

MITIGATION MONITORING AND REPORTING PROGRAM

INTRODUCTION

This section provides the Mitigation Monitoring Program (MMRP) for the 2008 Draft General Plan EIR, pursuant to Section 21081.6 of the California Public Resources Code, which requires public agencies to “adopt a reporting and monitoring program for the changes made to the project or conditions of project approval, adopted in order to mitigate or avoid significant effects on the environment.” An MMRP is required for the proposed project because the Environmental Impact Report (EIR) identified significant adverse impacts, and mitigation measures have been identified to reduce those impacts to less-than-significant levels, where feasible.

The numbering of the individual mitigation measures follows the numbering sequence found in the Draft EIR. All revisions to mitigation measures that were identified in responses to comments have been incorporated into this MMRP.

Adoption of the MMRP shall occur prior to, or concurrently with, adoption of the proposed project for which the program has been developed.

PURPOSE OF THE MITIGATION MONITORING PROGRAM

The purpose of the MMRP is to:

- ▶ ensure that mitigation measures are implemented;
- ▶ provide feedback to agency staff and decision makers about the effectiveness of mitigation measures;
- ▶ provide learning opportunities for improving mitigation measures on future projects; and
- ▶ identify the need for enforcement action before irreversible environmental damage occurs.

The components of the MMRP are addressed briefly below.

Mitigation Measures: The mitigation measures are taken verbatim from the Draft EIR (Chapter 2), in the same order that they appear in the Draft EIR, as revised in Chapter 4, *Corrections and Revisions to the DEIR*, in the Final EIR.

Monitoring and Enforcement Actions: For every mitigation measure, one or more actions are described. These are the heart of the MMRP, as they delineate the means for implementing the mitigation measures and, in many cases, the criteria for determining whether the measure has been implemented.

Responsible Entity: This column identifies the entity that will undertake the required action. Generally, the contractor is named for actions occurring during grading or construction. On-site inspections will be done by County staff.

Timing/Milestone: Each action must take place during or prior to some part of project development or approval. The timing of actions generally falls into one of the categories shown in the table below.

Monitoring and Enforcement Responsibility: Solano County will have ultimate and legal responsibility for implementation of all mitigation measures. This column indicates which department within the County will conduct the actual monitoring and reporting, as well as take corrective actions when a measure has not been properly implemented. Abbreviations are shown below.

EXHIBIT 5

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
4.1 Land Use				
<p>Mitigation Measures 4.1-4a (Preferred Plan) and 4.1-1b (Maximum Development Scenario): Require Minimum Mitigation Ratio of 1.5:1 or Higher for Farmland Conversion. Program AG.I-1 of the 2008 Draft General Plan shall be amended to have a minimum mitigation ratio of 1.5:1 or higher for farmland conversion to mitigate the impacts of new nonagricultural uses on adjacent and neighboring agricultural operations. Program AG.I-1 shall be amended to read as follows.</p> <p>AG.I-1: Create and adopt a farmland conversion mitigation program and ordinance. Require compensation for loss of agricultural land. Establish appropriate mitigation ratios for the program or utilize a graduated mitigation mechanism. The mitigation ratio shall be a minimum of 1.5:1 (1.5 acres of farmland protected through mitigation for each acre of farmland converted). The program shall not present regulatory barriers to agritourism, agricultural services, and agricultural processing in regions and within land use designations where such uses are permitted and encouraged. The program shall also establish mitigation within the same agricultural region as the proposed development project, or within the Agricultural Reserve Overlay district, as a preferred strategy. The program shall incorporate a fee option, and shall provide an exemption for farmworker housing. Mitigation lands shall be of similar agricultural quality to the lands being converted.</p>	Amend Program AG.I.1 in Draft General Plan	Department of Resource Management	Before adoption of General Plan	Department of Resource Management
<p><u>Mitigation Measures 4.1-4a(2) (Preferred Plan) and 4.1-1b(2) (Maximum Development Scenario):</u> <u>Require Use of Clustering and Building Envelope Size and Locational Controls.</u></p> <p><u>Policy LU.P-17 of the 2008 Draft General Plan shall be amended to require the use of clustering and building envelope size and locational controls to mitigate the impacts of new nonagricultural uses on adjacent and neighboring agricultural operations. Policy LU.P-17 shall be amended to read as follows (deletions shown in strikeout text and insertions shown in <i>italics</i>):</u></p>	Amend policy LU.P-17 in Draft General Plan	Department of Resource Management	Before adoption of General Plan	Department of Resource Management

Mitigation Monitoring and Reporting Program				
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<p><u>LU.P-17: Encourage Require clustering of residential development and the use of building envelope size and locational controls in residential development when necessary to preserve agricultural lands, natural resource areas and environmental quality, to provide for the efficient delivery of services and utilities, and to mitigate potential health and safety hazards.</u></p> <p>Although Mitigation Measures 4.1-4a(1) and 4.1-4a(2) may work to reduce some portion of the impact associated with agricultural and nonagricultural use conflicts, it <u>they</u> would not reduce these impacts to below a level of significance. For this reason, the impact would remain significant and unavoidable.</p>				
4.2 Air Quality				
<p>Mitigation Measures 4.2-1a(1) (Preferred Plan) and 4.2-1b(1) (Maximum Development Scenario): Require Implementation of Supplemental Measures to Reduce Construction-Related Exhaust Emissions. In addition to the measures recommended by BAAQMD and YSAQMD for construction emissions of PM₁₀ and incorporated into the 2008 Draft General Plan under Program HS.I-60, the County shall require each project applicant, as a condition of project approval, to implement the following measures to further reduce exhaust emissions from construction-related equipment:</p> <ul style="list-style-type: none"> ▶ Commercial electric power shall be provided to the project site in adequate capacity to avoid or minimize the use of portable gas-powered electric generators and equipment. ▶ Where feasible, equipment requiring the use of fossil fuels (e.g., diesel) shall be replaced or substituted with electrically driven equivalents (provided that they are not run via a portable generator set). ▶ To the extent feasible, alternative fuels and emission controls shall be used to further reduce NO_x and PM₁₀ exhaust emissions. 	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p> <p>Prepare implementing ordinance for non-discretionary approvals</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<ul style="list-style-type: none"> ▶ On-site equipment shall not be left idling when not in use. ▶ The hours of operation of heavy-duty equipment and/or the amount of equipment in use at any one time shall be limited. ▶ Construction shall be curtailed during periods of high ambient pollutant concentrations; this may involve ceasing construction activity during the peak hour of vehicular traffic on adjacent roadways or on Spare the Air Days. ▶ Staging areas for heavy-duty construction equipment shall be located as far as possible from sensitive receptors. ▶ Before construction contracts are issued, the project applicants shall perform a review of new technology, in consultation with BAAQMD and YSAQMD, as it relates to heavy-duty equipment, to determine what (if any) advances in emissions reductions are available for use and are economically feasible. Construction contract and bid specifications shall require contractors to utilize the available and economically feasible technology on an established percentage of the equipment fleet. It is anticipated that in the near future, both NO_x and PM₁₀ control equipment will be available. 				
<p>Mitigation Measures 4.2-1a(2) (Preferred Plan) and 4.2-1a(2) (Maximum Development Scenario): Require Implementation of Supplemental Measures to Reduce Fugitive PM₁₀ Dust Emissions. In addition to the required basic control measures, the County shall require each project applicant, as a condition of project approval, to implement the following enhanced and additional control measures recommended by BAAQMD and YSAQMD to further reduce fugitive PM₁₀ dust emissions:</p> <ul style="list-style-type: none"> ▶ Hydroseeding shall be used or nontoxic soil stabilizers shall be applied to inactive construction areas (previously graded areas inactive for 10 days or more). ▶ Exposed stockpiles (e.g., dirt, sand) shall be enclosed, covered, 	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p> <p>Prepare implementing ordinance for non-discretionary approvals</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p>or watered twice daily, or nontoxic soil binders shall be applied to such stockpiles.</p> <ul style="list-style-type: none"> ▶ Traffic speeds on unpaved roads shall be limited to 15 mph. ▶ Sandbags or other erosion control measures shall be installed to prevent runoff of silt to public roadways. ▶ Vegetation shall be replanted in disturbed areas as quickly as possible. ▶ Wheel washers shall be installed on all exiting trucks, or the tires or tracks of all trucks and equipment leaving the site shall be washed off. ▶ Windbreaks shall be installed or trees/vegetative windbreaks shall be planted at windward side(s) of construction areas. ▶ Excavation and grading activity shall be suspended when winds (instantaneous gusts) exceed 25 mph. ▶ The area subject to excavation, grading, and other construction activity at any one time shall be limited, as necessary. 				
<p>Mitigation Measures 4.2-2a (Preferred Plan) and 4.2-2b (Maximum Development Scenario): Coordinate with Air Districts on Assumptions from Air Quality Plan Updates. The County shall coordinate with BAAQMD and YSAQMD at the earliest opportunity to ensure that all new assumptions from new air quality plan updates are implemented as part of the 2008 Draft General Plan.</p> <p><u>The County shall also do the following:</u></p> <ul style="list-style-type: none"> ▶ <u>Meet air quality standards: Seek to attain or exceed the more stringent of federal or state ambient air quality standards for each measured pollutant.</u> 	Meet air quality standards	Department of Resource Management	Ongoing	Department of Resource Management

