0608	3.0608	1.0000e-004	0.0000	3.0632
Total	1.4400e-003	1.1500e-003	0.0125	3.0000e-005	3.2900e-003	3.0000e-005	3.3200e-003	8.7000e-004	2.0000e-005	9.0000e-004	0.0000	3.0608	3.0608	1.0000e-004	0.0000	3.0632
MT/yr																

3.5 Building Construction - 2019

Unmitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Off-Road	0.2373	2.1184	1.7250	2.7000e-003	0.1296	0.1296	0.1296	0.1219	0.1219	0.1219	0.0000	236.2797	236.2797	0.0576	0.0000	237.7187
Total	0.2373	2.1184	1.7250	2.7000e-003	0.1296	0.1296	0.1296	0.1219	0.1219	0.1219	0.0000	236.2797	236.2797	0.0576	0.0000	237.7187
MT/yr																

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3.5 Building Construction - 2019
Unmitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0188	0.5531	0.1410	1.2000e-003	0.0298	3.6200e-003	0.0334	8.5900e-003	3.4600e-003	0.0121	0.0000	116.3039	116.3039	8.1600e-003	0.0000	116.5079
Worker	0.0600	0.0479	0.5204	1.4100e-003	0.1367	1.0900e-003	0.1378	0.0363	1.0000e-003	0.0373	0.0000	127.1435	127.1435	3.9900e-003	0.0000	127.2432
Total	0.0788	0.6010	0.6615	2.6100e-003	0.1665	4.7100e-003	0.1712	0.0449	4.4600e-003	0.0494	0.0000	243.4474	243.4474	0.0122	0.0000	243.7511
MT/yr																

Mitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Off-Road	0.2373	2.1184	1.7250	2.7000e-003		0.1296	0.1296		0.1219	0.1219	0.0000	236.2794	236.2794	0.0576	0.0000	237.7184
Total	0.2373	2.1184	1.7250	2.7000e-003		0.1296	0.1296		0.1219	0.1219	0.0000	236.2794	236.2794	0.0576	0.0000	237.7184
MT/yr																

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3.5 Building Construction - 2019
Mitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0188	0.9531	0.1410	1.2000e-003	0.0298	3.6200e-003	0.0334	8.5900e-003	3.4600e-003	0.0121	0.0000	116.3039	116.3039	8.1600e-003	0.0000	116.5079
Worker	0.0600	0.0479	0.5204	1.4100e-003	0.1367	1.0900e-003	0.1378	0.0363	1.0000e-003	0.0373	0.0000	127.1435	127.1435	3.9800e-003	0.0000	127.2432
Total	0.0788	0.6010	0.6615	2.6100e-003	0.1665	4.7100e-003	0.1712	0.0449	4.4600e-003	0.0494	0.0000	243.4474	243.4474	0.0122	0.0000	243.7511
MT/yr																

3.5 Building Construction - 2020
Unmitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Off-Road	0.1049	0.9497	0.8340	1.3300e-003		0.0553	0.0553		0.0520	0.0520	0.0000	114.6469	114.6469	0.0280	0.0000	115.3462
Total	0.1049	0.9497	0.8340	1.3300e-003		0.0553	0.0553		0.0520	0.0520	0.0000	114.6469	114.6469	0.0280	0.0000	115.3462
MT/yr																

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3.5 Building Construction - 2020
Unmitigated Construction Off-Site

Category	tons/yr										MT/yr					
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	7.8800e-003	0.2495	0.0629	5.9000e-004	0.0147	1.2200e-003	0.0159	4.2300e-003	1.1700e-003	5.4000e-003	0.0000	56.9172	56.9172	3.8000e-003	0.0000	57.0122
Worker	0.0273	0.0210	0.2329	6.7000e-004	0.0673	5.2000e-004	0.0679	0.0179	4.8000e-004	0.0184	0.0000	60.6821	60.6821	1.7500e-003	0.0000	60.7258
Total	0.0352	0.2705	0.2958	1.2600e-003	0.0820	1.7400e-003	0.0838	0.0221	1.6500e-003	0.0238	0.0000	117.5993	117.5993	5.5500e-003	0.0000	117.7379

Mitigated Construction On-Site

Category	tons/yr										MT/yr					
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Off-Road	0.1049	0.9497	0.8340	1.3300e-003		0.0553	0.0553		0.0520	0.0520	0.0000	114.6468	114.6468	0.0280	0.0000	115.3461
Total	0.1049	0.9497	0.8340	1.3300e-003	0.0553	0.0553	0.0553	0.0520	0.0520	0.0520	0.0000	114.6468	114.6468	0.0280	0.0000	115.3461

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3.5 Building Construction - 2020

Mitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	7.8600e-003	0.2495	0.0629	5.9000e-004	0.0147	1.2200e-003	0.0159	4.2300e-003	1.1700e-003	5.4000e-003	0.0000	56.9172	56.9172	3.8000e-003	0.0000	57.0122
Worker	0.0273	0.0210	0.2329	6.7000e-004	0.0673	5.2000e-004	0.0679	0.0179	4.8000e-004	0.0184	0.0000	60.6821	60.6821	1.7500e-003	0.0000	60.7258
Total	0.0352	0.2705	0.2958	1.2600e-003	0.0820	1.7400e-003	0.0838	0.0221	1.6500e-003	0.0238	0.0000	117.5993	117.5993	5.5500e-003	0.0000	117.7379
MT/yr																

3.6 Paving - 2020

Unmitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Off-Road	0.0136	0.1407	0.1465	2.3000e-004	7.5300e-003	7.5300e-003	7.5300e-003	6.9300e-003	6.9300e-003	6.9300e-003	0.0000	20.0282	20.0282	6.4800e-003	0.0000	20.1902
Paving	3.2000e-003				0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	0.0168	0.1407	0.1465	2.3000e-004	7.5300e-003	7.5300e-003	7.5300e-003	6.9300e-003	6.9300e-003	6.9300e-003	0.0000	20.0282	20.0282	6.4800e-003	0.0000	20.1902
MT/yr																

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3.6 Paving - 2020

Unmitigated Construction Off-Site

Category	tons/yr										MT/yr					
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	6.7000e-004	5.1000e-004	5.6900e-003	2.0000e-005	1.6500e-003	1.0000e-005	1.6600e-003	4.4000e-004	1.0000e-005	4.5000e-004	0.0000	1.4829	1.4829	4.0000e-005	0.0000	1.4840
Total	6.7000e-004	5.1000e-004	5.6900e-003	2.0000e-005	1.6500e-003	1.0000e-005	1.6600e-003	4.4000e-004	1.0000e-005	4.5000e-004	0.0000	1.4829	1.4829	4.0000e-005	0.0000	1.4840

Mitigated Construction On-Site

Category	tons/yr										MT/yr					
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Off-Road	0.0136	0.1407	0.1465	2.3000e-004	7.5300e-003	7.5300e-003	7.5300e-003	6.9300e-003	6.9300e-003	6.9300e-003	0.0000	20.0282	20.0282	6.4800e-003	0.0000	20.1901
Paving	3.2000e-003				0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Total	0.0168	0.1407	0.1465	2.3000e-004	7.5300e-003	7.5300e-003	7.5300e-003	6.9300e-003	6.9300e-003	6.9300e-003	0.0000	20.0282	20.0282	6.4800e-003	0.0000	20.1901

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3.6 Paving - 2020

Mitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	6.7000e-004	5.1000e-004	5.6900e-003	2.0000e-005	1.6500e-003	1.0000e-005	1.6600e-003	4.4000e-004	1.0000e-005	4.5000e-004	0.0000	1.4829	1.4829	4.0000e-005	0.0000	1.4840
Total	6.7000e-004	5.1000e-004	5.6900e-003	2.0000e-005	1.6500e-003	1.0000e-005	1.6600e-003	4.4000e-004	1.0000e-005	4.5000e-004	0.0000	1.4829	1.4829	4.0000e-005	0.0000	1.4840
MT/yr																

3.7 Architectural Coating - 2020

Unmitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Archit. Coating	0.2851					0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	2.4200e-003	0.0168	0.0183	3.0000e-005	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	0.0000	2.5533	2.5533	2.0000e-004	0.0000	2.5562
Total	0.2875	0.0168	0.0183	3.0000e-005	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	0.0000	2.5533	2.5533	2.0000e-004	0.0000	2.5582
MT/yr																

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**3.7 Architectural Coating - 2020
Unmitigated Construction Off-Site**

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.1100e-003	8.6000e-004	9.4800e-003	3.0000e-005	2.7400e-003	2.0000e-005	2.7600e-003	7.3000e-004	2.0000e-005	7.5000e-004	0.0000	2.4716	2.4716	7.0000e-005	0.0000	2.4734
Total	1.1100e-003	8.6000e-004	9.4800e-003	3.0000e-005	2.7400e-003	2.0000e-005	2.7600e-003	7.3000e-004	2.0000e-005	7.5000e-004	0.0000	2.4716	2.4716	7.0000e-005	0.0000	2.4734
MT/yr																

Mitigated Construction On-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr																
Archit. Coating	0.2851					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	2.4200e-003	0.0168	0.0183	3.0000e-005	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	0.0000	2.5533	2.5533	2.0000e-004	0.0000	2.5582
Total	0.2875	0.0168	0.0183	3.0000e-005	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	1.1100e-003	0.0000	2.5533	2.5533	2.0000e-004	0.0000	2.5582
MT/yr																

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3.7 Architectural Coating - 2020

Mitigated Construction Off-Site

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.1100e-003	8.6000e-004	9.4800e-003	3.0000e-005	2.7400e-003	2.0000e-005	2.7600e-003	7.3000e-004	2.0000e-005	7.5000e-004	0.0000	2.4716	2.4716	7.0000e-005	0.0000	2.4734
Total	1.1100e-003	8.6000e-004	9.4800e-003	3.0000e-005	2.7400e-003	2.0000e-005	2.7600e-003	7.3000e-004	2.0000e-005	7.5000e-004	0.0000	2.4716	2.4716	7.0000e-005	0.0000	2.4734

4.0 Operational Detail - Mobile

4.1 Mitigation Measures Mobile

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Category	tons/yr											MT/yr				
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Mitigated	0.1626	0.8820	2.2411	7.6300e-003	0.5183	7.8000e-003	0.5261	0.1411	7.3200e-003	0.1484	0.0000	703.8371	703.8371	0.0359	0.0000	704.7348
Unmitigated	0.1626	0.8820	2.2411	7.6300e-003	0.5183	7.8000e-003	0.5261	0.1411	7.3200e-003	0.1484	0.0000	703.8371	703.8371	0.0359	0.0000	704.7348

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated Annual VMT		Mitigated Annual VMT	
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT	Annual VMT	Annual VMT
City Park	6.43	77.35	56.92	68,402	68,402	68,402	68,402
Other Asphalt Surfaces	0.00	0.00	0.00				
Single Family Housing	456.96	475.68	413.76	1,549,551	1,549,551	1,549,551	1,549,551
Total	463.39	553.03	470.68	1,617,953	1,617,953	1,617,953	1,617,953

4.3 Trip Type Information

Land Use	Miles				Trip %				Trip Purpose %			
	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by	Primary	Diverted	Pass-by
City Park	16.60	8.40	6.90	33.00	48.00	19.00	66	28	6			
Other Asphalt Surfaces	16.60	8.40	6.90	0.00	0.00	0.00	0	0	0			
Single Family Housing	14.70	5.90	8.70	40.20	19.20	40.60	86	11	3			

4.4 Fleet Mix

Los Olivos - South Coast Air Basin, Annual

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
City Park	0.550339	0.043800	0.200255	0.122233	0.016799	0.005871	0.020633	0.029727	0.002027	0.001932	0.004726	0.000704	0.000955
Other Asphalt Surfaces	0.550339	0.043800	0.200255	0.122233	0.016799	0.005871	0.020633	0.029727	0.002027	0.001932	0.004726	0.000704	0.000955
Single Family Housing	0.550339	0.043800	0.200255	0.122233	0.016799	0.005871	0.020633	0.029727	0.002027	0.001932	0.004726	0.000704	0.000955

5.0 Energy Detail

Historical Energy Use: N

5.1 Mitigation Measures Energy

Category	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio-CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	133.3084	133.3084	5.5000e-003	1.1400e-003	133.7853
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	133.3084	133.3084	5.5000e-003	1.1400e-003	133.7853
Natural Gas Mitigated	7.9200e-003	0.0677	0.0288	4.3000e-004		5.4700e-003	5.4700e-003		5.4700e-003	5.4700e-003	0.0000	78.3709	78.3709	1.5000e-003	1.4400e-003	78.8366
Natural Gas Unmitigated	7.9200e-003	0.0677	0.0288	4.3000e-004		5.4700e-003	5.4700e-003		5.4700e-003	5.4700e-003	0.0000	78.3709	78.3709	1.5000e-003	1.4400e-003	78.8366

Los Olivos - South Coast Air Basin, Annual

5.2 Energy by Land Use - NaturalGas

Unmitigated

Land Use	NaturalGas Use kBTU/yr	tons/yr										MT/yr						
		ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e	
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Single Family Housing	1.46862e+006	7.9200e-003	0.0677	0.0288	4.3000e-004		5.4700e-003	5.4700e-003		5.4700e-003	5.4700e-003	5.4700e-003	0.0000	78.3709	1.5000e-003	1.4400e-003	78.8366	78.8366
Total		7.9200e-003	0.0677	0.0288	4.3000e-004		5.4700e-003	5.4700e-003		5.4700e-003	5.4700e-003	5.4700e-003	0.0000	78.3709	1.5000e-003	1.4400e-003	78.8366	78.8366

Mitigated

Land Use	NaturalGas Use kBTU/yr	tons/yr										MT/yr						
		ROG	NOX	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e	
City Park	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Single Family Housing	1.46862e+006	7.9200e-003	0.0677	0.0288	4.3000e-004		5.4700e-003	5.4700e-003		5.4700e-003	5.4700e-003	5.4700e-003	0.0000	78.3709	1.5000e-003	1.4400e-003	78.8366	78.8366
Total		7.9200e-003	0.0677	0.0288	4.3000e-004		5.4700e-003	5.4700e-003		5.4700e-003	5.4700e-003	5.4700e-003	0.0000	78.3709	1.5000e-003	1.4400e-003	78.8366	78.8366