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<ul style="list-style-type: none"> ▶ <u>Require mitigation of air quality impacts: Require projects that generate significant levels of air pollutants to incorporate best available air quality mitigation in the project design.</u> ▶ <u>Inform regional and local agencies: Notify regional and local jurisdictions of proposed projects in unincorporated areas that may affect regional air quality, as identified by BAAQMD, YSAQMD, and ARB.</u> ▶ <u>Evaluate air quality impacts of proposed projects and plans: As part of the environmental review process, use the current applicable air district guidance to evaluate the significance of air quality impacts from projects or plans, and to establish appropriate minimum mitigation requirements necessary for project or plan approval.</u> <p><u>Assist in the enforcement of air quality standards: Assist EPA, ARB, and applicable air district with measuring emissions and enforcing the provisions of the Clean Air Act and regional rules and regulations.</u></p>	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p> <p>Notify regional and local jurisdictions of proposed projects</p> <p>Evaluate the significance of air quality impacts from projects or plans.</p> <p>Assist in the enforcement of air quality standards</p>	<p>Project Applicant</p> <p>Department of Resource Management</p> <p>Department of Resource Management</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>During project review</p> <p>During project review</p> <p>Ongoing</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p> <p>Department of Resource Management</p> <p>Department of Resource Management</p>
<p>Mitigation Measures 4.2-3a (Preferred Plan) and 4.2.-3b (Maximum Development Scenario): Require Implementation of YSAQMD Design Recommendations for Development Projects. The County shall require each project applicant, as a condition of project approval, to implement the following mitigation measure recommended by YSAQMD.</p> <p>Design of all development projects shall include all of the following elements, as applicable:</p> <ul style="list-style-type: none"> ▶ A duct system within the building thermal envelope, or insulated to R-83 standards ▶ Passive cooling strategies, including passive or fan-aided cooling planned for or designed into the structure, a cupola or roof 	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p> <p>Prepare of implementing ordinance for non-discretionary approvals</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p>opening for hot-air venting, or underground cooling tubes</p> <ul style="list-style-type: none"> ▶ High-efficiency outdoor lighting utilizing solar power or controlled by motion detectors ▶ Natural lighting in buildings ▶ Building siting and orientation designed to reduce energy use ▶ Summer shading and wind protection measures to increase energy efficiency ▶ Use of concrete or other nonpolluting materials for parking lots instead of asphalt ▶ Use of landscaping to shade buildings and parking lots ▶ Photovoltaic and wind generators ▶ Installation of energy efficient appliances and lighting ▶ Installation of mechanical air conditioners and refrigeration units that use non-ozone-depleting chemicals 				
<p>Mitigation Measures 4.2-4a(1) (Preferred Plan) and 4.2-4b(1) (Maximum Development Scenario): Require Implementation of Measures to Reduce Operational Emissions from Mobile Sources. The County shall require each project applicant, as a condition of project approval, to implement the following mitigation measures, as appropriate:</p> <ul style="list-style-type: none"> ▶ Intersections affected by individual projects shall be evaluated for violations of CO concentration thresholds. ▶ Development review shall focus on upgrading roads in Solano County to County design standards if the new development significantly contributes to the need to upgrade these roads, regardless of whether the new development occurs inside a city 	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p> <p>Prepare implementing ordinance for non-discretionary approvals</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p>or within the unincorporated county.</p> <p>The County shall support regular monitoring of the transportation system by the California Department of Transportation and the Solano Transportation Authority, with emphasis on studying congested areas to identify the cause, duration, and severity of the congestion.</p>	<p>Coordinate with California Department of Transportation and Solano Transportation Authority</p>	<p>Department of Resource Management</p>	<p>Ongoing</p>	<p>Department of Resource Management</p>
<p><u>Mitigation Measures 4.2-4a(2) (Preferred Plan) and 4.2-4b(2) (Maximum Development Scenario): Implement EPA Recommendations for Wood-Burning Appliances.</u> <u>All new wood-burning appliances installed in the county shall be installed in accordance with EPA recommendations and the County shall consider a replacement program in coordination with BAAQMD and YSAQMD.</u></p>	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p>	<p>Project Applicant</p>	<p>Prior to discretionary approvals</p>	<p>Department of Resource Management</p>
	<p>Prepare implementing ordinance for non-discretionary approvals</p>	<p>Department of Resource Management</p>	<p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p>
<p>Mitigation Measures 4.2-5a (Preferred Plan) and 4.2-5b (Maximum Development Scenario): Require Implementation of Measures to Reduce the Potential for Exposure to TACs from Mobile Sources. The County shall require each project applicant to implement the following measures as a condition of project approval:</p> <ul style="list-style-type: none"> ▶ Activities involving idling trucks shall be oriented as far away from and downwind of existing or proposed sensitive receptors as feasible. ▶ <u>Applicable state and air district guidance shall be followed and strategies shall be incorporated to reduce the idling time of main propulsion engines through alternative technologies such as IdleAire, electrification of truck parking, and alternative energy sources for TRUs to allow diesel engines to be completely turned off.</u> ▶ Proposed developments shall incorporate site plans that move sensitive receptors as far as feasibly possible from major roadways (100,000+ average daily trips) <u>and shall follow all applicable state and air district guidance in relation to TAC</u> 	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p>	<p>Project Applicant</p>	<p>Prior to discretionary approvals</p>	<p>Department of Resource Management</p>
	<p>Prepare implementing ordinance for non-discretionary approvals</p>	<p>Department of Resource Management</p>	<p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p>

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<u>reduction methods.</u>				
<p>Mitigation Measures 4.2-6a (Preferred Plan) and 4.2-6b (Maximum Development Scenario): Require Implementation of Measures to Reduce Exposure of Sensitive Receptors to Odorous Emissions. The County shall require each project applicant to implement the following mitigation measures as a condition of project approval:</p> <ul style="list-style-type: none"> ▶ The deeds to all properties of proposed sensitive uses located within 2 miles of the major odor sources identified by BAAQMD and YSAQMD shall include a disclosure clause (odor easement), prepared by an attorney with expertise in the field, and approved by the County, advising buyers and tenants of the potential adverse odor impacts from major sources of odors. ▶ Odor control devices shall be installed at the emitter to reduce the exposure of receptors to objectionable odorous emissions if an odor-emitting facility is to occupy space in a proposed commercial land use area. ▶ The odor-producing potential of land uses shall be considered when the exact type of facility that would occupy commercial areas is determined. 	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p>	Project Applicant	Prior to discretionary approvals	Department of Resource Management
	<p>Prepare implementing ordinance for non-discretionary approvals</p>	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management
4.3 Noise				
<p>Mitigation Measures 4.3-3a (Preferred Plan) and 4.3-3b (Maximum Development Scenario): Adopt Countywide Noise Reduction Program. The County shall adopt a countywide noise reduction program to reduce traffic and other noise levels countywide. The program shall include, but shall not be limited to, the following specific elements for noise abatement consideration where reasonable and feasible:</p> <ul style="list-style-type: none"> ▶ Noise barrier retrofits ▶ Truck usage restrictions ▶ Reduction of speed limits 	<p>Prepare implementing program and/or ordinance</p>	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<ul style="list-style-type: none"> ▶ Use of quieter paving materials ▶ Building façade sound insulation ▶ Traffic calming ▶ Additional enforcement of speed limits and exhaust noise laws ▶ Signal timing 				
<p>Mitigation Measures 4.3-4a (Preferred Plan) and 4.3-4b (Maximum Development Scenario): Require Implementation of Measures to Reduce Temporary, Short-Term Project-Generated Vibration Levels from Construction. To reduce impacts associated with vibration generated during construction/demolition activities, the County shall require future project applicants to conform to the following requirements:</p> <ul style="list-style-type: none"> ▶ All construction activities shall be limited to the hours of 7 a.m.–6 p.m. Painting, interior finish work, and other generally quiet activities may be allowed outside of these hours provided that construction noise does not exceed ambient noise levels by 10 dBA at nearby sensitive receptors. ▶ All construction equipment shall be properly maintained and equipped with noise control, such as mufflers, in accordance with manufacturers’ specifications. ▶ Construction equipment shall be staged and construction employee parking shall be located as far as possible from any sensitive receptors. For the purposes of this project, sensitive receptors are residential dwellings and the community park. ▶ Stationary equipment with substantial potential to result in vibration (e.g., pile drivers) shall be placed away from existing vibration-sensitive receptors and/or acoustical shielding shall be provided. ▶ A disturbance coordinator shall be designated and the name and phone number of this person shall be posted conspicuously 	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p> <p>Prepare implementing ordinance for non-discretionary approvals</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p>at the site. The disturbance coordinator shall respond to complaints about vibration and shall take the steps necessary to mitigate the problem in a timely fashion.</p> <ul style="list-style-type: none"> ▶ Access to the site by construction-related truck traffic shall be limited to the hours of 7 a.m.–6 p.m., Monday–Sunday, unless a special permit is issued to the project applicant by the County. 				
4.6 Biological Resources				
<p>Mitigation Measures 4.6-1a (Preferred Plan) and 4.6-1b (Maximum Development Scenario): Preserve Agricultural Foraging Habitat. The County shall implement the following measures to mitigate permanent impacts of future projects consistent with the 2008 Draft General Plan on Swainson’s hawk and burrowing owl foraging habitat in agricultural areas of Solano County:</p> <p>(1) Preservation of Foraging Habitat. Agricultural foraging habitat shall be preserved and managed at a 1:1 ratio (mitigation impact acreage), where the foraging habitat preserved is of equal or better quality than the foraging habitat affected. Habitat preservation may be achieved through the purchase of credits at an authorized mitigation bank, fee title (with an applicable conservation easement dedicated to an approved organization), or purchase of suitable conservation easements directly from landowners. All habitat preserves established shall have a resource management plan prepared by one or more qualified persons experienced in the development and implementation of restoration, mitigation, and management plans for the Swainson’s hawk and burrowing owl. At a minimum, the resource management plan shall do the following:</p> <ul style="list-style-type: none"> ▶ specify control measures and programs for invasive exotic and noxious weeds, to be implemented in perpetuity and include annual surveys to visually assess and identify weed infestations and identify annual control measures; 	<p>Require project applicant to prepare habitat inventory and assessment and to incorporate mitigation measures as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<ul style="list-style-type: none"> ▶ specify control measures for invasive and destructive nonnative animal species, to be implemented in perpetuity and include annual surveys to visually assess and identify new infestations and appropriate control measures; ▶ create a management endowment or other permanent funding mechanism that is acceptable to the long-term management entity and sufficient to manage the property in perpetuity, consistent with the approved management plan; ▶ provide for replacement of nesting habitat for the Swainson's hawk distributed throughout the agricultural areas of Solano County; ▶ specify maintenance requirements and responsibilities for implementation, long-term ownership and/or management responsibility, annual reporting requirements, and a funding mechanism; and ▶ provide for permanent preservation under a conservation easement that prohibits all of the following: <ul style="list-style-type: none"> • plantings of orchards and/or vineyards, except in designed farmstead areas; • cultivation of perennial vegetable crops, <u>rice, and cotton</u> annual crops; • commercial feedlots (defined as any open or enclosed areas where domestic livestock owned by other than the grantor are grouped together for intensive feeding purposes); • horticultural specialties, including sod, nursery stock, ornamental shrubs, ornamental trees, and flowers; • commercial greenhouses or plant nurseries; and 				

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<ul style="list-style-type: none"> • commercial aquaculture of aquatic plants and animals and their byproducts; <u>and</u> • <u>commercial wind energy development.</u> <p>(2) Additional Measures for Protection of Burrowing Owl Habitat. Agricultural habitat preserves shall meet the following additional criteria to mitigate the loss of burrowing owl foraging habitat:</p> <ul style="list-style-type: none"> ▶ <i>Suitable Burrow and Cover Habitat.</i> A minimum of 1 acre of habitat per 80 acres of preserve land shall be permanently taken out of production to provide suitable nesting and cover habitat for burrowing owls. This 1 acre shall consist of one continuous block of habitat and shall not be adjacent to a County road or highway. ▶ <i>Artificial Burrows.</i> A minimum of two burrow complexes (three burrows per complex) shall be installed and maintained in perpetuity within the 1 acre of habitat set aside for burrowing owls. ▶ <i>Vegetation Height:</i> Within the 1 acre of habitat set aside from agricultural production for burrowing owls, management measures shall be implemented and adequately funded to maintain average effective vegetation height at 6 inches or less from February 1 through April 15, when owls typically select mates and nest burrows. In addition, the set-aside area must be kept free of tree and shrub canopy cover in perpetuity. 				
<p>Mitigation Measures 4.6-2a (Preferred Plan) and 4.6-2b (Maximum Development Scenario): Require a Habitat Inventory and Mitigation and Management Plans, and Specify a Replacement Ratio for Native Trees and Shrubs. The County shall implement the following measures to mitigate impacts of future projects consistent with the 2008 Draft General Plan on upland grassland, oak woodland, oak savanna, and scrub/chaparral habitats:</p>	<p>Require project applicant to prepare habitat inventory and assessment and to incorporate mitigation measures as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>(1) Habitat Inventory and Assessment. The County shall require all future projects to conduct, as a condition of project approval, appropriately timed biological resources inventories designed to assess the presence of wetlands, rock outcrops, serpentine or other unique edaphic substrates, and special-status species and uncommon natural habitats. Such a survey shall be completed as part of a complete application for a project.</p> <p>(2) Habitat Mitigation. Where conversion of upland grasslands, oak woodland, oak savanna, and scrub/chaparral is unavoidable as part of a project's development, the County shall require the project applicant to <u>compensatory mitigation shall be provided at a minimum 1:1 ratio. The County shall also require the project applicant to</u> prepare and implement mitigation and management plans for mitigation areas, <u>including on-site avoidance and off-site preserves</u>. The County shall develop minimum standards that address management and restoration requirements based on subdivision size, affected communities, presence of other valuable habitats and special-status species, and development in accordance with preserved-area edge ratios.</p> <p>Where clustering of development results in a contiguous block of habitat greater than 40 acres with no more than a 1.25:1 development-to-preserve edge, affected acreage shall be calculated only for the development area and individual lots. Developments with higher development-to-preserve edge ratios and preserved areas less than 40 acres shall be required to implement additional habitat preservation and management activities based on the types and values of the habitats at the project site.</p> <p>Preserved habitats shall also be subject to the following conditions:</p> <ul style="list-style-type: none"> ▶ Preserved mitigation sites shall have equivalent woodland resources. Total area, canopy cover, woodland type, and habitat value shall be considered when determining whether off-site 	<p>Prepare implementing ordinances</p>	<p>Department of Resource Management</p>	<p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p>