Los Olivos - South Coast Air Basin, Annual

5.3 Energy by Land Use - Electricity

Unmitigated

Land Use	Electricity Use KWh/yr	Total CO2	CH4	N2O	CO2e
City Park	0	0.0000	0.0000	0.0000	0.0000
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Single Family Housing	418391	133.3084	5.5000e-003	1.1400e-003	133.7853
Total		133.3084	5.5000e-003	1.1400e-003	133.7853

Mitigated

Land Use	Electricity Use KWh/yr	Total CO2	CH4	N2O	CO2e
City Park	0	0.0000	0.0000	0.0000	0.0000
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Single Family Housing	418391	133.3084	5.5000e-003	1.1400e-003	133.7853
Total		133.3084	5.5000e-003	1.1400e-003	133.7853

6.0 Area Detail

Los Olivos - South Coast Air Basin, Annual

6.1 Mitigation Measures Area

Category	tons/yr										MT/yr					
	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Mitigated	0.3651	0.0142	0.5003	8.0000e-005	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	0.0000	10.6063	10.6063	9.8000e-004	1.8000e-004	10.6843
Unmitigated	0.3651	0.0142	0.5003	8.0000e-005	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	3.4200e-003	0.0000	10.6063	10.6063	9.8000e-004	1.8000e-004	10.6843

Los Olivos - South Coast Air Basin, Annual

6.2 Area by SubCategory

Unmitigated

SubCategory	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e	
tons/yr											MT/yr						
Architectural Coating	0.0285					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.3205					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	9.9000e-004	8.4600e-003	3.6000e-003	5.0000e-005	6.8000e-004	6.8000e-004	6.8000e-004	6.8000e-004	6.8000e-004	6.8000e-004	0.0000	9.7976	9.7976	1.9000e-004	1.8000e-004	1.8000e-004	9.8558
Landscaping	0.0151	5.7400e-003	0.4967	3.0000e-005	2.7300e-003	2.7300e-003	2.7300e-003	2.7300e-003	2.7300e-003	2.7300e-003	0.0000	0.8087	0.8087	7.9000e-004	0.0000	0.0000	0.8285
Total	0.3651	0.0142	0.5003	8.0000e-005	3.4100e-003	3.4100e-003	3.4100e-003	3.4100e-003	3.4100e-003	3.4100e-003	0.0000	10.6063	10.6063	9.8000e-004	1.8000e-004	1.8000e-004	10.6843

Los Olivos - South Coast Air Basin, Annual

6.2 Area by SubCategory

Mitigated

SubCategory	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
tons/yr											MT/yr					
Architectural Coating	0.0285					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.3205				0.0000	0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Hearth	9.9000e-004	8.4600e-003	3.6000e-003	5.0000e-005	6.8000e-004	6.8000e-004	6.8000e-004	6.8000e-004	6.8000e-004	6.8000e-004	0.0000	9.7976	9.7976	1.9000e-004	1.8000e-004	9.8558
Landscaping	0.0151	5.7400e-003	0.4967	3.0000e-005	2.7300e-003	2.7300e-003	2.7300e-003	2.7300e-003	2.7300e-003	2.7300e-003	0.0000	0.8087	0.8087	7.9000e-004	0.0000	0.8285
Total	0.3651	0.0142	0.5003	8.0000e-005	3.4100e-003	3.4100e-003	3.4100e-003	3.4100e-003	3.4100e-003	3.4100e-003	0.0000	10.6063	10.6063	9.8000e-004	1.8000e-004	10.6843

7.0 Water Detail

7.1 Mitigation Measures Water

Los Olivos - South Coast Air Basin, Annual

Category	Total CO2		CH4	N2O	CO2e
	MIT/yr				
Mitigated	35.2865	0.1033	2.7000e-003		38.6739
Unmitigated	35.2865	0.1033	2.7000e-003		38.6739

7.2 Water by Land Use

Unmitigated

Land Use	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
	Mgal	MIT/yr			
City Park	0 / 4.05104	14.3402	5.9000e-004	1.2000e-004	14.3915
Other Asphalt Surfaces	0 / 0	0.0000	0.0000	0.0000	0.0000
Single Family Housing	3.12739 / 1.97162	20.9463	0.1027	2.5800e-003	24.2824
Total		35.2865	0.1033	2.7000e-003	38.6739

Los Olivos - South Coast Air Basin, Annual

7.2 Water by Land Use

Mitigated

Land Use	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
	Mgal	MT/yr			
City Park	0 / 4.05104	14.3402	5.9000e-004	1.2000e-004	14.3915
Other Asphalt Surfaces	0 / 0	0.0000	0.0000	0.0000	0.0000
Single Family Housing	3.12739 / 1.97162	20.9463	0.1027	2.5800e-003	24.2824
Total		35.2865	0.1033	2.7000e-003	38.6739

8.0 Waste Detail

8.1 Mitigation Measures Waste

Los Olivos - South Coast Air Basin, Annual

Category/Year

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	11.4609	0.6773	0.0000	28.3938
Unmitigated	11.4609	0.6773	0.0000	28.3938

8.2 Waste by Land Use

Unmitigated

Land Use	Waste Disposed tons	Total CO2	CH4	N2O	CO2e
		MT/yr			
City Park	0.29	0.0589	3.4800e-003	0.0000	0.1458
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Single Family Housing	56.17	11.4020	0.6738	0.0000	28.2480
Total		11.4609	0.6773	0.0000	28.3938

Los Olivos - South Coast Air Basin, Annual

8.2 Waste by Land Use

Mitigated

Land Use	Waste Disposed tons	Total CO2	CH4	N2O	CO2e
City Park	0.29	0.0589	3.4800e-003	0.0000	0.1458
Other Asphalt Surfaces	0	0.0000	0.0000	0.0000	0.0000
Single Family Housing	56.17	11.4020	0.6738	0.0000	28.2480
Total		11.4609	0.6773	0.0000	28.3938

9.0 Operational Offroad

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type
----------------	--------	-----------	-----------	-------------	-------------	-----------

10.0 Stationary Equipment

Fire Pumps and Emergency Generators

Equipment Type	Number	Hours/Day	Hours/Year	Horse Power	Load Factor	Fuel Type
----------------	--------	-----------	------------	-------------	-------------	-----------

Boilers

Equipment Type	Number	Heat Input/Day	Heat Input/Year	Boiler Rating	Fuel Type
----------------	--------	----------------	-----------------	---------------	-----------

User Defined Equipment

Equipment Type	Number
----------------	--------

Los Olivos - South Coast Air Basin, Annual

11.0 Vegetation

Revisions to the Draft EA 43021

1.1 INTRODUCTION

This document contains revisions to the County of Riverside Environmental Assessment/Initial Study Form and Mitigated Negative Declaration (EA/IS/MND) for Tract Map 37294 made after the public review period. This document has been prepared in accordance with California Environmental Quality Act (CEQA) as amended (Public Resources Code Section 21000 et seq.) and the State CEQA Guidelines (Cal. Code Regs., tit. 14, § 15000 et seq.) and represents the independent judgment of the Lead Agency. This document, the circulated EA/IS/MND (EA 43021), and responses to public comment document together comprise the Final EA.

This section contains revisions to the text of EA 43021 as a result of the comments received and/or typographical errors and omissions discovered subsequent to release of the EA 43021 for public review. Specifically, although the EA identified the existence and the need for demolition of a single-family residence and a barn structure on the project, the analysis did not address the impacts associated with demolition of these structures consistently in three topical areas (6. Air Quality Impacts; 8. Historic Resources; 22. Hazards and Hazardous Materials). Revision are provided in Section 1.2 herein.

These revisions will be added to the text of Final EA 43021. The Lead Agency staff reviewed the revised material and determined that none of this material constitutes the type of significant new information that requires recirculation of EA 43021 for further public comment under CEQA Guidelines Section 15073.5. None of this new material indicates that the project will result in a significant new environmental impact not previously disclosed in EA 43021. Additionally, none of this material indicates that there would be a substantial increase in the severity of a previously identified environmental impact that will not be mitigated, that new mitigation is required, or that there would be any of the other circumstances requiring recirculation described in Section 15073.5. Finally, none of the information provides substantial evidence that there are material errors about the project site or its environs as described in the EA 43021 or the project technical studies.

1.2 REVISIONS TO DRAFT EA 43021

This section contains revisions to EA 43021 text as a result of the comments received and/or typographical errors and omissions discovered subsequent to release of EA 43021 for public review. Changes made to EA 43021 are identified here in ~~strikeout text~~ to indicate deletions and in underlined text to signify additions. These changes do not result in new, different or more significant impacts than previously identified. These changes represent minor alterations that clarify and amplify information that was contained in the publicly circulated version of EA 43021.

Page 21 of 78, Section 8. Historic Resources (a) and (b), of the EA have been revised as follows:

The existing residential structures was initially constructed in 1966, which would place the age of the property at 53 years. Material Culture Consulting conducted a survey of the project area on March 31, 2017 (MCC 2017) and determined that due to the lack of integrity retained by the residence and structural remains, that none of them represent a significant cultural resource, as per CEQA (MCC 2019).

Page 13 of 78, Section 6. Air Quality Impacts (b) of the EA has been revised as follows:

Demolitions emissions, when combined with construction emissions generated by the project would not exceed SCAQMD regional thresholds. Therefore, construction activities would result in a less than significant impact. (CalEEMod Version: CalEEMod.2016.3.2, dated 5-22-19.

Page 36 of 78, Section 22. Hazards and Hazardous Materials (a) of the EA has been revised as follows:

Asbestos-Containing Materials. The use of asbestos-containing materials (a known carcinogen) and lead paint (a known toxin) was common in building construction prior to 1978. The use of asbestos-containing materials in concrete products was common through the 1950s and although the existing residence and structures were constructed in the late 1960's, asbestos could have been used in some construction materials. Asbestos is a carcinogen and is categorized as a hazardous air pollutant by the federal Environmental Protection Agency (EPA). Federal asbestos requirements are found in the Code of Federal Regulations (CFR) Title 40, Part 61, Subpart M, and are enforced in the project area by the South Coast Air Quality Management District (SCAQMD). SCAQMD Rule 1403 establishes survey requirements, notification, and work practice requirements to prevent asbestos emissions from emanating during building renovation and demolition activities.

Based on the age of the onsite structures, it is possible that asbestos-containing building materials are present in the existing structures on the project site. As a result, asbestos surveys and abatement could be required prior to demolition or renovation of the existing building pursuant to the existing SCAQMD, Cal/OSHA, and Section 19827.5 of the California Health and Safety Code requirements.

SCAQMD Rule 1403 requires notification of the SCAQMD prior to commencing any demolition or renovation activities that involve asbestos containing materials. Rule 1403 also sets forth specific procedures for the removal of asbestos and requires that an onsite representative trained in the requirements of Rule 1403 be present during the stripping, removing, handling, or disturbing of asbestos-containing materials. Mandatory compliance with the provisions of Rule 1403 would ensure that construction-related grading, clearing and demolition activities do not expose construction workers or nearby sensitive receptors to significant health risks associated with asbestos-containing materials. With compliance with AQMD Rule 1403, potential impacts related to asbestos being released into the environment would be less than significant. No mitigation measures are required.

Lead Based Paint. Based on the age of the onsite structures, it is possible that lead-based paint may be present in the existing structures on the project site. Pursuant to existing regulations, a lead-based paint survey shall be completed prior to any activities with the potential to disturb suspected lead based painted surfaces. The regulations specify actions to manage and control exposure to lead-based paint (per the Code of Federal Regulations Title 29, Section 1926.62 and California Code of Regulations Title 8 Section 1532.1) that cover the demolition, removal, cleanup, transportation, and disposal of lead-containing material. The regulations outline the permissible exposure limit, protective measures, monitoring and compliance to ensure the safety of construction workers exposed to lead-based materials. In addition, Cal/OSHA's Lead in Construction Standard requires the project to develop and implement a lead compliance plan when lead-based paint would be disturbed during construction. The plan must describe activities that could emit lead, methods for complying with the standard, safe work practices, and a plan to protect workers from exposure to lead during construction activities. Cal/OSHA requires 24-hour

notification if more than 100 square feet of lead-based paint would be disturbed. With compliance to the Cal/OSHA requirements, potential impacts related to lead-based paint being released into the environment would be less than significant. No mitigation measures are required.

1.3 REFERENCES

Errata to Phase 1 Cultural Resources Assessment, prepared by Material Culture Consulting, Inc, 2019 (MCC 2011) (Attachment 1).

CalEEMod Version: CalEEMod.2016.3.2, 5-22-19 (Attachment 2)



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NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE, A TENTATIVE TRACT MAP, A PLOT PLAN, AND ADOPTION OF AN ORDINANCE IN THE RANCHO CALIFORNIA ZONING AREA, THIRD SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, June 4, 2019 at 10:00 A.M.**, or as soon as possible thereafter, to consider the Planning Commission's recommended approval on **Change of Zone No. 7937**, which proposes to change the zoning classification from Rural Residential to Planned Residential, **Tentative Tract Map No. 37294**, which proposes a Schedule "A" subdivision of 12.5 gross acre area into 48 single-family residential lots, ranging in size from 5,017 to 7,998 square feet, and also include one water quality basin, and four open space lots consisting of 3.6 acres, **Plot Plan No. 26249**, which proposes for a development with elevations and floorplans on lots 1-48 for the Tentative Tract Map No. 37294; and **Ordinance No. 348.4909**, which is a proposal to amend the zoning in the Southwest Area Plan. This project is located Northerly of Los Alamos Road, Southerly of De Caron Street, Easterly of Suzi Reid Way, and Westerly of Briggs Road in the Rancho California Zoning Area of the Third Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the **Mitigated Negative Declaration for Environmental Assessment No. 43021**.

The project case file may be viewed from the date of this notice until the public hearing, Monday through Friday, from 8:00 a.m. to 5:00 p.m. at the Riverside County Planning Department at 4080 Lemon Street, 12th Floor, Riverside, California 92501.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT DIONNE HARRIS, PROJECT PLANNER, AT (951) 955-6836 OR EMAIL dharris@rivco.org

Any person wishing to testify in support of or in opposition to the project may do so in writing between the date of this notice and the public hearing, or may appear and be heard at the time and place noted above. All written comments received prior to the public hearing will be submitted to the Board of Supervisors and the Board of Supervisors will consider such comments, in addition to any oral testimony, before making a decision on the project.

If you challenge the above item in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence to the Planning Commission or Board of Supervisors at, or prior to, the public hearing. Be advised that as a result of the public hearing and the consideration of all public comment, written and oral, the Board of Supervisors may amend, in whole or in part, the project and/or the related environmental document. Accordingly, the designations, development standards, design or improvements, or any properties or lands within the boundaries of the project, may be changed in a way other than specifically proposed.

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1063, at least 72 hours prior to hearing.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: April 30, 2019

Kecia R. Harper, Clerk of the Board
By: Karen Barton, Board Assistant

5/03



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CLERK OF THE BOARD OF SUPERVISORS
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P.O. BOX 1147, 4080 LEMON STREET
RIVERSIDE, CA 92502-1147
PHONE: (951) 955-1060 FAX: (951) 955-1071

KECIA R. HARPER
Clerk of the Board of Supervisors

KIMBERLY A. RECTOR
Assistant Clerk of the Board

April 30, 2019

THE PRESS ENTERPRISE
ATTN: LEGALS
P.O. BOX 792
RIVERSIDE, CA 92501
legals@pe.com

PH : (951) 368-9229
E-MAIL:

RE: NOTICE OF PUBLIC HEARING: CZ 7937, TTR 37294, PP 26249, ORDINANCE
NO. 348.4909

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **One (1) time on Friday, May 3, 2019.**

We require your affidavit of publication immediately upon completion of the last publication.

Your invoice must be submitted to this office, **WITH TWO CLIPPINGS OF THE PUBLICATION.**

NOTE: PLEASE COMPOSE THIS PUBLICATION INTO A SINGLE COLUMN FORMAT.

Thank you in advance for your assistance and expertise.

Sincerely,

Karen Barton

Board Assistant to:
KECIA R. HARPER, CLERK OF THE BOARD

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE, A TENTATIVE TRACT MAP, A PLOT PLAN, AND ADOPTION OF AN ORDINANCE IN THE RANCHO CALIFORNIA ZONING AREA, THIRD SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, June 4, 2019 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommended approval on **Change of Zone No. 7937**, which proposes to change the zoning classification from Rural Residential to Planned Residential. **Tentative Tract Map No. 37294**, which proposes a Schedule "A" subdivision of 12.5 gross acre area into 48 single-family residential lots, ranging in size from 5,017 to 7,998 square feet, and also include one water quality basin, and four open space lots consisting of 3.6 acres. **Plot Plan No. 26249**, which proposes for a development with elevations and floorplans on lots 1-48 for the Tentative Tract Map No. 37294; and **Ordinance No. 348.4909**, which is a proposal to amend the zoning in the Southwest Area Plan. This project is located Northerly of Los Alamos Road, Southerly of De Caron Street, Easterly of Suzi Reid Way, and Westerly of Briggs Road in the Rancho California Zoning Area of the Third Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the **Mitigated Negative Declaration for Environmental Assessment No. 43021**.

The project case file may be viewed from the date of this notice until the public hearing, Monday through Friday, from 8:00 a.m. to 5:00 p.m. at the Riverside County Planning Department at 4080 Lemon Street, 12th Floor, Riverside, California 92501.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT DIONNE HARRIS, PROJECT PLANNER, AT (951) 955-6836 OR EMAIL dharris@rivco.org

Any person wishing to testify in support of or in opposition to the project may do so in writing between the date of this notice and the public hearing, or may appear and be heard at the time and place noted above. All written comments received prior to the public hearing will be submitted to the Board of Supervisors and the Board of Supervisors will consider such comments, in addition to any oral testimony, before making a decision on the project.

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Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1063, at least 72 hours prior to hearing.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: April 30, 2019

Kecia R. Harper, Clerk of the Board
By: Karen Barton, Board Assistant

CERTIFICATE OF POSTING

(Original copy, duly executed, must be attached to
the original document at the time of filing)

I, Karen Barton, Board Assistant to Kecia R. Harper, Clerk of the Board of Supervisors, for the County of Riverside, do hereby certify that I am not a party to the within action or proceeding; that on April 30, 2019, I forwarded to Riverside County Clerk & Recorder's Office a copy of the following document:

NOTICE OF PUBLIC HEARING

CZ 7937, TTR 37294, PP 26249, ORDINANCE NO. 348.4909

to be posted in the office of the County Clerk at 2724 Gateway Drive, Riverside, California 92507. Upon completion of posting, the County Clerk will provide the required certification of posting.

Board Agenda Date: June 4, 2019 @ 10:00 a.m.

SIGNATURE: Karen Barton DATE: April 30, 2019
Karen Barton

CERTIFICATE OF MAILING

(Original copy, duly executed, must be attached to
the original document at the time of filing)

I, Karen Barton, Board Assistant, for the County of Riverside, do hereby certify that I am not a party to the within action or proceeding; that on April 30, 2019, I mailed a copy of the following document:

NOTICE OF PUBLIC HEARING

CZ 7937, TTR 37294, PP 26249, ORDINANCE NO. 348.4909

to the parties listed in the attached labels, by depositing said copy with postage thereon fully prepaid, in the United States Post Office, 3890 Orange St., Riverside, California, 92501.

Board Agenda Date: June 4, 2019 @ 10:00 a.m.

SIGNATURE: Karen Barton
Karen Barton

DATE: April 30, 2019

480151004
JUAN RAMON AGUILAR
RENA L AGUILAR
30354 DE CARON ST
MURRIETA CA. 92563

480151005
CYNTHIA D FAULK
30366 DE CARON ST
MURRIETA CA. 92563

480151003
MICHAEL J RUANE
SALENA M MOSES RUANE
30342 DE CARON ST
MURRIETA CA. 92563

480151006
DONNA NAUPOTO
30378 DE CARON ST
MURRIETA CA. 92563

480150007
RON D EISENHOUR
JOCELYN R EISENHOUR
30427 VERCORS ST
MURRIETA CA. 92563

480152013
CARL A MIRARCHI
DENYSIA MICHELLE MIRARCHI
35775 CHALET CT
MURRIETA CA. 92563

480152012
SHELDON J WEISEL
RUTH M WEISEL
5335 CALATRANA DR
WOODLAND HILLS CA 91364

480151001
MARC SALLOUM
8261 DARSY DR
HUNTINGTON BEACH CA 92647

480512007
EDWIN MENJIVAR
HEATHER BARRINGER
35839 WOLVERINE LN
MURRIETA CA. 92563

480512008
MICHAEL L WILLIAMS
MAILE T WILLIAMS
35849 WOLVERINE LN
MURRIETA CA. 92563

480151008
EVERIS E WALLACE
MIYUKI WALLACE
30402 DE CARON ST
MURRIETA CA. 92563

480152015
COUNTRY ROADS MAINTENANCE CORP
C/O C/O KEYSTONE PACIFIC PROP MGMNT
41593 WINCHESTER STE 113
TEMECULA CA 92590

480150005
GLEN E BARRETT
CHRISTINA M GALLARDO BARRETT
35760 SAINTE FOY ST
MURRIETA CA. 92563

480150003
MICHAEL G PEREZ
WHITNEY A PEREZ
35736 SAINTE FOY ST
MURRIETA CA. 92563

480110017
DANE GERALD
ERIC MARASCO
30073 TROIS VALLEY ST
MURRIETA CA 92563

480151002
LAWERENCE A AGI
30330 DE CARON ST
MURRIETA CA. 92563

480150010
OLIVER LAVARIAS CABUGAO
30391 VERCORS ST
MURRIETA CA. 92563

480150008
DUMAR ALLEN BARLOW
AYA H BARLOW
30415 VERCORS ST
MURRIETA CA. 92563

480150006
KEVIN G TINSLEY
35772 SAINTE FOY ST
MURRIETA CA. 92563

480523006
MARY PAPICH
35949 WOLVERINE LN
MURRIETA CA. 92563

480150009
ROLANDO F BERNABE
RAQUEL BERNABE
JACQUELYN B BERNABE

19934 GRIDLEY RD
CERRITOS CA 90703

480150004
ROSALEE SALIBA
35748 SAINTE FOY ST
MURRIETA CA. 92563

480152014
ERIC C KIM
ALBERTINA MARTINEZ
30297 DE CARON ST
MURRIETA CA. 92563

480523009
BRIAN T KELLY
BONNIE KELLY
35944 WOLVERINE LN
MURRIETA CA. 92563

480512010
VANEET KAUR KALER
GURPREET SINGH KALER
35869 WOLVERINE LN
MURRIETA CA. 92563

480512009
DAVID J PAVLIK
DAWN M FUJIWARA PAVLIK
35859 WOLVERINE LN
MURRIETA CA. 92563

480512011
PAUL SAYEGH
HEIDY SAYEGH
35879 WOLVERINE LN
MURRIETA CA. 92563

480523007
PAUL ANDREAS V DE FREITAS
ANACELIA OROZCO
35959 WOLVERINE LN
MURRIETA CA. 92563

480151007
JAMES R SEAMAN
30390 DE CARON ST
MURRIETA CA. 92563

480511035
PAUL LINDEMEYER
JOLIE LINDEMEYER
30584 GRAY WOLF WAY
MURRIETA CA. 92563

480150018
COUNTRY ROADS MAINTENANCE CORP
C/O C/O KEYSTONE PACIFIC PROP MGMNT
41593 WINCHESTER STE 113
TEMECULA CA 92590

480151011
JOSE ROLLIE O ABUAN
BRENDA J ABUAN
30438 DE CARON ST
MURRIETA CA. 92563

480152010
WILLIE J JOHNSON
DAMITA J JOHNSON
35811 CHALET CT
MURRIETA CA. 92563

480152004
EDUARDO P CAMAYA
35785 MAKILA ST
MURRIETA CA. 92563

480110019
ERROL WEST
HEATHER E WEST
30100 MAUROUX CT
MURRIETA CA. 92563

480151012
ROBERT G ANDERSON
VICKY M ANDERSON
30450 DE CARON ST
MURRIETA CA. 92563

480151010
JERRY PAUL ABBOTT
30426 DE CARON ST
MURRIETA CA. 92563

480110021
PATRICK J SNYDER
30124 MAUROUX CT
MURRIETA CA. 92563

480152003
RYAN J CASTILLO
ALYSSA M CASTILLO
35791 MAKILA ST
MURRIETA CA. 92563

480152007
KEO PHENGDARA
35796 CHALET CT
MURRIETA CA. 92563

480151013
COUNTRY ROADS MAINTENANCE CORP
C/O C/O KEYSTONE PACIFIC PROP MGMNT
41593 WINCHESTER STE 113
TEMECULA CA 92590

480110020
KATHERINE LYNN PARKS
30112 MAUROUX CT
MURRIETA CA. 92563

480152006
THOMAS G NANJI
35784 CHALET CT
MURRIETA CA. 92563

480152008
JUANDIEGO CRUZ ESCOBEDO
NORMA ESCOBEDO
35808 CHALET CT
MURRIETA CA. 92563

480110036
COUNTRY ROADS MAINTENANCE CORP
C/O C/O KEYSTONE PACIFIC PROP MGMNT
41593 WINCHESTER STE 113
TEMECULA CA 92590

480110032
JUANITA SUMMERS
LARRY PIPER
30127 MAUROUX CT
MURRIETA CA. 92563

480110033
AARON LEE
LISA A LEE
30115 MAUROUX CT
MURRIETA CA. 92563

480152011
TERRANCE J BURTON
LEAH A BURTON
35799 CHALET CT
MURRIETA CA. 92563

480152002
KATHERN MOORE
35809 MAKILA ST
MURRIETA CA. 92563

480152005
JOSEPHINE A MAGBANUA
GERRY J MAGBANUA
35772 CHALET CT
MURRIETA CA. 92563

480110035
WILLIAM ALLAN
KARIN ALLAN
30091 MAUROUX CT
MURRIETA CA. 92563

480512012
Wael N RAFLA
FADIA SHENOUDA
WAFIK HALIM

35889 WOLVERINE LN
MURRIETA CA. 92563

480523001
JOHNNY RODE
YONGXIAN LI
35899 WOLVERINE LN
MURRIETA CA. 92563

480523002
KEVIN Y KENT
PAMELA K KENT
32366 HEARTH GLEN CT
WINCHESTER CA 92596

480523012
DANIEL SNETHEN
MARYSOL SNETHEN
30589 GRAY WOLF WAY
MURRIETA CA. 92563

480110018
DAVID MICHAEL BLACK
JESSICA BAYLEY BLACK
30088 MAUROUX CT
MURRIETA CA. 92563

480110031
JOHNNY L VOYTILLA
30139 MAUROUX CT
MURRIETA CA. 92563

480152001
TOCCARA L DUNKLIN
SEDWICK J DUNKLIN
30429 DE CARON ST
MURRIETA CA. 92563

480512006
JAMES C ENGEL
JOAN M ENGEL
35819 WOLVERINE LN
MURRIETA CA. 92563

480523010
THR CALIF
C/O C/O INVITATION HOMES
1717 MAIN ST STE 2000
DALLAS TX 75201

480110034
HPA BORROWER 2016 1
180 N STETSON AVE NO 3650
CHICAGO IL 60601

480151009
DENNIS LEE PURCELL
LAUREN LEE LESZINSKI
30414 DE CARON ST
MURRIETA CA. 92563

480523005
DANIEL N BOULOS
GINA M BOULOS
35939 WOLVERINE LN
MURRIETA CA. 92563

480523004
JARED M FAHERTY
RACHEL E BLACK
35929 WOLVERINE LN
MURRIETA CA. 92563

480523011
STEVEN HAN
EVELYN HAN
5 SORENSON
IRVINE CA 92660

480523003
JAMES B DENHALTER
KERRI R DENHALTER
35919 WOLVERINE LN
MURRIETA CA. 92563

480100077
SPENCERS CROSSING MASTER ASSN
C/O C/O DENNIS J CHAPMAN
3090 BRISTOL ST STE 220
COSTA MESA CA 92626

480100014
GUILLERMO SANDEZ
TERESA SANDEZ
34650 LOS ALAMOS RD
MURRIETA CA. 92563

480100005
BROOKS BRANDEN COLLINS
30100 LOS ALAMOS RD
MURRIETA CA 92563

480100013
JUSTIN KARL MATTHEW ROBERTS
CECELIA WEBSTER
30255 LOS ALAMOS RD
MURRIETA CA. 92563

480100006
COLLINS J FOSTER SPECIAL NEEDS TRUST
C/O C/O BROOKS COLLINS TR
30100 LOS ALAMOS RD
MURRIETA CA 92563

480100009
RICHARD FAMILY TRUST
C/O C/O EDWARD RICHARD
38260 VIA TAFFIA
MURRIETA CA 92563

480100080
JEFFREY MAICHEL
CARRIE MAICHEL
30230 LOS ALAMOS RD
MURRIETA CA. 92563

480100008
MATTHEW DAVID MUTH
JANA DEEANN MUTH
30260 LOS ALAMOS RD
MURRIETA CA. 92563

480100075
RICHARD FAMILY TRUST
C/O C/O EDWARD RICHARD
38260 VIA TAFFIA
MURRIETA CA 92563

480100074
SCOTT MURRIETA SERVICE STATION
BONSALL SERVICE STATION
MURRIETA MARKETPLACE HOLDINGS
C/O J & T MANAGEMENT
139 RADIO RD
CORONA CA 92879