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<ul style="list-style-type: none"> ▶ resources are equivalent to those of the project site. ▶ Preserved areas shall contain similar topographic and elevational gradients. ▶ All preserves established shall have a resource management plan that includes the minimum applicable requirements to this habitat associated species identified in Mitigation Measure 4.6-1a. <p>(3) Tree Replacement. In addition to the other requirements outlined in the oak woodland protection ordinance (Program RS.I-3), the ordinance shall specify a replacement ratio for all native trees and shrubs. The ratio shall be sufficient to restore canopy cover and stand characteristics similar to what was removed within a specified time frame. If mitigation of native tree removal is required, planting plans shall be included as part of the resource management plan for oak woodland prepared by one or more qualified persons experienced in the development and implementation of oak woodland and savanna restoration, mitigation, and management plans. Plans shall also include minimum survival standards, monitoring and maintenance requirements for a minimum of 10 years, and provisions for guaranteed replacement of trees, should survival fall below performance standards.</p>				
<p>Mitigation Measures 4.6-3a (Preferred Plan) and 4.6-3b (Maximum Development Scenario): Require a Habitat Inventory, Buffer Zones, and Appropriate Avoidance and Compensatory Measures to Mitigate Habitat Loss. The County shall implement the following measures to mitigate impacts of future projects consistent with the 2008 Draft General Plan on valley floor grassland and vernal pool habitats:</p> <p>(1) Habitat Inventory and Assessment. The County shall require all future projects to conduct, as a condition of project approval, appropriately timed biological resources inventories designed to assess the presence of wetlands, other unique edaphic substrates, and special-status species and uncommon natural habitats. Such a</p>	<p>Require project applicant to prepare habitat inventory and assessment and to incorporate mitigation measures as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
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<p>survey shall be completed as part of a complete application for a project.</p> <p>(2) Buffer Zones for Extremely Rare and/or Range-Limited Species. If Colusa grass, Solano grass, San Joaquin Valley orcutt grass, Ferris’s milkvetch, Conservancy fairy shrimp, Ricksecker’s water scavenger beetle, or Delta green ground beetle are found to be present, populations of these species shall be protected. The County shall require projects to develop site-specific buffer zones that shall include, at a minimum, the immediate watershed for the occupied vernal pools and a minimum 500-foot buffer beyond the boundary of this immediate watershed.</p> <p>(3) Habitat Mitigation. Compensatory mitigation for the conversion and loss of vernal pool and valley floor grassland habitats shall be provided at a 1:1 ratio through a combination of preservation of high-quality vernal pool and grassland habitat and the construction and restoration of vernal pool habitat. Where conversion of these communities is unavoidable as part of a project’s development, the County shall require the project applicant to prepare and implement mitigation and management plans consistent with policies and implementation programs of the 2008 Draft General Plan. The County shall establish standards for preservation and restoration of uplands and wetlands (including vernal pool and swale habitats and seasonal wetlands) that are based on, but not limited to, the standards in USFWS’s <i>Recovery Plan for Vernal Pool Ecosystems of California and Southern Oregon</i> (USFWS 2005) and the Solano HCP, and that take into account the needs of grassland-dependent special-species animals as well as more common species.</p> <p>Preserved habitats shall also be subject to the following conditions:</p> <ul style="list-style-type: none"> ▶ Preserved mitigation sites shall have equivalent or higher quality resources. All preserves established shall have a resource management plan that includes the minimum applicable requirements to this habitat associated species identified in Mitigation Measure 4.6-1a. 				

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Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<ul style="list-style-type: none"> ▶ All project applicants shall be required to provide proof to the County Department of Resource Management that they have obtained all necessary state and federal authorizations (e.g., USACE Section 404 permit, RWQCB Section 401 certification or waste discharge requirements, and compliance with ESA and CESA) before the issuance of any grading permits or other actions that could result in ground-disturbing activities. ▶ Preserves shall contain a large core area where ground-squirrel control is prohibited and shall maintain artificial burrow complexes until suitable, natural burrow densities can be reached. <p>(4) Habitat Mitigation for Special-Status Plant Species. Avoidance measures shall be used when feasible and compensatory mitigation shall be used when avoidance is not possible. Avoidance measures shall include establishing buffer zones to avoid effects on special-status plants; installing exclusion fencing around the existing plant populations before and during construction; and training construction personnel on the identification and location of special-status plants on the project site. Compensatory mitigation shall include replanting on-site or propagating plants at a nearby conservation site through seeding or translocation. Mitigation ratios shall be sufficient to achieve performance criteria of no net loss of either contiguous occupied habitat or the number of individual plants. This may require planting or restoration ratios higher than 1:1 to guarantee long-term success. Postproject monitoring shall verify that avoidance and mitigation measures are successful.</p> <p>(5) Habitat Mitigation for Vernal Pool Invertebrates. Compensatory mitigation for vernal pool invertebrate species shall include the following additional requirements:</p> <ul style="list-style-type: none"> ▶ The preservation component shall include habitat occupied by the affected species. 				

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<p>▶ The constructed/restored habitats shall incorporate a variety of pool conditions that include dense complexes of small and medium-sized pools with minimal spacing interspersed among widely spaced larger pools. Larger, turbid-water, playa-type pools shall also be incorporated where appropriate soil conditions are present. The appropriate species associations for these vernal pool types are as follows:</p> <ul style="list-style-type: none"> • Dense complexes of small and medium pools with minimal spacing: Vernal pool fairy shrimp and midvalley fairy shrimp • Larger, deeper pools: Vernal pool tadpole shrimp and California linderiella (as well as Conservancy fairy shrimp addressed below) • Playa pools with turbid water: Conservancy, vernal pool and tadpole shrimp <p>(6) Habitat Mitigation for California Tiger Salamanders. Mitigation shall be required for any activities that result in the conversion of upland habitat within 2,100 feet of California tiger salamander breeding habitat (excluding lands separated from breeding sites by incompatible land uses) that result in the conversion of upland and/or aquatic breeding habitats for California tiger salamander to incompatible land uses (e.g., development, intensive recreation). Mitigation shall consist of two components: preservation and enhancement of suitable upland habitat, and preservation and construction of new breeding habitat consistent with the mitigation standards specified above.</p>				
<p>Mitigation Measures 4.6-4a (Preferred Plan) and 4.6-4b (Maximum Development Scenario): Require an Inventory for Special-Status Species and Uncommon Habitats, and Appropriate Mitigation of Impacts on Valley Elderberry Longhorn Beetle, Salmonid, and Other Habitats. The County shall implement the following measures to mitigate impacts of future projects consistent with the 2008 Draft General Plan on riparian, stream, and open-water habitats:</p> <p>(1) Habitat Inventory and Assessment. The County shall require</p>	<p>Require project applicant to prepare habitat inventory and assessment and incorporate mitigation measures as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p>all future projects to conduct, as a condition of project approval, appropriately timed biological resources inventories designed to assess the presence of wetlands, other unique edaphic substrates, and special-status species and uncommon natural habitats. <u>Survey protocols shall be submitted to the U.S. Fish and Wildlife Service and California Department of Fish and Game for review and approval prior to their implementation.</u> Such a survey shall be completed as part of a complete application for a project.</p> <p>(2) Habitat Mitigation. Where conversion of riparian and channel habitats is unavoidable as part of a project’s development, the County shall require the project applicant to prepare and implement mitigation and management plans. The County shall develop minimum standards that address management and restoration requirements based on subdivision size, affected communities, presence of other valuable habitats and special-status species, and development in accordance with preserved-area edge ratios.</p> <p>Preserved habitats shall also be subject to the following conditions:</p> <ul style="list-style-type: none"> ▶ Preserved mitigation sites shall have equivalent riparian woodland resources. Total area, canopy cover, woodland type, and habitat value shall be considered when determining whether off-site resources are equivalent to those of the project site. ▶ Preserved areas shall contain similar topographic and elevational gradients. ▶ All preserves established shall have a resource management plan that includes the minimum applicable requirements for this habitat associated species identified in Mitigation Measure 4.6-1a. Compensatory mitigation requirements for removal of native trees and shrubs shall be met through tree replacement as specified in Mitigation Measure 4.6-2a. ▶ All project applicants shall be required to provide proof to the County Department of Resource Management that they have 				

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<p>obtained all necessary state and federal authorizations (e.g., USACE Section 404 permit, RWQCB Section 401 certification or waste discharge requirements, DFG Section 1602 agreement, and compliance with ESA and CESA) before issuance of any grading permits or other actions that could result in ground-disturbing activities.</p> <p>(3) Valley Elderberry Longhorn Beetle and Elderberry Shrub Mitigation. The following mitigation measures shall be implemented to avoid, minimize, and mitigate impacts on valley elderberry longhorn beetle:</p> <p>(a) Any ground-disturbing activities within 100 feet of elderberry plants containing stems measuring 1 inch or greater in diameter at ground level shall conform to the following minimum avoidance measures:</p> <ul style="list-style-type: none"> ▶ A setback shall be established measuring at least 20 feet from the dripline of each elderberry plant containing stems measuring 1 inch or greater in diameter at ground level from the edge of an established road, intensively farmed field, or facility (whichever is closer). The setbacks shall be fenced and flagged to identify the setback zone (i.e., areas into which equipment and materials shall not encroach). Fire fuel breaks (disked land) may not be included within the 20-foot setback; however, vegetation may be cleared by mowing (e.g., mower, mechanical trimmers, hand tools) to less than 2 inches in height. Where encroachment resulting in new soil disturbance (e.g., disking, trenching, grading) within the 20-foot setback zone is unavoidable, the project applicant shall provide compensatory mitigation at a 50% (1:2) ratio of the standard requirements identified below for habitat mitigation. ▶ Construction contractors shall be briefed on the need to avoid damaging elderberry plants and the possible penalties for not complying with these requirements. 				