480100078
IAN GORDON SALTER
LINDA D SALTER
30210 LOS ALAMOS RD
MURRIETA CA. 92563

480100071
RIVERSIDE MITLAND 03
3200 PARK CENTER DR 1000
COSTA MESA CA 92626

963060069
WESTERN RIVERSIDE COUNTY REG CONS
C/O C/O EXECUTIVE DIRECTOR
3403 10TH ST STE 320
RIVERSIDE CA 92501

963060065
SCOTT MURRIETA SERVICE STATION
BONSALL SERVICE STATION
MURRIETA MARKETPLACE HOLDINGS
C/O J & T MANAGEMENT
139 RADIO RD
CORONA CA 92879

480100056
SPENCERS CROSSING MASTER ASSN
C/O C/O MERIT ASSN SVCS
1 POLARIS WAY STE 100
ALISO VIEJO CA 92656

480100001
COUNTRY ROADS MAINTENANCE CORP
C/O C/O KEYSTONE PACIFIC PROP MGMNT
41593 WINCHESTER STE 113
TEMECULA CA 92590

480100007
TAM TRAN
TUAN MINH TRAN
THUY HOA TRAN

480100076
JOHN OLSEN
30180 LOS ALAMOS RD
MURRIETA CA. 92562

11414 STOCKWOOD COVE
SAN DIEGO CA 92131

480100073
SCOTT MURRIETA SERVICE STATION
BONSALL SERVICE STATION
MURRIETA MARKETPLACE HOLDINGS
C/O J & T MANAGEMENT
139 RADIO RD
CORONA CA 92879

480100015
WENDY C LESOVSKY
17364 GRAND AVE
LAKE ELSINORE CA 92530

480152009
MATTHEW D EMBREY
REBECCA A EMBREY
35820 CHALET CT
MURRIETA CA. 92563

480523008
ANDREAS KASSEL
C/O NO 219
39520 MURRIETA HOT SPGS
MURRIETA CA 92563

480150017
COUNTRY ROADS MAINTENANCE CORP
C/O C/O KEYSTONE PACIFIC PROP MGMNT
41593 WINCHESTER STE 113
TEMECULA CA 92590

392340038
WESTERN RIVERSIDE COUNTY REG CON
C/O C/O REAL ESTATE DIVISION
3403 10TH ST STE 500
RIVERSIDE CA 92501

963060003
JOSEPH D BAKER
KAREN M BAKER
TIMOTHY A BAKER

392340036
COUNTY OF RIVERSIDE
C/O C/O REAL ESTATE DIVISION
P O BOX 1180
RIVERSIDE CA 92502

8432 E HEATHERVIEW LN
ORANGE CA 92869

392340037
WESTERN RIVERSIDE COUNTY REG CON
C/O C/O REAL ESTATE DIVISION
3403 10TH ST STE 500
RIVERSIDE CA 92501



NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE, A TENTATIVE TRACT MAP, A PLOT PLAN, AND ADOPTION OF AN ORDINANCE IN THE RANCHO CALIFORNIA ZONING AREA, THIRD SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, June 4, 2019 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommended approval on **Change of Zone No. 7937**, which proposes to change the zoning classification from Rural Residential to Planned Residential. **Tentative Tract Map No. 37294**, which proposes a Schedule "A" subdivision of 12.5 gross acre area into 48 single-family residential lots, ranging in size from 5,017 to 7,998 square feet, and also include one water quality basin, and four open space lots consisting of 3.6 acres. **Plot Plan No. 26249**, which proposes for a development with elevations and floorplans on lots 1-48 for the Tentative Tract Map No. 37294; and **Ordinance No. 348.4909**, which is a proposal to amend the zoning in the Southwest Area Plan. This project is located Northerly of Los Alamos Road, Southerly of De Caron Street, Easterly of Suzi Reid Way, and Westerly of Briggs Road in the Rancho California Zoning Area of the Third Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the **Mitigated Negative Declaration for Environmental Assessment No. 43021**.

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Dated: April 30, 2019

Kecia R. Harper, Clerk of the Board
By: Karen Barton, Board Assistant

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RETURN TO SENDER
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UNABLE TO FORWARD
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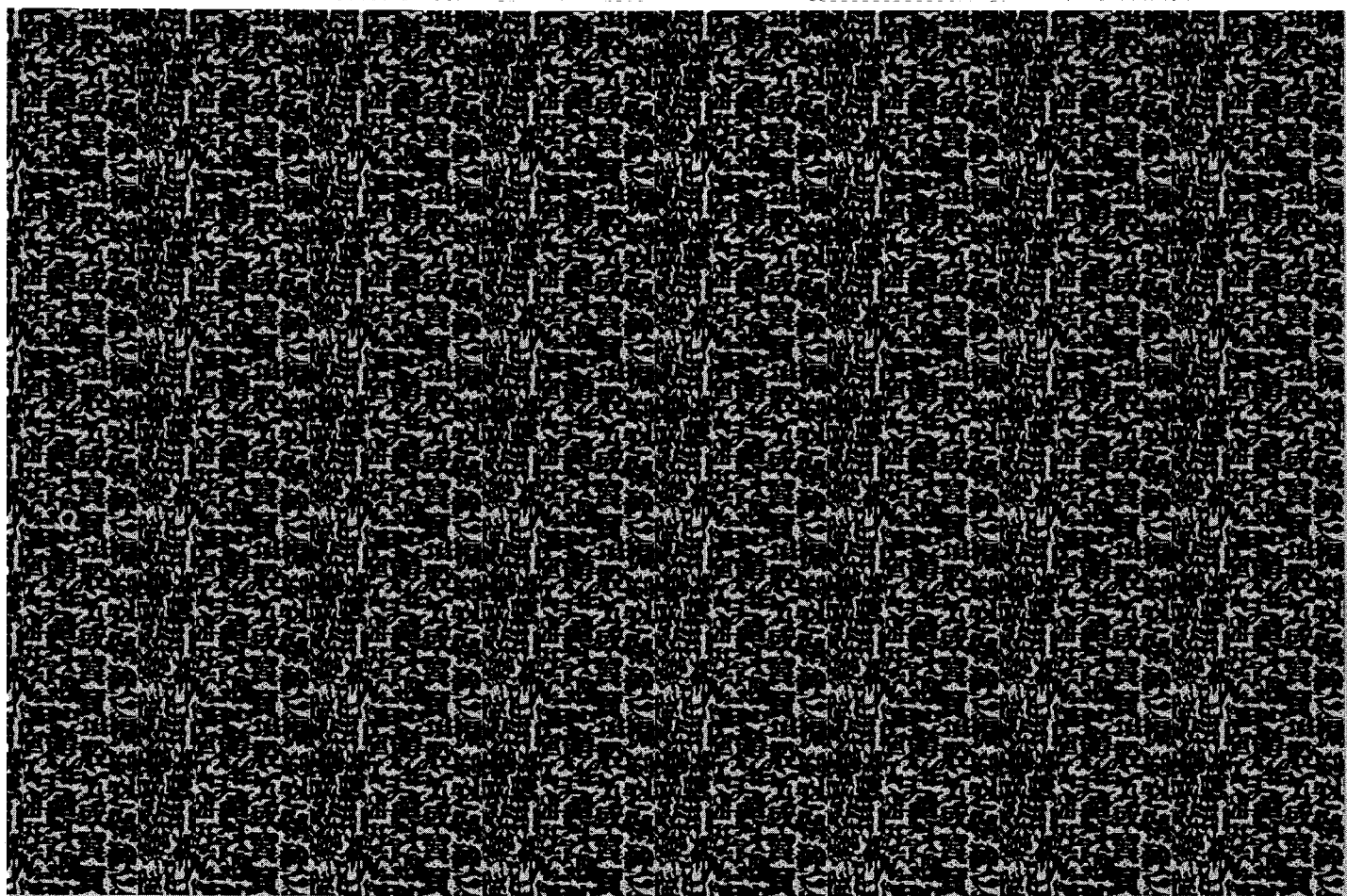
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CLERK/BOARD OF SUPERVISORS

2019 MAY -7 AM 10:39

480151012
ROBERT G ANDERSON
VICKY M ANDERSON
30450 DE CARON ST
MURRIETA CA. 92563

PUBLIC HEARING NOTICE
This may affect your property

Riverside County Clerk of the Board
County Administrative Center
4080 Lemon Street, 1st Floor Annex
P. O. Box 1147
Riverside, CA 92502-1147



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NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE, A TENTATIVE TRACT MAP, A PLOT PLAN, AND ADOPTION OF AN ORDINANCE IN THE RANCHO CALIFORNIA ZONING AREA, THIRD SUPERVISORIAL DISTRICT

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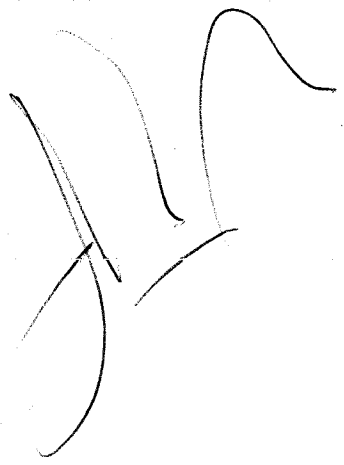
Dated: April 30, 2019

Kecia R. Harper, Clerk of the Board
By: Karen Barton, Board Assistant

CVJ-SMB 5
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UTR
RC: 925021147
080419198129-4
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
NIXIE 910 FE 1269 0005/04/19

RECEIVED RIVERSIDE COUNTY
CLERK / BOARD OF SUPERVISORS

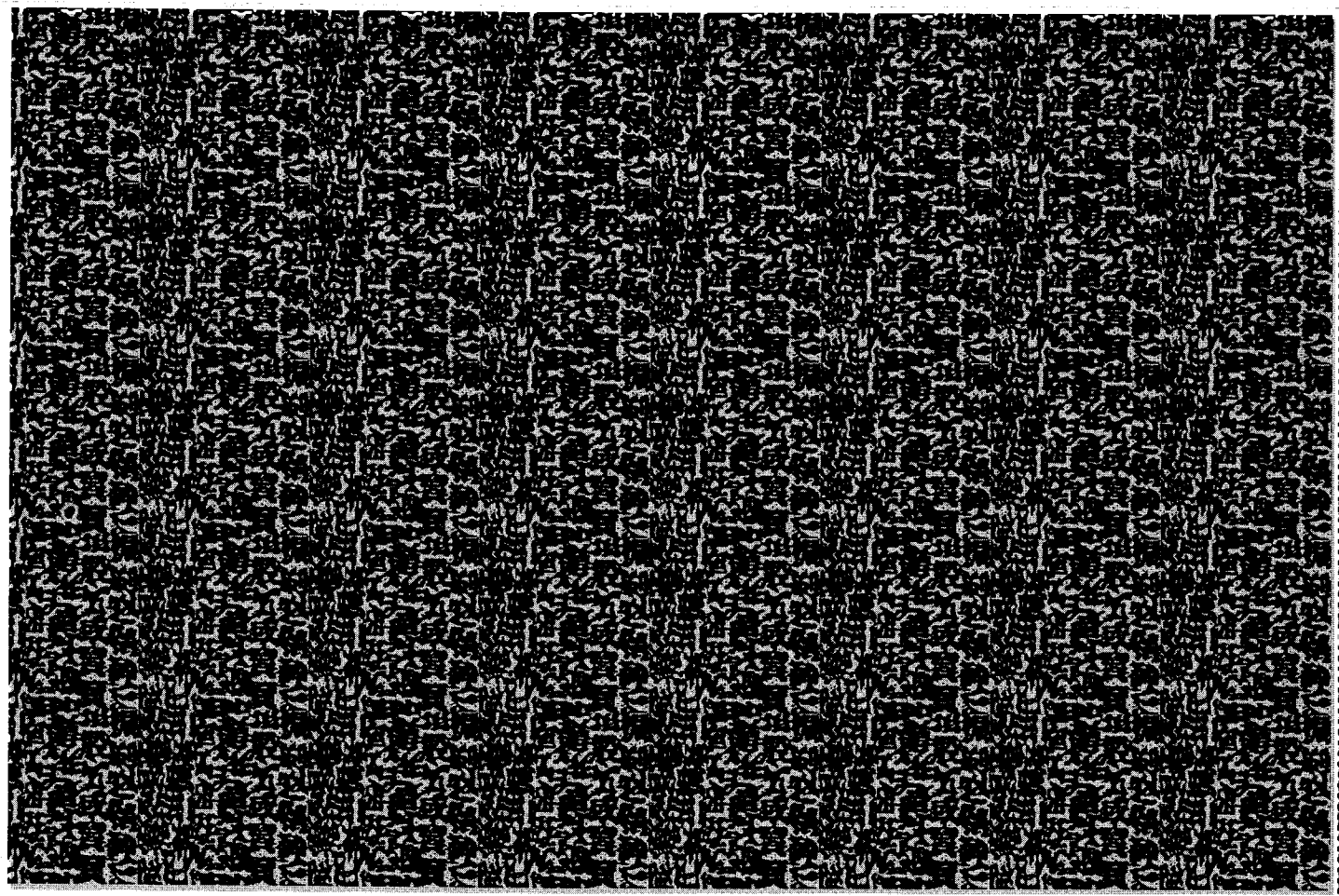
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KEVIN Y KENT
PAMELA K KENT
32366 HEARTH GLEN CT
WINCHESTER CA 92596

PUBLIC HEARING NOTICE
This may affect your property

Riverside County Clerk of the Board
County Administrative Center
4080 Lemon Street, 1st Floor Annex
P. O. Box 1147
Riverside, CA 92502-1147



THEN FOLD AND TEAR THIS STUB ALONG PERFORATION



NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE, A TENTATIVE TRACT MAP, A PLOT PLAN, AND ADOPTION OF AN ORDINANCE IN THE RANCHO CALIFORNIA ZONING AREA, THIRD SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, June 4, 2019 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommended approval on **Change of Zone No. 7937**, which proposes to change the zoning classification from Rural Residential to Planned Residential. **Tentative Tract Map No. 37294**, which proposes a Schedule "A" subdivision of 12.5 gross acre area into 48 single-family residential lots, ranging in size from 5,017 to 7,998 square feet, and also include one water quality basin, and four open space lots consisting of 3.6 acres. **Plot Plan No. 26249**, which proposes for a development with elevations and floorplans on lots 1-48 for the Tentative Tract Map No. 37294; and **Ordinance No. 348.4909**, which is a proposal to amend the zoning in the Southwest Area Plan. This project is located Northerly of Los Alamos Road, Southerly of De Caron Street, Easterly of Suzi Reid Way, and Westerly of Briggs Road in the Rancho California Zoning Area of the Third Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the **Mitigated Negative Declaration for Environmental Assessment No. 43021**.

The project case file may be viewed from the date of this notice until the public hearing, Monday through Friday, from 8:00 a.m. to 5:00 p.m. at the Riverside County Planning Department at 4080 Lemon Street, 12th Floor, Riverside, California 92501.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT DIONNE HARRIS, PROJECT PLANNER, AT (951) 955-6836 OR EMAIL dharris@rivco.org

Any person wishing to testify in support of or in opposition to the project may do so in writing between the date of this notice and the public hearing, or may appear and be heard at the time and place noted above. All written comments received prior to the public hearing will be submitted to the Board of Supervisors and the Board of Supervisors will consider such comments, in addition to any oral testimony, before making a decision on the project.

If you challenge the above item in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence to the Planning Commission or Board of Supervisors at, or prior to, the public hearing. Be advised that as a result of the public hearing and the consideration of all public comment, written and oral, the Board of Supervisors may amend, in whole or in part, the project and/or the related environmental document. Accordingly, the designations, development standards, design or improvements, or any properties or lands within the boundaries of the project, may be changed in a way other than specifically proposed.

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1063, at least 72 hours prior to hearing.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: April 30, 2019

Kecia R. Harper, Clerk of the Board
By: Karen Barton, Board Assistant

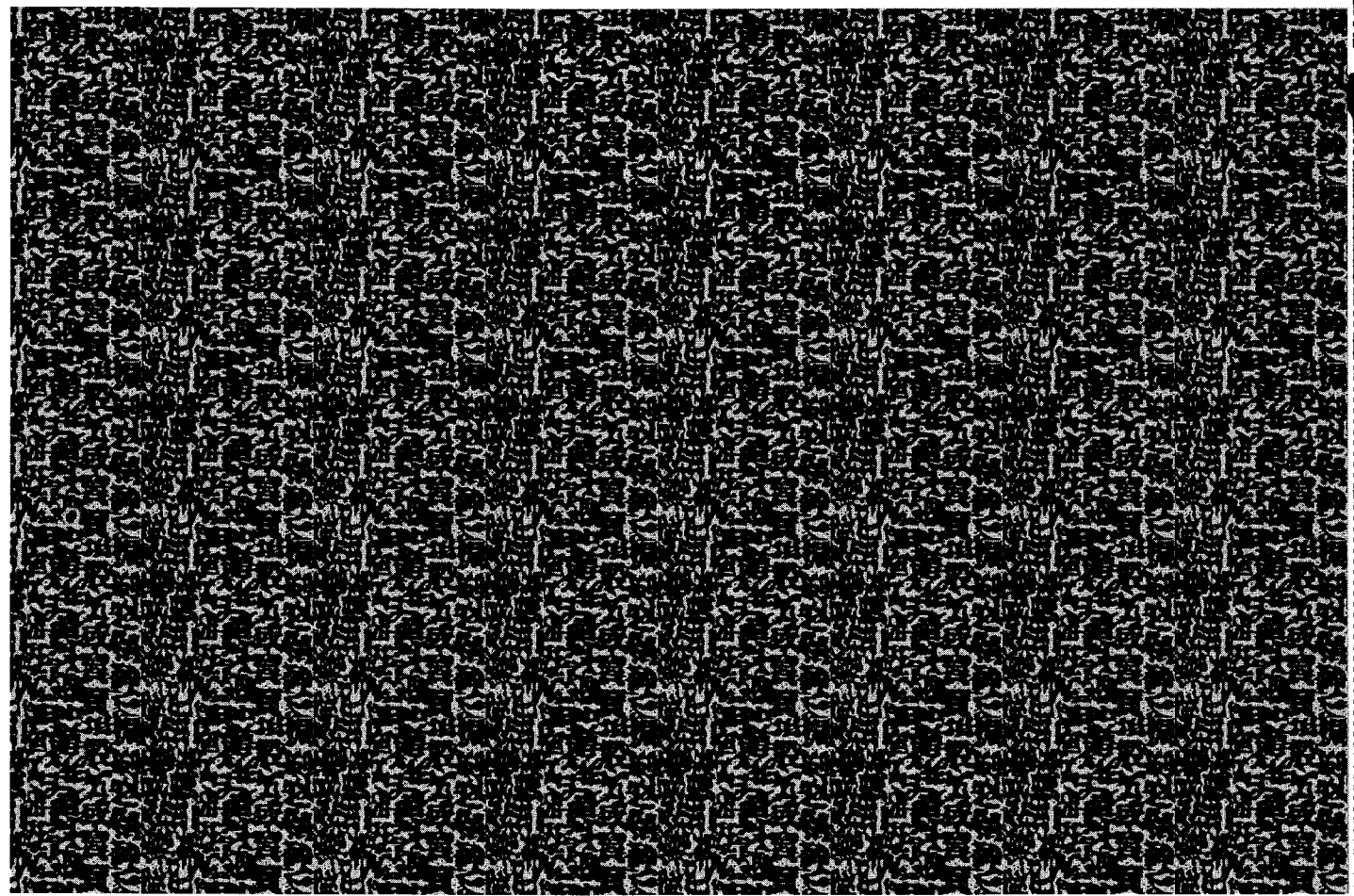
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480151009
DENNIS LEE PURCELL
LAUREN LEE LESZINSKI
30414 DE CARON ST
MURRIETA CA, 92563

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County Administrative Center
4080 Lemon Street, 1st Floor Annex
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Dated: April 30, 2019
Kecia R. Harper, Clerk of the Board
By: Karen Barton, Board Assistant

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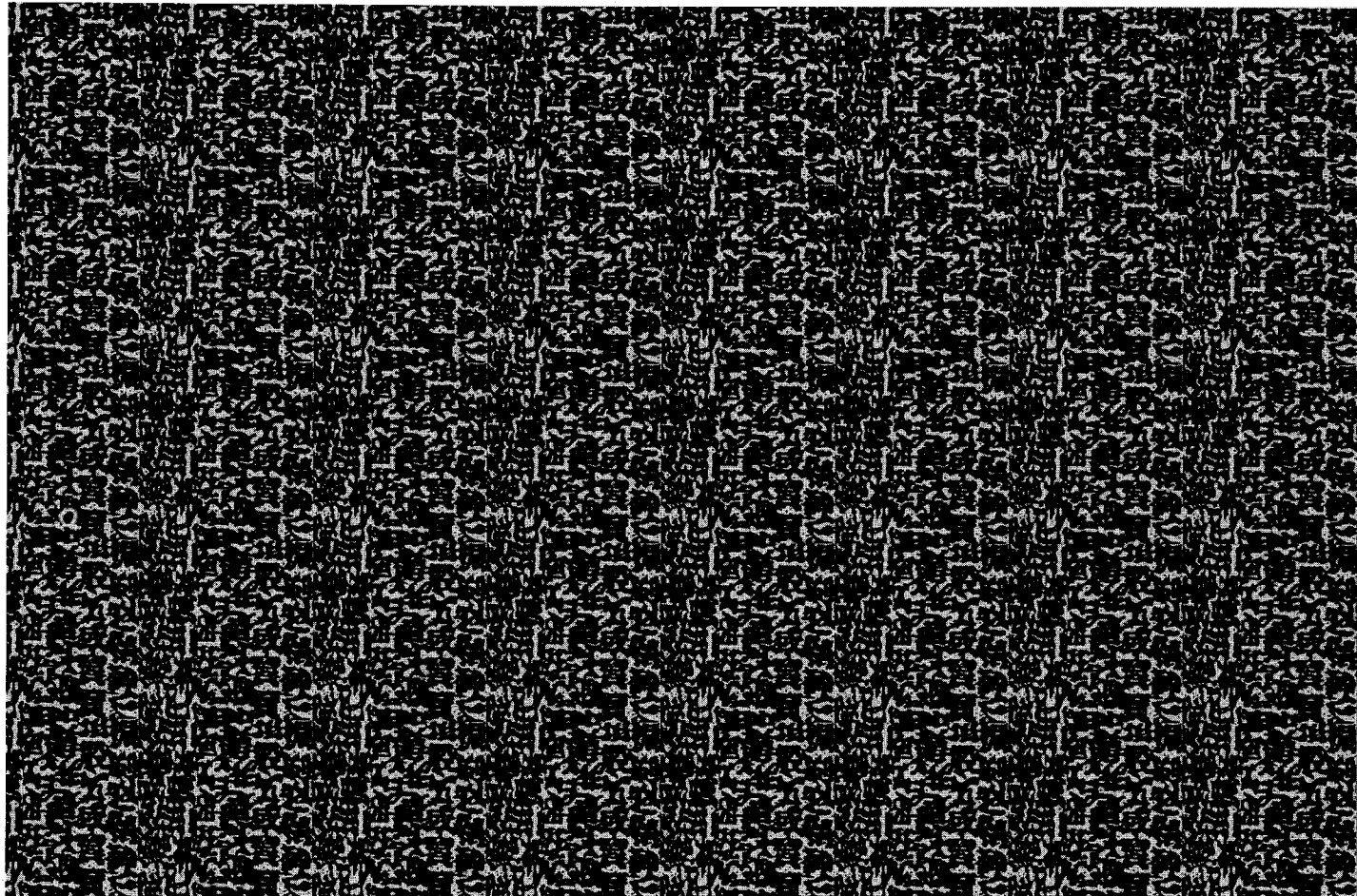
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2019 MAY -7 AM 10:39

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VANEE KAUR KALER
GURPREET SINGH KALER
35869 WOLVERINE LN
MURRIETA CA, 92563

PUBLIC HEARING NOTICE
This may affect your property

Riverside County Clerk of the Board
County Administrative Center
4080 Lemon Street, 1st Floor Annex
P. O. Box 1147
Riverside, CA 92502-1147



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NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE, A TENTATIVE TRACT MAP, A PLOT PLAN, AND ADOPTION OF AN ORDINANCE IN THE RANCHO CALIFORNIA ZONING AREA, THIRD SUPERVISORIAL DISTRICT

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Dated: April 30, 2019
Kecia R. Harper, Clerk of the Board
By: Karen Barton, Board Assistant

BC: 92502114747 * 2252-06083-05-15

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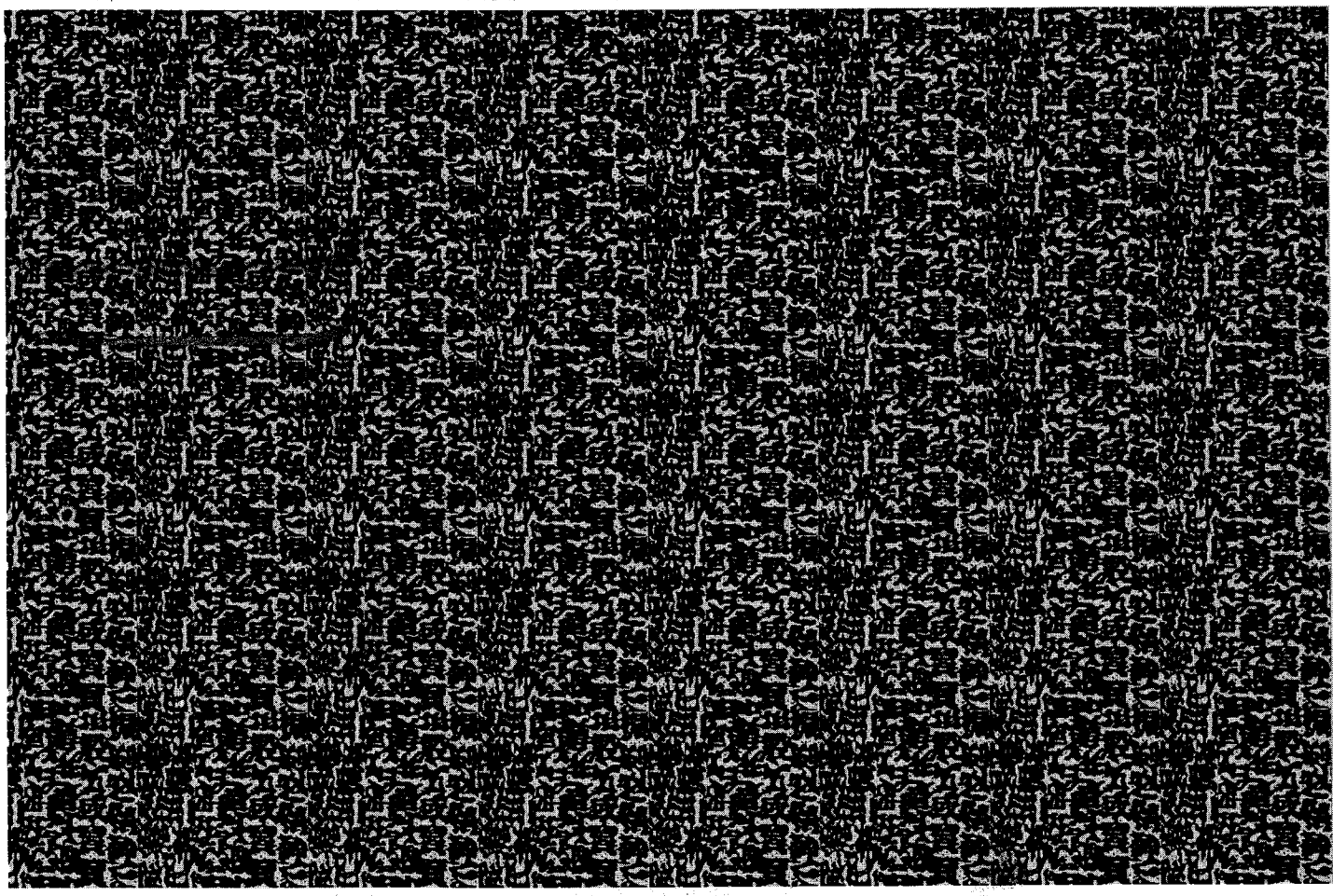
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C/O C/O DENNIS J CHAPMAN
3090 BRISTOL ST STE 220
COSTA MESA CA 92626

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CLERK / BOARD OF SUPERVISORS
2019 MAY -7 AM 10:39

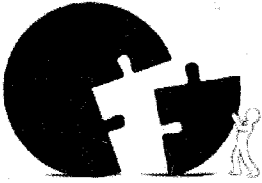
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County Administrative Center
4080 Lemon Street, 1st Floor Annex
P. O. Box 1147
Riverside, CA 92502-1147



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RIVERSIDE COUNTY PLANNING DEPARTMENT

Charissa Leach, P.E.
Assistant TLMA Director

Memorandum

DATE: May 30, 2019
TO: Riverside County Board of Supervisors
FROM: Dionne Harris, Project Planner
RE: June 4, 2019, Board of Supervisors – Change of Zone No. 7937, Tentative Tract Map No. 37294 and Plot Plan No. 26249.