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Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<ul style="list-style-type: none"> ▶ Work crews shall be instructed about the status of the beetle and the need to protect its elderberry host plant. ▶ No insecticides, herbicides, fertilizers, or other chemicals that might harm the beetle or its host plant shall be used in the buffer areas, or within 100 feet of any elderberry plant with one or more stems measuring 1 inch or greater in diameter at ground level. ▶ Mowing of grasses or ground cover shall occur only from July through April to reduce fire hazard. Mowing shall be done in a manner that avoids damaging plants (e.g., bark shall not be stripped away through careless use of mowing or trimming equipment). ▶ Trimming of elderberry stems less than 1 inch in diameter shall occur between September 1 and March 14. The recommended period for trimming is between November and the first 2 weeks in February, when the plants are dormant and after they have lost their leaves. <p>(b) In cases where removal of elderberry shrubs or their stems measuring 1 inch or greater (removal or trimming) is unavoidable, the affected elderberry shrubs shall be salvaged and replanted and additional elderberry shrubs and associated native riparian plants shall be planted according to the ratios specified in the following criteria:</p> <ul style="list-style-type: none"> ▶ All elderberry shrubs scheduled for removal shall be transplanted to an approved, secure site (an approved mitigation bank location within Solano County or nonbank site approved by the County and USFWS). All nonbank relocation sites shall be protected by a conservation easement or other applicable protection measure, and funding shall provided for long-term monitoring and maintenance. Transplanting shall occur between June 15 and March 15. No elderberry shrub may be transplanted between March 16 and June 14, except where 				

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<p>isolated bushes are more than 0.5 mile away from other suitable valley elderberry longhorn beetle habitat and there is no sign of use (exit holes).</p> <ul style="list-style-type: none"> ▶ A minimum of five elderberry seedlings or rooted cuttings and five associated native, woody riparian plants per removed elderberry bush shall be planted within the mitigation area, or applicable credits shall be purchased from a mitigation bank in Solano County approved to sell valley elderberry longhorn beetle credits. ▶ Transplanted elderberry and planted elderberry and associated native riparian plants shall be managed and monitored for a minimum of 5 years. A minimum of 80% of the transplanted elderberry and planted elderberry and associated species shall be alive and in good health at the end of the 5-year period. If survivorship rates drop below 80%, additional planting of applicable species (elderberry or associated native riparian species) shall occur and additional monitoring shall occur until the initial 80% survival rate is achieved for a minimum of 3 consecutive years. Monitoring reports shall be submitted to USFWS annually for review, approval, and compliance reporting. ▶ Mitigation planting shall occur, to the maximum extent practicable, in areas adjacent to the impact area and/or located to fill in existing gaps in riparian corridors. These requirements may be deleted once the species is delisted. <p>(4) Mitigation of Impacts on Salmonids. The following measures shall be implemented to avoid, minimize, and mitigate impacts on steelhead and chinook salmon, including those impacts that may result from new instream crossings:</p> <p>(a) For projects that would result in impacts on streams that are known to support or have the potential to support salmonids— Green Valley, Suisun, American Canyon, and Putah Creeks, and to</p>				

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<p>a lesser extent Ulatis, Alamo, Jameson Canyon, and Ledgewood Creeks and their tributaries—the following avoidance and minimization measures apply:</p> <ul style="list-style-type: none"> ▶ Instream work shall be allowed only during specified work windows from June 1 to October 15 during low-flow conditions. ▶ No fill material, including concrete, shall be allowed to enter any waterways. Any concrete piers, footings, or other structures shall be poured in tightly sealed forms and shall not be allowed contact with surface waters until the cement has fully cured. This process takes a minimum of 14–28 days. ▶ Channel disturbance shall be kept to a minimum, no material shall be left in the channel, and if bridge footings are to be protected by riprap, the channel bottom elevation shall not be elevated above the natural channel bottom. ▶ For bridge removal, no portions of the old structure shall be left in the channel, and where abutments are removed, no depressions shall be left; they shall be filled in with clean river rock or gravel of an appropriate size (approximately 2–4 inches). ▶ Where practicable, bridge design shall be full span and avoid adversely affecting channel hydraulics. Bridge and road design shall prevent direct discharge (such as culverts or bridge drains) of any untreated stormwater runoff directly into any waterways. ▶ Construction BMPs and erosion control methods shall be utilized during construction. Such methods shall include revegetation of all bare soil before the rainy season and any other measures necessary to ensure that there is no increase in sediment entering waterways. ▶ If cofferdams are to be used, turbid water pumped out of the 				

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<p>dam shall not be allowed to reenter the channel unless sediment has settled out so that there is no increase in turbidity in downstream waters.</p> <ul style="list-style-type: none"> ▶ Construction sites shall be monitored to ensure that no salmonids are present that may be harmed. If salmonids are present, a qualified fishery biologist shall be required to capture and relocate the fish. Where column repairs are to be done, materials used shall be nontoxic to aquatic life. ▶ All equipment refueling and maintenance shall occur outside the creek channel and appropriate measures shall be taken to prevent the discharge of fuels or other contaminants to the stream in the event of spills. ▶ Water that contacts wet concrete and has a pH greater than 9 shall be pumped out and disposed of outside the creek channel. <p>(b) All new stream crossings in streams that are known to, or that have the potential to, support salmonids shall follow the guidelines developed by NMFS to allow for safe passage of salmonids. For new instream crossings, the following alternatives and structure types shall be considered in order of preference:</p> <ol style="list-style-type: none"> 1. Nothing—Road realignment to avoid crossing the stream 2. Bridge—Spanning the stream to allow for long-term dynamic channel stability 3. Streambed simulation strategies—Bottomless arch, embedded culvert design, or ford 4. Nonembedded culvert—Often referred to as a hydraulic design; associated with more traditional culvert design approaches, and limited to low slopes for fish passage 5. Baffled culver or structure designed with a fishway—For 				

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<p>steeper slopes</p> <p>If a segment of stream channel where a crossing is proposed is in an active salmonid spawning area, then only full-span bridges or streambed simulations are acceptable.</p>				
<p>Mitigation Measures 4.6-5a (Preferred Plan) and 4.6-5b (Maximum Development Scenario): Require Surveys for Seasonal Wetlands and Replacement at a Minimum 2:1 Ratio.</p> <p>The County shall require all future projects, as a condition of project approval, to conduct appropriately timed biological resources inventories designed to determine the presence of seasonal wetlands. The surveys shall be completed as part of a complete application for a project.</p> <p>In addition, where conversion of seasonal wetlands is unavoidable as part of a project's development, the County shall require the project applicant to prepare and implement mitigation and management plans. Seasonal wetlands shall be replaced at a minimum 2:1 ratio.</p>	<p>Require project applicant to prepare resource inventories and incorporate mitigation measures including resource avoidance and minimization plans as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p>Mitigation Measures 4.6-6a (Preferred Plan) and 4.6-6b (Maximum Development Scenario): Require Surveys for Wetlands and Special-Status Species, Develop an Avoidance and Mitigation Plan, and Replace Affected Habitats at a 2:1 Ratio. The County shall require all future projects, as a condition of project approval, to conduct appropriately timed biological resources inventories designed to determine the presence of wetlands (marsh, tidal flat, and channel) and associated special-status species. <u>Survey protocols shall be submitted to the U.S. Fish and Wildlife Service and California Department of Fish and Game for review and approval prior to their implementation.</u> Such a survey shall be completed as part of a complete application for a project.</p> <p>For projects that may have potential impacts on special-status plant and animal species within marsh habitat, the project applicants shall develop a site-specific resource avoidance and minimization plan for approval by the County, DFG, and USFWS.</p> <p>Where conversion of marsh, channel, and tidal flat habitats is unavoidable as part of a project's development, the County shall require the project applicant to prepare and implement mitigation and management plans. At a minimum, affected habitats shall be replaced at a 2:1 ratio.</p>	<p>Require project applicant to prepare resource inventories and incorporate mitigation measures including resource avoidance and minimization and management plans as a condition of project approval.</p>	Project Applicant	Prior to discretionary approvals	Department of Resource Management
	<p>Prepare resource management standards for non discretionary approvals.</p>	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management
<p>Mitigation Measures 4.6-7a (Preferred Plan) and 4.6-7b (Maximum Development Scenario): Require Nest Surveys and Buffers and Implement Mitigation Measures 4.6-1a, 4.6-2a, 4.6-3a, 4.6-4a, and 4.6-6a. The County shall implement the following measures to mitigate impacts of future projects consistent with the 2008 Draft General Plan on raptor and loggerhead shrike nests:</p> <p>(1) A qualified biologist shall conduct surveys for raptor and loggerhead shrike nests before pruning or removal of trees, ground-disturbing activities, or construction activities to locate any active nests on or <u>within ¼ mile of a project site immediately adjacent to the site.</u> The surveys shall be designed and of sufficient intensity to document raptor nesting activity within <u>¼ mile</u> 500 feet of planned</p>	<p>Require project applicant to prepare resource surveys and incorporate mitigation measures including resource avoidance and minimization plans as a condition of project approval.</p>	Project Applicant	Prior to discretionary approvals	Department of Resource Management
	<p>Prepare resource management standards for non discretionary approvals.</p>	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management

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<p>work activities. Preconstruction surveys shall be conducted at <u>15</u> 24-day intervals unless construction activities have been initiated in an area. Preconstruction surveys shall be conducted between February 1 and August 31. Locations of active nests shall be described and protective measures implemented. Protective measures shall include establishment of avoidance areas around each nest site. <u>Species-specific</u> Avoidance areas shall be clearly delineated (i.e., by orange construction fencing) and shall be a minimum of: ¼ mile for golden eagle; 500 feet for Swainson’s hawk, northern harrier, and short eared owl; 250 feet during the breeding season and 160 feet during the non-breeding season for burrowing owl; 300 feet from the dripline of the nest tree or nest for other raptors, and 100 feet for shrikes. <u>Buffer zones shall be measured from the dripline of the nest tree or nest, whichever is farthest.</u> The active nest sites within an exclusion zone shall be monitored on a weekly basis throughout the nesting season to identify any signs of disturbance. These protection measures shall remain in effect until the young have left the nest and are foraging independently or the nest is no longer active. A report shall be prepared at the end of each construction season detailing the results of the preconstruction surveys. The report shall be submitted to DFG by November 30 of each year. <u>Buffer zones and monitoring requirements may be modified in consultation with and upon approval from DFG.</u></p> <p>(2) The County shall implement Mitigation Measures 4.6-1a, 4.6-2a, 4.6-3a, 4.6-4a, and 4.6-6a to reduce impacts on potential nesting habitat for raptors and loggerhead shrike.</p>				
<p>Mitigation Measures 4.6-8a (Preferred Plan) and 4.6-8b (Maximum Development Scenario): Require Surveys for Bat Roosting Habitat and Development of Roost Replacements, and Implement Mitigation Measures 4.6-1a through 4.6-4a. The County shall require project applicants, as a condition of project approval, to implement the following measures to mitigate impacts on bat roost sites and foraging habitat:</p> <p>(1) A qualified biologist shall be retained to conduct surveys to</p>	<p>Require project applicant to prepare resource surveys and incorporate mitigation measures including resource avoidance and minimization plans as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p>identify and assess bat roosting habitat on or immediately adjacent to the project site. The surveys shall be designed and of sufficient intensity to document bat roosting within 500 feet of planned work activities. Locations of active roosts shall be described and protective measures implemented. Protective measures shall include establishment of avoidance areas around each roost site. Avoidance areas shall be clearly delineated (i.e., by orange construction fencing) and shall be a minimum of 100 feet from each roost site. The active roost sites within an exclusion zone shall be monitored on a weekly basis throughout the nesting season to identify any signs of disturbance. These protection measures shall remain in effect until the young have left the roost and are foraging independently or until the roost is no longer active. A report shall be prepared at the end of each construction season detailing the results of the preconstruction surveys.</p> <p>(2) Site- and species-specific roost replacements shall be developed for roost sites lost or disturbed as a result of project construction. A roost replacement plan shall be prepared by a qualified biologist and shall be subject to review and approval by the County, in consultation with DFG.</p> <p>(3) Mitigation Measures 4.6-1a through 4.6-4a shall be implemented to reduce impacts on bat foraging habitat.</p>				
<p>Mitigation Measures 4.6-9a (Preferred Plan) and 4.6-9b (Maximum Development Scenario): Require Project-Specific Collision Risk Assessments, Enhanced Avoidance and Minimization Measures, Appropriate Compensatory Habitat Mitigation, and Contingency Plans. The County shall implement the following measures to reduce the risk of direct mortality of bats and birds from the expansion of wind energy resources in Solano County:</p> <p>(a) Collision Risk Assessment. Consistent with Policy RS.I-48, the County shall require project applicants for wind turbine generator proposals to include a collision risk assessment or a “Pre-permitting Assessment” as outlined in <i>California Guidelines for Reducing</i></p>	<p>Require project applicant to consult with DFG and USFWS, prepare a collision risk assessment and incorporate mitigation measures including resource avoidance and minimization plans as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

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<p><i>Impacts to Birds and Bats from Wind Energy Development</i> as part of the application for project entitlement (CEC and DFG 2007). The risk assessment shall determine whether projected overall avian and bat fatality rates are low, moderate, or high relative to other projects and shall provide measures to avoid overall avian and bat casualties attributable to collisions with wind turbines.</p> <p>(b) Avoidance and Minimization. Policy RS.P-56 encourages the use of technology or siting to minimize adverse impacts from energy production facilities on the environment, including wildlife. This policy shall be expanded to require all project proposals for the development of wind energy to implement the following measures when selecting a project site and turbine layout and developing the facility's infrastructure:</p> <ul style="list-style-type: none"> ▶ Fragmentation and habitat disturbance shall be minimized. ▶ Buffer zones shall be established to minimize collision hazards (for example, placement of turbines within 100 meters of a riparian area shall be avoided). ▶ Impacts shall be reduced with appropriate turbine design and layout. ▶ Artificial habitat for prey at the turbine base area shall be reduced. ▶ Lighting that attracts birds and bats shall be avoided. ▶ Power line impacts shall be minimized by placing lines under ground whenever possible. ▶ Use of structures with guy wires shall be avoided. ▶ Nonoperational turbines shall be decommissioned. <p><u>The County shall also require project applicants for new wind turbine generator proposals, before and as a condition of project approval, to consult with DFG, USFWS, and species experts in the development of site-specific avoidance and minimization requirements to minimize impacts on sensitive, high-value, or protected habitats. These requirements shall include developing appropriate buffers between wind energy development projects, existing conservation easements, and mitigation banks.</u></p>				

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<p>(c) Habitat Mitigation. The County shall require project applicants for new wind turbine generator proposals, before and as a condition of project approval, to consult with DFG, USFWS, and species experts in the development of site-specific ratios and fees to use in establishing compensation formulae. The compensation formulae shall be biologically based and reasonable, shall provide certainty about the availability and sufficiency of funds to be expended, and shall assure that the mitigation will continue to provide biological resource value over the life of the project. At a minimum, the following list of potential options shall be considered in developing compensatory mitigation:</p> <ul style="list-style-type: none"> ▶ Off-site conservation and protection of essential habitat: <ul style="list-style-type: none"> • Nesting and breeding areas • Foraging habitat • Roosting or wintering areas • Migratory rest areas • Habitat corridors and linkages ▶ Off-site conservation and habitat restoration: <ul style="list-style-type: none"> • Restored habitat function • Increased carrying capacity ▶ Off-site habitat enhancement: <ul style="list-style-type: none"> • Predator control programs • Removal of exotic/invasive species <p>(d) Postconstruction Monitoring and Contingency Plans. Accurately assessing the potential for bat and bird mortality from wind resource projects is difficult, and once completed, such a project could have unanticipated fatalities. Therefore, before issuing a permit, the County shall require project applicants for any new wind turbine generator proposals to include a contingency plan to mitigate high levels of unanticipated fatalities. Permit conditions shall explicitly establish a range of compensatory mitigation options to offset unexpected fatalities and the thresholds that will trigger implementation. <u>Applicants shall consult with DFG and USFWS to determine the level of preproject and postproject</u></p>				