The Planning Department has received comments on May 29, 2019 and May 30, 2019, in opposition of the project (Change of Zone No. 7937, Tentative Tract Map No. 37294 and Plot Plan No. 26249). The Planning Department is working on preparing a response to these comments. Please see the enclosed comments neighbors of this project Rita Gentry, a former US Forest Service Archeologist and Justin Roberts.

Attachments:

Comment Letter from Rita Gentry, a former US Forest Service Archeologist
Comment Letter from Justin Roberts

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

Desert Office · 77588 El Duna Court, Suite H
Palm Desert, California 92211
(760) 863-8277 · Fax (760) 863-7040

6/4/19 21.2
2019-5-143261

37100 Los Alamos Road
Murrieta CA 92563
ritagentry@cybermesa.com
May 28, 2019

Riverside County Board of Supervisors
c/o Riverside County Clerk of the Board

Re: Los Olivos Project, EA 43201, Initial Study, and Mitigated Negative Declaration

Dear Riverside County Supervisors,

I am a professional archeologist with experience in cultural resources management in California. As a resident of Los Alamos Road I've participated since the late 1980s with the Los Alamos Neighborhood Association, including my neighbor Cecelia Webster, and with the County, the City of Murrieta, and environment and development stakeholders on preserving historic Los Alamos Road and wildlife habitat from the Rancho Temecula land grant boundary at Via Santee in Murrieta to Winchester Road. Our achievements include the realigning of Clinton Keith Road north of our neighborhood under the leadership of Cecelia and the removal of Los Alamos Road from the Murrieta circulation plan. My family works a productive farm along Los Alamos that my great-grandparents homesteaded in the 1880s. We've long had connections with residents on the Thompson, Smohl, Garrison, and Rheingans properties near the Los Alamos and Briggs Roads intersection. We are now working to create a historic/ environmental/trail center to honor the neighborhood's history and environment as well as the sagebrush habitat and 19th and early 20th century agriculture of inland southern California as a whole.

I have reviewed the Initial Study/EA 43201, page 21 for the Los Olivos project and my conclusion is that the finding of no impact on historic resources is inadequate. The archeologist conducting the analysis and survey failed to identify historic Los Alamos Road, an important site from the early settlement of Murrieta and French Valley. Historic Los Alamos Road runs along the Los Olivos south boundary.

The historic importance of Los Alamos Road has been recognized by both the City of Murrieta and the County. The city's determination to preserve the historic and rural character of Los Alamos Road and the Los Alamos District is reflected in its land use and circulation plans and code. The Los Olivos project lies within the Murrieta Sphere of Influence. Rural Los Alamos Road was included in the California State Historic Resources Inventory on January 18, 1995 and was designated by the Riverside County Historical Commission as a County Historic Route on March 18, 1992 (see attachments). Attachment A to the minutes recording the Commission's route designation notes the olive grove within the project area is one of the road's contributing features in Feature Area 7. At its meeting the Commission requested that design criteria and developer plans within the site be circulated through it for review and comment.

The Los Olivos project will be the first urban project along Los Alamos Road between the land grant boundary at Via Santee in Murrieta and Briggs Road. As currently planned, it threatens to negatively impact the historic importance of the road. Following CEQA, the site's importance needs to be identified, an evaluation of the impact of the project on the site, which includes its contributing features, needs to be carried out, and mitigations developed before

project approval, so that the historic significance of the road is not adversely impacted. Avoidance is the preferred mitigation for significant sites.

Under the circumstances, approval of the Initial Study, EA 43201, the Mitigated Negative Declaration and the Los Olivos project should not be granted at this time.

Thank you for your consideration.

Sincerely,

Rita Gentry

MA Anthropology UCLA with training at UCR

MA Land Use Planning UCLA; Thesis: A Rustic Road Program for Riverside County

Former US Forest Service Archeologist

Attachments:

1. Riverside County Historical Commission Meeting Minutes, March 18, 1992. Recommendation for County Historic Route Designation for Los Alamos Road, with Attachment A: Los Alamos Historical Roadway Contributing Feature Elements
2. Riverside County Historical Commission Meeting Minutes, January 18, 1995. Placement of Los Alamos Road on the Riverside County Historical Resources Survey and the California Historic Resources Inventory, with the completed California Historic Resources Inventory form and attached photo copy for Los Alamos Road

Riverside County Historical Commission Meeting Minutes

January 18, 1995

**Placement of Los Alamos Road on the Riverside County Historical Resources Survey
and the California Historic Resources Inventory**

**With the completed California Historic Resources Inventory form and attached photo copy for
Los Alamos Road**

Mr. Romero and Ms. Seider represented the Historical Commission and the Board of Supervisors at two Murrieta City Council meetings. The Murrieta City Council supported the designation of Los Alamos Road as a County Landmark with the understanding that the designation would not affect their ability to complete road improvements for public safety.

The Board of Supervisors asked for suggestions for the location of the historic marker, along with the identification of contributing elements to the designation that should be preserved. A subcommittee of the Historical Commission was formed to evaluate the site and provide the requested information to the Board of Supervisors.

The Historical Commission subcommittee reviewed information provided by Parks Department staff and Rita Gentry, Citizens for Historic Murrieta, and toured the route. Los Alamos Road was found to have significant historic interest and value and should be designated as a historic route. A detailed report has been presented to the Commission.

Robert Magee moved

to recommend to the Riverside County Board of Supervisors that it consider the Riverside County Historical Commission's recommendation that the Los Alamos Road--between Via Santee and Winchester Road--having significant historic interest, be designated as a county historic route; and encourage to the greatest extent feasible, innovative land planning and circulation design alternatives in this area in order to preserve the integrity of the route and its unique characteristics as listed in Attachment "A"; and recommend that the design criteria and developer plans within this area be circulated through the Historical Commission for review and comment.

The motion was seconded by Ernie Maxwell and carried unanimously.

Mr. Romero noted that when the recommendation is made back to the Board of Supervisors that the Board direct the Historical Commission, Regional Park & Open-Space District staff and Transportation and Land Management Agency staff to formulate a specific plan design.

9.3 Pending Dedications - information

a. Valerie Jean Date Garden

This item was delayed. The application was approved by the State of California. Dedication date will probably be in November.

b. Blythe Depot

Dedication date is anticipated for January 1993.

LOS ALAMOS HISTORICAL ROADWAY
CONTRIBUTING FEATURE ELEMENTS

Feature Area 1: Former Rancho Temecula/Rancho San Jacinto Boundary
Eucalyptus
Seasonal Streambed with Willows
View of Murrieta Hogbacks
Homestead Cabin

The first European-Americans who settled on lands outside the Rancho Temecula boundary acquired the land as homesteads from the federal government. The natural streambed and the eucalyptus, along with the homestead cabin, are part of a complex of typical features that characterized the landscape in the settlement and farming periods of the Alamos District.

Feature Area 2: "Pepper Tree Lane"
Seasonal Streambed with Willows
View of Santa Rosa Plateau
View of Chaparral/Coastal Sagebrush Ridges
View of Murrieta Hogbacks
James Place with Historic Fruit Trees (listed on the HRI)

Paul Thompson recalls the original 80 pepper trees along this part of the road as being mature trees in the early 1900s when he travelled along Los Alamos to his grandfather's house. The road's location atop the crest of the hill harkens back to the practice of the Payomik Kowichum who sought the crests of hills as much as possible for trail routes.

Feature Area 3: Eucalyptus Corridor
Eucalyptus Woodlot
Rock Outcrops
View of Murrieta Hogbacks
View of Chaparral/Sagebrush Covered Ridges
Hind Ranch (listed on the HRI)

George Hind established a homestead on the site in the 1880s where he kept bees, raised fruit and produce, and practiced his trade as a harness mender. Hind, his wife Emma, and his sons and daughters planted the eucalyptus woodlot, the native California walnuts at the house site, the approximately 150 eucalyptus and 60 olive trees serving as road markers, and cleared the fields of chaparral with a team and a bar to help establish his claim to the land which was finally deeded to him in 1898 by President McKinley.

Feature Area 4: Pass between Murrieta Valley and San Jacinto Plains, 1460 ft.
Olive Trees
Eucalyptus Trees
Coastal Sagebrush
Eucalyptus Woodlot
View of Murrieta Hogbacks

The Coastal Sagebrush was conserved by local farmers as a source of blossoms for the honey that they sold for part of their livelihood.

Feature Area 5: "Yon Valley"
Seasonal Wetland
Rock Escarpment
Rock Outcrops

Coastal Sagebrush
Settler Trail Area
View of Murrieta Hogbacks
View of Mt. San Jacinto

Old timers from the Hind family recall stories of northbound settlers associated with the animal bones and wagon remains they found in this area as children.

Feature Area 6: Warm Springs Grade
View of Route Ascent and Descent
Coastal Sagebrush
Rock Outcrops
View of Batchelor Mt.
View of Mt. San Jacinto

Wagons loaded with goods or grain were taken up and down this crossing of Warm Springs Creek on the way to Winchester or Murrieta during the farming period.

Feature Area 7: Briggs Road and Los Alamos Road Intersection
Olive Grove
Dryland Grain Fields
Seasonal Streambeds: Warm Springs Creek Tributary
Rock Outcrops
View of Murrieta Hogbacks
View of Batchelor Mt.
View of Tualata Hills
View of Mt. San Jacinto
Garringer Place (listed on the HRI)

Forty acres of olive trees were planted by the Smohl brothers between Briggs and Liberty Road in the late 1890s. The trees were brought from Los Angeles on a wagon still on the property. Like many farmers in the Murrieta area, they raised the olives for oil and pressed them at the Garringer Place (listed on the Inventory). Aaron Garringer was their stepfather.

Feature Area 8: Thompson Road Section
Dryland Grain Fields
Seasonal Streambed
View of Murrieta Hogbacks
View of Batchelor Mt.
View of Alamos District
Thompson Homestead Site (listed on HRI)

Henry Clay Thompson homesteaded this grassland area in the 1880s with his sons from Kansas. After some hard times working the land, Thompson went on to become an early Riverside County supervisor. His son Joseph Thompson who later built a bungalow on the site was a prominent dryland grain farmer in the Murrieta. Along with other farmers in the Alamos District, he organized the cooperative that built the grain elevator near the Murrieta train station to haul the grain from the area to market.

The Los Alamos Historic Roadway continues for another 1.5 miles making a right bend at the present corner of Pourroy and Thompson and ending at Benton and Pourroy in front of Schoolhouse Hill and the site of the Alamos School.

Riverside County Historical Commission Meeting Minutes

January 18, 1995

**Placement of Los Alamos Road on the Riverside County Historical Resources Survey
and the California Historic Resources Inventory**

**With the completed California Historic Resources Inventory form and attached photo copy for
Los Alamos Road**

On motion duly made, seconded and carried unanimously, the Historical Commission approved placement of the Indio Schoolhouse and rail-related building on the Riverside County Historic Resources Survey and State Inventory of Historic Resources.

- 8.2 Murrieta Women's Clubhouse - Information/Action
The Commission will consider approval of site placement on the County Historical Resources Survey and the State Inventory of Historic Resources.
- 8.3 Trinity Episcopal Church - Information/Action
The Commission will consider approval of site placement on the County Historical Resources Survey and the State Inventory of Historic Resources.
- 8.4 Los Alamos Road - Information/Action
The Commission will consider approval of site placement on the County Historical Resources Survey and the State Inventory of Historic Resources.

Rita Gentry, Citizens for Historic Murrieta, made a brief presentation on items 8.2, 8.3 and 8.4. Completed Historic Resources Inventory forms were submitted to the Historical Commission for consideration. She noted that the Trinity Episcopal Church and Murrieta Women's Clubhouse are structurally in good shape.

On motion duly made, seconded and carried unanimously, the Historical Commission approved placement of the Murrieta Women's Clubhouse, item 8.2; Trinity Episcopal Church, item 8.3; and Los Alamos Road, item 8.4, on the County Historical Resources Survey and State Inventory of Historic Resources.

- 8.5 James Place - Information
Rita Gentry, member of Citizens for Historic Murrieta, updated the commissioners on the significance of James Place. It is on the Historic Resources Inventory and is threatened by a development project approved by the Murrieta City Council. The property owners want to demolish the building and put in an area of urban-residential density. The structures include a tank house, other buildings and a remnant of an orchard that once was there. The Office of Historic Preservation has been notified.

The city of Murrieta has now agreed to do a new historic report on the structure, which will discuss the significance of the site and suggest mitigation. It has been asked that the city give a copy of this report to the Historical Commission for review and comment.

- 8.6 Historical Commission Press
8.6.1 Publications Bradshaw Trail - Information/Action
The Commission will review recommendations by the Publications Committee and consider approval of submitted bid to reprint The Bradshaw Trail. Currently, the Historical Commission Trust balance is \$20,829.99. Balance owed to Bob Fitch is \$270.93. No encumbrances are anticipated on the remainder of these funds. An estimate to reprint the Bradshaw Trail for \$5,300 for 1,000 copies was received some time ago; the bid is too old. The new bid to reprint the book is now \$6498.20 and submitted by Redlands Blueprint. The Historical Commissioners requested that other bids be obtained.