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<p><u>monitoring required.</u> The need for compensatory mitigation for unexpected impacts shall be determined by postconstruction monitoring. Postconstruction monitoring shall conform to the guidelines outlined in <i>California Guidelines for Reducing Impacts to Birds and Bats from Wind Energy Development</i> (CEC and DFG 2007).</p>				
<p>Mitigation Measures 4.6-10a (Preferred Plan) and 4.6-10b (Maximum Development Scenario): Require Implementation of Specified Mitigation for California Red-Legged Frog Habitat Loss, as well as Management Plans and Applicable Funding Mechanisms. For all proposed development sites in the western foothills in Solano County outside of the Jameson Canyon–Lower Napa River Core Recovery Area (where the presence of California red-legged frog is assumed), the County shall require project applicants to retain a qualified biologist. The biologist shall conduct surveys following standard USFWS protocols to identify and assess California red-legged frog habitat. If California red-legged frogs are present or the proposed project is located within the Jameson Canyon–Lower Napa River Core Recovery Area, the County shall require the project applicant to implement the following habitat mitigation measures as a condition of project approval:</p> <ul style="list-style-type: none"> ▶ All projects involving development or a change of land use that would convert upland habitats to incompatible uses (certain agricultural uses may not impede frog movement in upland areas) shall mitigate impacts on specific habitat components at the following ratios: <ul style="list-style-type: none"> • 3:1 ratio for upland and seasonal wetland movement habitats • 4:1 for aquatic breeding and summer hydration habitats and adjacent uplands with 200 feet of the aquatic habitat ▶ Management plans and applicable funding mechanisms consistent with the guidance specified in Mitigation Measures 4.6-2a and 4.6-4a shall also be implemented. 	<p>Require project applicant to conduct habitat survey and incorporate mitigation measures including resource management plans as a condition of project approval.</p> <p>Prepare resource management standards for non discretionary approvals.</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to discretionary approvals</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>Mitigation Measures 4.6-11a (Preferred Plan) and 4.6-11b (Maximum Development Scenario): Require Implementation of Specified Avoidance and Minimization Measures and Habitat Mitigation Measures for Impacts on Callippe Silverspot Butterfly. The County shall require project applicants, as a condition of project approval, to implement the following measures to mitigate impacts on callippe silverspot butterfly and their habitat:</p> <p>(a) Avoidance and Minimization. The project applicant shall implement the following measures to avoid and minimize impacts on callippe silverspot butterfly:</p> <ul style="list-style-type: none"> ▶ <i>Survey.</i> A qualified biologist shall conduct appropriately timed surveys, consistent with the habitat inventory requirements outlined in Mitigation Measures 4.6-2a and 4.6-2b, to determine the presence of adult butterflies or any of the following habitat requirements: larval food plants (violet or Johnny jump-up), adult nectar plants, and hilltops. ▶ <i>Core Breeding Areas.</i> If core stands of larval viola (<i>Viola pedunculata</i>) host plants and adult nectar sources are present, these stands shall be preserved by establishing appropriate open-space buffers (minimum 300-foot buffer from incompatible uses), land dedications (including management endowment funding), and other incentives for maintaining compatible land uses. Permanent loss of core breeding habitat shall be limited to no more than 20% of any breeding habitat. Core breeding habitat is defined as, at minimum, a 1-acre block of habitat with viola density of at least 10%. The core breeding area also includes the outer edge of the viola stands where the viola density is at least one plant per square meter or 1% of the total cover. ▶ <i>Corridors.</i> Natural open-space corridors with a minimum width of 300 feet, oriented along hilltops and ridgelines, shall be provided to connect core stands of larval viola host plants and adult nectar sources and allow for dispersal of adults between 	<p>Require project applicant to conduct habitat survey and incorporate mitigation measures including resource management, avoidance and minimization plans as a condition of project approval.</p>	Project Applicant	Prior to discretionary approvals	Department of Resource Management
	<p>Prepare resource management standards for non discretionary approvals.</p>	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>core breeding areas.</p> <ul style="list-style-type: none"> ▶ <i>Construction Windows in Buffer Zones.</i> Short-term construction or other incompatible land use activities within 300 feet of core stands of larval viola larval host plants or adult nectar sources and in corridor areas shall be limited to the period between August–April, when the callippe silverspot butterfly is not active (flying, feeding, mating, laying eggs). <p>(b) Habitat Mitigation. If callippe silverspot butterflies are present or the project would be located within areas of suitable butterfly habitat, the project applicant shall implement the following habitat mitigation:</p> <ul style="list-style-type: none"> ▶ If the project involves development or a change of land use that would result in the conversion of upland habitats to incompatible uses, the project shall mitigate impacts on specific habitat components at a 3:1 ratio. ▶ The following measures shall be implemented to reduce impacts on core stands of larval viola larval host plants, adult nectar sources, and associated buffer habitats within the callippe silverspot butterfly habitat areas: <ul style="list-style-type: none"> • Additional compensatory mitigation for the conversion or loss of known or potential breeding habitat (i.e., a core breeding area) shall be provided at a 3:1 ratio, with preservation of known occupied habitat areas. Permanent loss of core breeding habitat shall be limited to no more than 20% of any breeding habitat. • Additional compensatory mitigation for indirect impacts from new development within 300 feet of known or potential breeding habitat shall be provided at a 1.5:1 ratio, with preservation of known occupied habitat. ▶ Management plans and applicable funding mechanisms consistent with the guidance specified in Mitigation Measures 4.6-2a and 4.6-4a shall also be implemented. 				

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>Mitigation Measures 4.6-12a (Preferred Plan) and 4.6-12b (Maximum Development Scenario): Require Avoidance and Minimization Measures and Implementation of Invasive Exotic Species Management Plans. The County shall require project applicants, as a condition of project approval, to implement the following measures to avoid the spread of or increase in populations of invasive exotic species:</p> <p>(a) Avoidance and Minimization. Project applicants in areas of potential noxious weed infestations shall hire a qualified botanist to identify and map infestation areas before commencement of construction. Construction activities shall avoid infestation areas, if feasible. If avoidance is infeasible, construction supervisors shall be educated regarding weed identification and the importance of controlling and preventing the spread of noxious weed infestations. Construction equipment that comes into contact with a noxious-weed infestation area shall be cleaned at a designated wash station after leaving the infestation area. The location of the wash station shall be designated by the qualified botanist in coordination with the construction supervisor.</p> <p>(b) Invasive Exotic Species Management Plans. Development projects that require habitat mitigation shall implement control programs for invasive exotic species as part of restoration and management plans. These plans shall include a monitoring and maintenance component that details the procedures for preventing recurrence and spread of invasive exotic species such as yellow star thistle, purple star thistle, Medusa-head, goatgrass, perennial pepperweed, Russian thistle, and any other noxious weed species.</p>	<p>Require project applicant to conduct surveys and incorporate mitigation measures including management plans as a condition of project approval.</p>	Project Applicant	Prior to discretionary approvals	Department of Resource Management
		<p>Prepare resource management standards for non discretionary approvals.</p>	Department of Resource Management	Within 5 years of General Plan adoption
<p>4.9 Public Services and Utilities</p>				
<p>Mitigation Measures 4.9-1a(1) (Preferred Plan) and 4.9-1b(1) (Maximum Development Scenario): Implement Measures to Ensure Sufficient Water Supplies for Development Projects. The County shall implement the following measures to ensure sufficient water supplies for land development projects in the unincorporated county under the 2008 Draft General Plan:</p>	<p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p>	Project Applicant	Prior to discretionary approvals	Department of Resource Management