State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
OFFICE OF HISTORIC PRESERVATION

HISTORIC RESOURCES INVENTORY

IDENTIFICATION AND LOCATION

1. Historic name Los Alamos Road
2. Common or current name Los Alamos/Thompson/Pourroy Roads
3. Number & street Los Alamos/Thompson/Fourroy Roads Cross-corridor and Benton Road
City Murrieta and Vicinity Vicinity only _____ Zip 92563 County Riverside
4. UTM zone _____ A _____ B _____ C _____ D _____
5. Quad map No. _____ Parcel No. _____ Other _____

Ser. No. _____
National Register status 3S
Local designation _____

between Via Santee

DESCRIPTION

6. Property category Site If district, number of documented resources _____
- *7. Briefly describe the present physical appearance of the property, including condition, boundaries, related features, surroundings, and (if appropriate) architectural style.

Los Alamos Road between the Rancho Temecula boundary and Benton Road demonstrates the existence of trail features with engineering features on Murrieta's rural roads. For 4 miles along its western part, the 22-foot wide road follows landform contours across 3 seasonal streambeds and the divide between Murrieta Valley and the San Jacinto Plains. The 2.3-mile eastern part follows the straight lines of property boundaries directly west and then north-south after making a right-angle turn. (Sections of Los Alamos have been renamed Thompson and Pourroy between Briggs and Benton.) Streambed crossings use concrete culverts. The surface is paved from the Rancho Temecula boundary to Warm Spr Creek where it becomes a graded dirt track. The abutments of the former wooden plank bridge are visible south of the road at the Warm Springs Creek crossing. Hedgerows of pepper (Schinus molle), eucalyptus (Eucalyptus camuludensis), and olive (Olea europaea) are interrupted by fields, stands of chaparral and sagebrush, and rock outcrops. Intermittent courses of wire fencing with wood and metal posts mark the right-of-way. View Mounts San Jacinto and San Geronio, the nearby Antelope Hills, Murrieta Hogbacks, five farmsteads on the state Historic Resources Inventory (the James Place at 37201 Los Alamos, the Hind Ranch at 37100 Los Alamos, the Garringer Place at 36131 Briggs, the Cummins Place at the corner of Pourroy and Benton, and the Rheingans Place at 31980 Benton), and more recent rural residences occur along the route. It ends at the site of the Alamos School.

*Attach photo envelope here
Put address and photo date on rear of photo

8. Planning agency
Murrieta and Riverside Coun

9. Owner & address
City of Murrieta
26442 Beckman Ct., Murrieta
92562
Riverside County

4080 Lemon St., Riverside
92501

10. Type of ownership Municipal/Coun

11. Present use Public

12. Zoning Not Applicable

13. Threats Public Works Projec

Send a copy of this form to: State Office of Historic Preservation, P.O. Box 942896, Sacramento, CA 94296-0001

* Complete these items for historic preservation compliance projects under Section 106 (36 CFR 800). All items must be completed for historical resources survey information.

HISTORICAL INFORMATION Not

- *14. Construction date(s) Applicable Original location _____ Date moved _____
15. Alterations & date Concrete Culverts, Partial Asphalt Surfacing, 1987
16. Architect Not Applicable Builder Not Applicable
17. Historic attributes (with number from list) 37--Highway/Trail

SIGNIFICANCE AND EVALUATION

18. Context for evaluation: Theme Economic Development Area Murrieta/Riverside County
 Period 1880-1940 Property type Highway/Trail Context formally developed? No

*19. Briefly discuss the property's importance within the context. Use historical and architectural analysis as appropriate. Compare with similar properties.

Recognized by the San Diego County Board of Supervisors as a public highway on April 8, 1891, Los Alamos Road was the major link between farms of the Alamos School District and Murrieta, among the district residents, and between the residents and the Alamos School. With the Murrieta grain elevator, Murrieta railroad depot, and the farms it forms a complex of facilities that helped create Murrieta's agricultural prosperity. Residents of the district transported honey, produce, olive oil, and grain along the road. They include members of the Thompson, Garringer, Smohl, and Hind families who actively contributed to Murrieta's and Riverside County's political and social life. The road linked the families that lived along it, facilitating the contacts that resulted in marriages, mutual assistance, and the school district. With the Alamos School the road symbolizes the social cohesion of the Alamos District. The road also illustrates land-use practices associated with homesteading. The eucalyptus and olives were planted to satisfy federal requirements. Its eastern linear route was determined by requirements to form sections and quarter sections within townships. The pepper trees and winding route of its western section attest to an earlier time when roads followed the trails established by Native Americans, Mexican travelers, and miners. The road with its features is the major remaining testament to Murrieta's rural past.

20. Sources

US Geological Survey Riverside Quadrangle, 1901; Riverside County Road Dept. Map Book and Microfiche; Jane Gunther, Riverside County Place Names, 1984; Arlean Garrison, My Children's Home, 1963; A.A. Bynon History and Directory of Riv. County, local interviews.

21. Applicable National Register criteria A
 Riv. County Historical Commission

22. Other recognition for County Landmark, State Pt.
 State Landmark No. (if applicable) _____

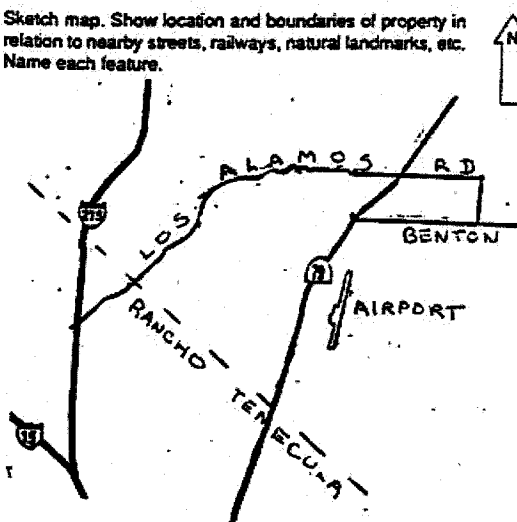
23. Evaluator Rita Gentry
 Date of evaluation Dec. 20, 1994

24. Survey type Single Resource

25. Survey name Not Applicable

*26. Year form prepared 1994
 By (name) Rita Gentry
 Organization Citizens for Historic Murrieta
 Address 26412 Plum Avenue
 City & Zip Murrieta, CA 92562
 Phone 909-677-6770

* Sketch map. Show location and boundaries of property in relation to nearby streets, railways, natural landmarks, etc. Name each feature.





May 30, 2019

To: **Supervisor Chuck Washington** Riverside County, Third District
4080 Lemon St Riverside, CA 92501

From: **Justin Roberts**, 30255 Los Alamos Road, Murrieta CA 92563

Re: **June 4, 2019 Public Hearing. Comments OBJECTING TO:**
CHANGE OF ZONE NO. 7937, TENTATIVE TRACT MAP NO. 37294 and PLOT PLAN NO.
26249 –Intent to Adopt a Mitigated Negative Declaration – EA43021 Third Supervisorial District

How much do you value the life of your neighbor? Does the fact that this County was named River-side County and not River-bottom County indicate the wisdom of county residents in 1893, with respect to the value of keeping families out of watercourses?

I am disturbed that Riverside County Flood Control (RCFC) urges you to put families in new residential properties built in flood hazard zones, and that County staff fail to make clear in the record before you, that inadequate flood control in Riverside County leads to expenditures of millions in Emergency Funding for property damage in areas next to water drainages:



February 14, 2019 (CBSLA)

Fast-Flowing Creek Puts Lake Elsinore Homes At Risk Of Collapse. “The creek, which normally flows at a trickle, swelled into a river. ... the flow of the river has undercut the bank, CAL Fire Riverside Capt. Don Camp said.”

Thank you for reading my concerns about the proposal to put at least 10 new families in the flood hazard zone near my property, and increase the flood threat to two existing neighboring families. Flood control notes on their website that 5 people died in the 1993 SW RivCo floods, but doesn't note where they died, or what they have done about reducing the danger zones. In 2013 John Hunneman wrote for the Press-Enterprise about the 1993 death "*Near Murrieta, a man who went to rescue his wife who was stranded at a grocery store was found drowned in the area of Los Alamos and Briggs roads.*" This man lived on the EA 43201 Project site; he drowned in floodwaters from the EA 43201 Project site. My wife (Cecelia Webster) and I saw his dead body being dragged out of the mud from our kitchen window.

I hold Mr. Robert Pitchford's death by drowning in the flood hazard zone as a lesson that the County should respect and learn from. While the numerous tragedies in the County due to flooding are the most effective argument that RCFC can use to increase its budget, the Board of Supervisors needs to maintain control of the County's finances by demanding performance standards by RCFC; directing them to keep housing away from watercourses as specified in the General Plan will be a valuable step in this direction.

I fully support my wife's contribution of time, knowledge and money to help the County act to improve the safety and quality of life in my neighborhood. I hope you will join her on June 4, 2019 by voting to keep new housing in Riverside County away from RCFC's published Flood Hazard Zones - and make it another Riverside County Public Safety Event.

Riverside County Certificate of Death
 This man lived on the EA43201 project site,
 and drowned in flood waters from the flood hazard zone
 on the EA43201 project site.

STATE OF CALIFORNIA CERTIFICATION OF VITAL RECORD											
COUNTY OF RIVERSIDE RIVERSIDE, CALIFORNIA											
STATE FILE NUMBER						39333000630					
1A. NAME OF DECEDENT—FIRST (GIVEN)			1B. MIDDLE			1C. LAST (FAMILY)			LOCAL REGISTRATION DISTRICT AND CERTIFICATE NUMBER		
Robert			Lawrence			Pitchford			FD: January 17, 1993 1130 M		
4. RACE			6. MARRIAGE—SPECIFY			8. DATE OF BIRTH—MO. DAY, YR.			7. AGE IN YEARS		
Black			<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO			October 15, 1926			66		
9. STATE OF BIRTH		9. CITIZEN OF WHAT COUNTRY		10A. FULL NAME OF FATHER			10B. STATE OF BIRTH		11A. FULL MAIDEN NAME OF MOTHER		11B. STATE OF BIRTH
MS		U.S.A.		James Pitchford			MS		Mattie Herman		MS
12. MILITARY SERVICE			13. SOCIAL SECURITY NO.			14. MARITAL STATUS			15. NAME OF SURVIVING SPOUSE IF WIFE, ENTER MAIDEN NAME		
12 43 to 1946 <input type="checkbox"/> NONE						Married			Lucille Holguin		
16A. USUAL OCCUPATION			16B. USUAL KIND OF BUSINESS OR INDUSTRY			16C. USUAL EMPLOYER			17. EDUCATION—YEARS COMPLETED		
Dispatcher			Education			Los Angeles Unified School District			10 14		
18A. RESIDENCE—STREET AND NUMBER OR LOCATION						18B. CITY			18C. ZIP CODE		
30400 Los Alamos Rd.						Murrieta			92563		
190. COUNTY			19C. NUMBER OF YEARS IN THIS COUNTY		19F. STATE OR FOREIGN COUNTRY		20. NAME, RELATIONSHIP, MAILING ADDRESS AND ZIP CODE OF INFORMANT				
Riverside			2		CA		Lucille Pitchford - Wife 30400 Los Alamos Rd. Murrieta, CA 92563				
19A. PLACE OF DEATH			19B. IF HOSPITAL, SPECIFY ONE: IP, ER/OP, OOA		19C. COUNTY		21. STREET ADDRESS—STREET AND NUMBER OR LOCATION				
Open Field					Riverside		36131 Briggs Rd.				
21. DEATH WAS CAUSED BY: (ENTER ONLY ONE CAUSE PER LINE FOR A, B, AND C)						22. WAS DEATH REPORTED TO CORONER? (RECORD NUMBER AND DATE)			23. WASopsy PERFORMED?		
(A) Drowning						YES 76707			YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>		
24. WAS AUTOPSY PERFORMED?						25. WAS IT USED IN DETERMINING CAUSE OF DEATH?			26. WAS OPERATION PERFORMED FOR ANY CONDITION IN ITEM 21 OR 25? IF YES, LIST TYPE OF OPERATION AND DATE.		
DUE TO (B) NOT A VALID DOCUMENT TO ESTABLISH IDENTITY						YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>			No		
DUE TO (C)						YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>					
25. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH BUT NOT RELATED TO CAUSE GIVEN IN 21						26. WAS OPERATION PERFORMED FOR ANY CONDITION IN ITEM 21 OR 25? IF YES, LIST TYPE OF OPERATION AND DATE.					
None						No					
1. I CERTIFY THAT TO THE BEST OF MY KNOWLEDGE DEATH OCCURRED AT THE HOUR, DATE AND PLACE STATED FROM THE CAUSES STATED.			27A. DECEDENT ATTENDED SINCE DECEASED LAST BEEN ALIVE			27B. SIGNATURE AND DESIGN OR TITLE OF CERTIFIER			27C. CERTIFIER'S LICENSE NUMBER		
			MONTH, DAY, YEAR						27D. DATE SIGNED		
									1-17-1993		
28. MANNER OF DEATH—specify one: natural, accidental, suicide, homicide, pending investigation or cause not to be determined			30A. PLACE OF INJURY			30B. INJURY AT WORK			30C. DATE OF INJURY		
Accident			Open Field			<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO			1-16-1993 Unknown		
32. LOCATION (STREET AND NUMBER OR LOCATION AND CITY)						33. DESCRIBE HOW INJURY OCCURRED: EVENTS WHICH RESULTED IN INJURY					
36131 Briggs Rd., Murrieta						Pulled underwater by swift current while crossing on foot.					
34A. DISPOSITION(S)			34B. PLACE OF FINAL DISPOSITION—NAME AND ADDRESS			34C. DATE MO. DAY, YEAR			35B. LICENSE NUMBER		
BU			Forest Lawn Memorial Park			1-25-1993			7255		
36A. NAME OF FUNERAL DIRECTOR (OR PERSON ACTING AS SUCH)			36B. LICENSE NO.			37. REGISTRATION DATE			38. REGISTRATION DATE		
Forest Lawn Mortuary-Covina			F-1150			JAN 25 1993			43201		
STATE REGISTRAR		A.		B.		C.		D.		E.	

VS-11 (REV. 3-91) MAKE NO ERASURES, WHITEOUTS, OR OTHER ALTERATIONS

CERTIFIED COPY OF VITAL RECORD
STATE OF CALIFORNIA, COUNTY OF RIVERSIDE




This is a true and exact reproduction of the document officially registered and placed on file in the office of the County of Riverside, Assessor-County Clerk-Recorder.

OCT 05 2018

DATE ISSUED _____

This copy is not valid unless prepared on an engraved border displaying the date, seal and signature of the Assessor-County Clerk-Recorder.

ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

Objection to EA 43201, June 4, 2019

Project site on 30400 Los Alamos Road, Murrieta, CA 92563 - photos taken from the eastern portion of my property at 30255 Los Alamos Road, Murrieta, CA 92563:



Maxwell, Sue

From: Maxwell, Sue
Sent: Friday, May 31, 2019 2:52 PM
To: COB-Agenda (COB-Agenda@rivco.org); George Johnson (GAJohnson@RIVCO.ORG); Leach, Charissa (cleach@RIVCO.ORG); Perez, Juan (JCPEREZ@RIVCO.ORG); Young, Alisa; District 4 Supervisor V. Manuel Perez (District4@RIVCO.ORG); District2; District3; District5; Supervisor Jeffries - 1st District (district1@rivco.org)
Cc: Harris, Dionne; Killebrew, Jason
Subject: June 4, 2019 Item No 21.2 (9716) - Public Comment Opposing Rancho California Zone Change 7937 (Rita Gentry)
Attachments: CZ07937- TR37294 Memo_5-30-19.pdf

Tracking:	Recipient	Read
	COB-Agenda (COB-Agenda@rivco.org)	
	George Johnson (GAJohnson@RIVCO.ORG)	
	Leach, Charissa (cleach@RIVCO.ORG)	
	Perez, Juan (JCPEREZ@RIVCO.ORG)	
	Young, Alisa	
	District 4 Supervisor V. Manuel Perez (District4@RIVCO.ORG)	Read: 5/31/2019 2:55 PM
	District2	
	District3	
	District5	
	Supervisor Jeffries - 1st District (district1@rivco.org)	
	Harris, Dionne	
	Killebrew, Jason	
	Maldonado, Matthew	Read: 5/31/2019 2:54 PM

Good afternoon,

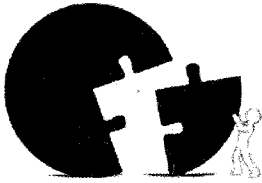
Please see attached opposition letter received via COB from Ms. Rita Gentry c/o Dionne Harris in Planning, for June 4, 2019 Item No 21.2.

A printed copy is filed with Agenda back-up.

Thank you kindly,

Sue Maxwell
Board Assistant
Clerk of the Board of Supervisors
4080 Lemon Street, 1st Floor, Room 127
Riverside, CA 92501
(951) 955-1069 Fax (951) 955-1071
Mail Stop #1010
cob@rivco.org





RIVERSIDE COUNTY
PLANNING DEPARTMENT

Charissa Leach, P.E.
Assistant TLMA Director

Memorandum

DATE: May 30, 2019
TO: Riverside County Board of Supervisors
FROM: Dionne Harris, Project Planner
RE: **June 4, 2019, Board of Supervisors – Change of Zone No. 7937, Tentative Tract Map No. 37294 and Plot Plan No. 26249.**

The Planning Department has received comments on May 30, 2019, in opposition of the project (Change of Zone No. 7937, Tentative Tract Map No. 37294 and Plot Plan No. 26249). The Planning Department is working on preparing a response to these comments. Please see the enclosed comments from Cecelia Webster.

Attachments:
Comment Letter from Cecelia Webster

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

Desert Office · 77588 El Duna Court, Suite H
Palm Desert, California 92211
(760) 863-8277 · Fax (760) 863-7040

Maxwell, Sue

From: Maxwell, Sue
Sent: Friday, May 31, 2019 4:26 PM
To: COB-Agenda (COB-Agenda@rivco.org); George Johnson (GAJohnson@RIVCO.ORG); Leach, Charissa (cleach@RIVCO.ORG); Perez, Juan (JCPEREZ@RIVCO.ORG); Young, Alisa; District 4 Supervisor V. Manuel Perez (District4@RIVCO.ORG); District2; District3; District5; Supervisor Jeffries - 1st District (district1@rivco.org)
Cc: Harris, Dionne; Brady, Russell; Killebrew, Jason
Subject: June 4, 2019 Item No 21.2 (9716) Public Comment #2 Opposing Rancho California Zone Change 7937 (Cecelia Webster)
Attachments: CZ07937- TR37294 Memo for June 4, 2019.pdf
Importance: High

Good afternoon,

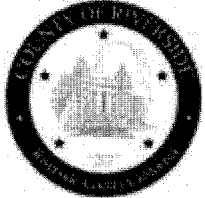
Attached is a second Public Comment from Ms. Cecelia Webster, opposing the Change of Zone No 7937, scheduled for June 4, 2019 Board Agenda Item No 21.2.

A printed copy is filed with Agenda back-up.

Sincerely,

Sue Maxwell

Board Assistant
Clerk of the Board of Supervisors
4080 Lemon Street, 1st Floor, Room 127
Riverside, CA 92501
(951) 955-1069 Fax (951) 955-1071
cob@rivco.org



NOTICE: This communication is intended for the use of the individual or entity to which it is addressed and may contain **information that is privileged, confidential and exempt from disclosure** under applicable law. If the reader of this communication is not the intended recipient or the employee or agent responsible for delivering this communication to the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by reply email or by telephone and immediately delete this communication and all its attachments.

May 30, 2019

Riverside County Board of Supervisors
4080 Lemon Street, 5th Floor
Riverside, CA 92501

Re: Los Olivos Development, Newland Homes (EA 43201, CZ 7937, TR 37294, PP 26249)

Dear Riverside County Board of Supervisors,

I am writing to object to approval of a Mitigated Negative Declaration (MND) for the above referenced project.

I have owned and lived in the single-family residence on 6.5 acres at 30255 Los Alamos Road continuously, with my husband Justin Roberts, since December, 1985. The eastern quarter of my property is directly south of the single-family residence at 30400 Los Alamos Road, the site of the proposed Los Olivos development. The mailbox for that home, located on my property (because this is a rural-residential neighborhood), still bears the name PITCHFORD, even though Robert Pitchford died by drowning in January, 1993 and his surviving wife and children moved on soon after his death. A large part of my opposition to the Los Olivos project derives from applicants intent to build within the floodplain, destroying half of the existing 2 acres of floodplain on the site. This will increase downstream flooding, exacerbating the existing flooding hazard across Los Alamos Road and to my neighbors of 18 years, the Sandez family. I don't want any more of my neighbors drowned in flood waters downstream of the project site.

My residence is on a hill overlooking the Project, including the Project's RCFC-WRC Flood Hazard Zone, and the Flood Hazard Zone that the Project contributes stormwater runoff to, further south. Flooding events, human tragedies and consequent emergency responses (County sheriff, County Coroner, swift-water rescue, County/Temecula/Murrieta Fire) are usually first noticed by me unavoidably, as I look out of my kitchen window; I have documented many of the consequences of the flooding hazards, and have entered some of them into the record for this Project for the County's environmental review.

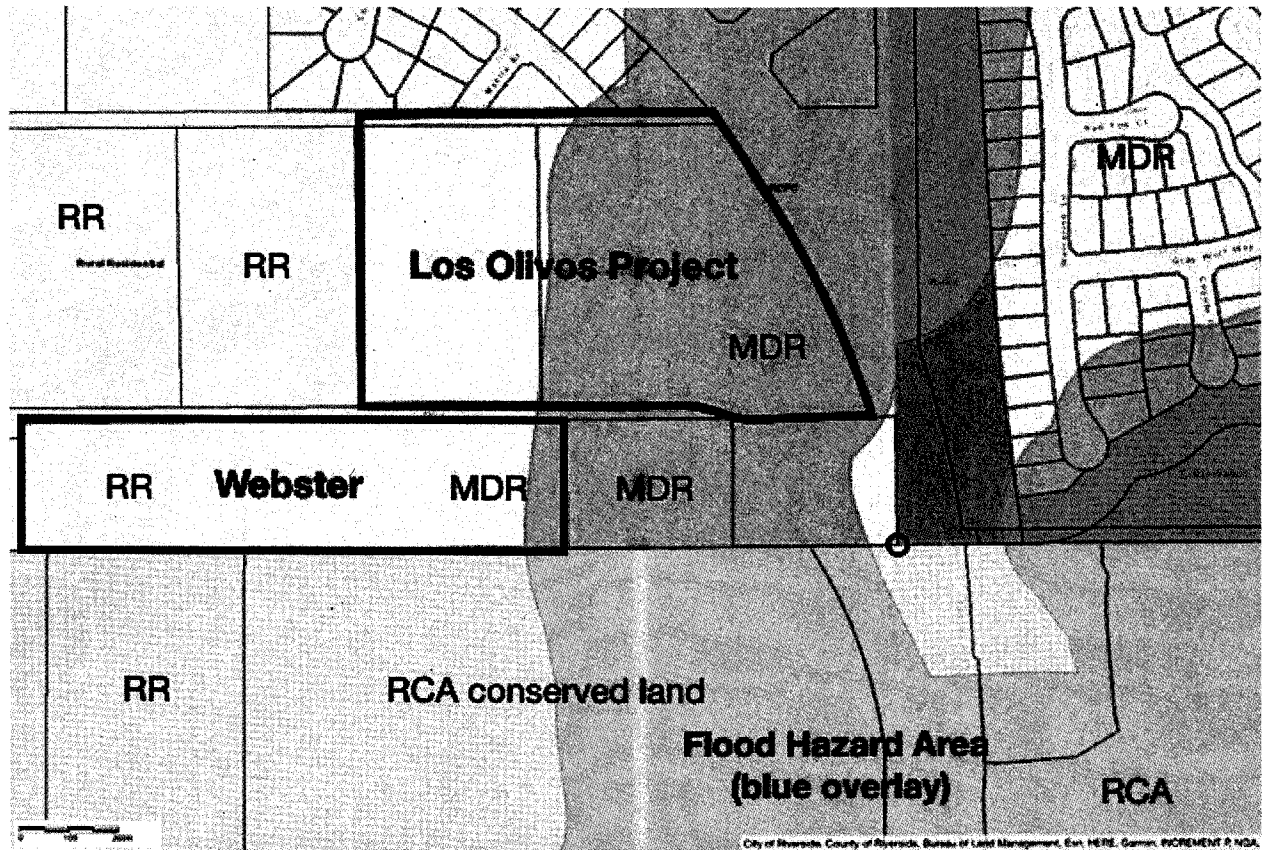
I am committed to constructively engage with the County regarding concrete steps that can and should be taken to reduce and prevent human tragedies associated with the Project's stormwater. I found the County responsive to suggestions regarding installation of hazard road sign "Subject to Flooding" that was installed on my property ahead of the floodway extending from the Project site dangerously across Los Alamos Road. And the County was responsive regarding my request to clean out the culvert that takes stormwater from part of my property north, across the corner of 35000 Los Alamos Road to my neighbor at 30260 Los Alamos Road, where is it delivered to the NW corner of the Project - which led to the County entering the culvert into their mapped infrastructure inventory.

After the wet years of the early 1990s, and observation of stormwater runoff from the eastern 3 acres of my property onto my neighbor at 34650 Los Alamos Road, I invited the US Soil Conservation Service (then in San Jacinto. Mssrs. Hewitt and Dunckle) to survey my property (mark contour lines) and design a system of swales to catch and hold run-off. This water detention system demonstrates how rural land can be managed for the beneficial outcomes of improved agricultural productivity, increased recharge of the Temecula Groundwater Basin, reduced soil erosion, reduced sediment transfer into the Santa Margarita River tributaries, and reduce property damage downstream. My engagement in the review of the present project is a straightforward extension of the above concerns, observations and solutions aimed at improving safety of my neighbors and of the traffic on Los Alamos Road.

My property is part of the historic Smohl homestead (36313 Briggs Road), established in the 1880s when the area was part of San Diego County (Los Alamos Road was established as a Public Highway by the San Diego County Board of Supervisors in April, 1891), and our residence was designed and built by their direct descendants, some of which were (others are) our neighbors. These individuals, and community leaders such as Ms. Rita Gentry (descendent of the historic Hind homestead at 37100 Los Alamos Road) educated us about the historic Los Alamos District, and we joined with them in efforts to obtain official recognition of this historic resource, and to protect this resource from destruction by negligently-planned urban development. Ms. Gentry (May 29, 2019 letter in the record) has provided you with a strong justification to deny the MND for this project on this basis; I simply note here that my objections here reinforce Ms. Gentry's recommendation.

I have long been committed to helping the County perform adequate and necessary environmental reviews in the area that I live in - with the aim of providing relevant local knowledge and perspective that can usefully inform planners and decision-makers. Environmental review of the Clinton Keith Road extension project led to placement of the road so it would connect and serve the urban tracts north of the Los Alamos District (from I-215 to State Highway 79 at Thompson Road), rather than cut through our established rural neighborhood. I have been proactive in trying to work in good faith with the County to address and resolve essential environmental issues in a timely manner, consistent with the Settlement Agreement between myself and the Board of Supervisors, concerning Riverside Superior Court case No. 218564, approved by the Board on June 7, 1994. The direct and unresolved conflicts between the present Project and the abutting portions of the County's proposed Clinton Keith Road extension project (currently in design and environmental analysis phases prior to public review), comprises an important aspect of my review.

My property is currently zoned Rural Residential as is the Project site. But the General Plan now designates ~4 acres of my 6.55 acre property as Medium Density Residential, contiguous with the proposed Project. While most of my 4 MDR-designated acres are out of the RCFC-WRC Flood Hazard Zone, over half of the Los Olivos project lies within it:



Successful development of the Los Olivos project would therefore facilitate future development of my property, to my financial gain. But my husband and I do not want to even fantasize about such potential profit; we want better environmental planning. We use and enjoy our rural area, adjacent conservation lands, and the compatible, thoughtfully planned nearby urban development (a result of the deliberative EIR process absent in the present matter); which is why I have advocated for protection of my rural community, and furtherance of conservation via the MSHCP, for 3 decades - and do so here.

Thank you for your consideration. Sincerely,

Cecelia Webster
30255 Los Alamos Road
Murrieta CA 92563