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<ul style="list-style-type: none"> ▶ Before approval of any tentative small-lot subdivision map for a proposed residential project of more than 500 dwelling units, the County shall comply with SB 221 requirements for verification of sufficient subdivision water supplies, as specified in Section 66473.7 of the Government Code. ▶ Before approval of any tentative small-lot subdivision map for a proposed residential project of 500 or fewer units, the County need not comply with Section 66473.7 or formally consult with the public water system that would provide water to a proposed subdivision, but shall nevertheless make a factual showing or impose conditions similar to those required by Section 66473.7 to ensure an adequate water supply for development authorized by the map. ▶ Before recordation of any final small-lot subdivision map, or before County approval of any project-specific discretionary approval or entitlement required for nonresidential land uses, the County or the project applicant shall demonstrate, based on substantial evidence, the availability of a long-term, reliable water supply from a public water system for the amount of development that would be authorized by the final subdivision map or project-specific discretionary nonresidential approval or entitlement. Such a demonstration shall consist of a written verification that existing sources are or will be available and that needed physical improvements for treating and delivering water to the project site will be in place before occupancy. 				
<p>Mitigation Measures 4.9-1a(2) (Preferred Plan) and 4.9-1b(2) (Maximum Development Scenario): Implement a Countywide Groundwater Balance Budget and Monitoring Program. Ongoing groundwater monitoring is critical for evaluating existing conditions and comparing groundwater extractions against projected sustainable yields on a countywide basis. To achieve this, a countywide groundwater balance budget shall be developed that incorporates the provisions of Policy RS.P-65, which calls for coordination with SCWA to monitor and manage the county’s</p>	Implement Program RS.I-70	Department of Resource Management	Ongoing	Department of Resource Management

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
groundwater supplies, and Program RS.I-70, which requires the County Department of Resource Management, together with SCWA and the cities, to create and maintain a comprehensive database of information about groundwater supply and quality, and to complete a countywide groundwater study that fills the gaps among disparate aquifer-specific studies in the county. This groundwater balance budget and monitoring program shall be implemented to facilitate evaluation of current groundwater conditions. It shall also provide evaluation of the effectiveness of the 2008 Draft General Plan goal, policies, and programs associated with Impact 4.5-4a in Section 4.5, "Hydrology and Water Resources," that pertain to groundwater-recharge efforts and sustainable groundwater levels.				
<p>Mitigation Measures 4.9-3a (Preferred Plan) and 4.9-3b (Maximum Development Scenario): Implement Measures to Ensure Sufficient Wastewater Collection and Removal Systems for Development Projects. The County shall implement the following measures to ensure the availability of adequate wastewater collection, <u>treatment</u>, and removal systems for land development projects in the unincorporated county under the 2008 Draft General Plan:</p> <ul style="list-style-type: none"> ▶ Before approval of any tentative subdivision map for a proposed residential project, the County shall formally consult with the wastewater system provider that would serve the proposed subdivision to make a factual showing or impose conditions to ensure the availability of an adequate wastewater removal system for the proposed development, <u>including provisions for collection, treatment, and disposal of the contents of septic systems</u>. ▶ Before recordation of any final small-lot subdivision map, or before County approval of any project-specific discretionary approval or entitlement for nonresidential land uses, the County or the project applicant shall demonstrate, based on substantial evidence, the availability of a long-term, reliable wastewater collection system for the amount of development that would be authorized by the final subdivision map or 	<p>County shall consult with proposed waste water provider</p> <p>Require project applicant to incorporate stated mitigation measures as a condition of project approval.</p>	<p>Department of Resource Management</p> <p>Project Applicant</p>	<p>During project review</p> <p>Prior to discretionary approvals</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>project-specific discretionary nonresidential approval or entitlement. Such a demonstration shall consist of a written verification that existing treatment capacity is or will be available and that needed physical improvements for treating wastewater from the project site will be in place before occupancy <u>and permitted under applicable regulatory programs.</u></p>				
4.10 Cultural and Paleontological Resources				
<p>Mitigation Measures 4.10-1a (Preferred Plan) and 4.10-1b (Maximum Development Scenario): Determine Historical Significance of Built-Environment Resources Subject to Removal and Require Implementation of Recommended Feasible Mitigation. California case law, as well as 14 CCR Section 15126.4(b)(2), state that generally no amount of mitigation is sufficient to reduce the impact of completely removing a built-environment historical resource to a less-than-significant level (League for the Protection of Oakland’s Architectural and Historic Resources v. City of Oakland, 55 Cal.App.4th 896; 60 Cal.Rptr.2nd 821 [1991]). However, PRC Section 21002.1(b) states that each public agency shall mitigate or avoid the significant effects on the environment of projects that it carries out or approves whenever it is feasible to do so. Under CEQA, one type of mitigation involves minimizing the severity of the impact, but not necessarily reducing it to a less-than-significant level.</p> <p>Therefore, until historic preservation review guidelines have been developed pursuant to Program RS.I-29 of the 2008 Draft General Plan and are in place, if a building or structure more than 45 years of age will be removed in conjunction with a County permitting process, the County shall determine whether that building or structure meets the definition of a historical resource under 14 CCR Section 15064.5(a). As a basis for making this determination, the following steps shall be taken:</p> <ul style="list-style-type: none"> ▶ The project applicant shall conduct a records search at the NWIC to access the existing archival database for historical 	<p>Determination of age of structure</p> <p>Require project applicant to conduct records search and incorporate stated mitigation measures as a condition of project approval.</p> <p>Implementation of RS.I-29</p>	<p>Department of Resource Management</p> <p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to issuance of a permit</p> <p>Prior to issuance of a permit</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>built-environment resources, and to obtain recommendations for additional study, if appropriate.</p> <ul style="list-style-type: none"> ▶ The project applicant shall implement the recommendations of the NWIC as pertains to additional study. If an architectural study is recommended, the County shall require that the work be conducted for the project applicant by a qualified architectural historian. (A qualified architectural historian is defined as an individual who meets the Secretary of the Interior’s Professional Qualifications Standards in architectural history [36 Code of Federal Regulations 61].) At a minimum, the study shall enable the County to determine: <ul style="list-style-type: none"> • whether the building or structure qualifies as a historical resource (as defined at 14 CCR Section 15064.5); • whether there would be a substantial adverse change in the significance of the resource (if it does so qualify); and • if a substantial adverse change would occur, what steps can be taken to avoid, minimize, or offset such impacts. ▶ If the building or structure qualifies as a historical resource, and a substantial adverse change in its significance would occur, the County shall require the project applicant to implement feasible mitigation as recommended by the architectural historian. 				
<p>Mitigation Measures 4.10-2a (Preferred Plan) and 4.10-2b (Maximum Development Scenario): Determine Historical Significance of Built-Environment Resources Subject to Building Alteration or Alteration of Setting, and Require Implementation of Recommended Feasible Mitigation. If development actions would alter buildings or structures more than 45 years of age, or would alter the settings of such buildings or structures, the County shall determine whether these proposed actions would result in a substantial adverse change in the significance of a historical resource. As described below, the approach for determining impacts from the structural alteration of a building or structure shall differ from the approach for determining impacts from the alteration of setting.</p>	<p>Determination of age of structure</p> <p>Require project applicant to conduct records search and incorporate stated mitigation measures as a condition of project approval.</p> <p>Implementation of RS.I-29</p>	<p>Department of Resource Management</p> <p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to issuance of a permit</p> <p>Prior to issuance of a permit</p> <p>Within 5 years of General Plan adoption</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>Determining Potential Impacts from Building Alteration</p> <p>Until review guidelines providing for the identification, evaluation, and protection of historical built-environment resources have been developed pursuant to Program RS.I-29 of the 2008 Draft General Plan and are in place, if a building or structure more 45 years of age would be altered in conjunction with a County permitting process, the County shall determine whether the building or structure meets the definition of a historical resource under 14 CCR Section 15064.5(a). As a basis for making this determination, the following steps shall be taken:</p> <ul style="list-style-type: none"> ▶ The project applicant shall conduct a records search at the NWIC to determine whether the subject building or structure qualifies as a historical resource through previous listing or identification, and to obtain recommendations for additional study, if appropriate. ▶ The project applicant shall implement the recommendations of the NWIC. If additional architectural study is recommended (either to evaluate the significance of an unevaluated building or structure, or to develop mitigation recommendations for a previously identified historical resource), the County shall require that the work be conducted for the project applicant by a qualified architectural historian. At a minimum, the evaluation study shall enable the County to determine: <ul style="list-style-type: none"> • whether the building or structure qualifies as a historical resource (as defined at 14 CCR Section 15064.5); • whether there would be a substantial adverse change in the significance of the resource (if it does so qualify); and • if a substantial adverse change would occur, what steps can be taken to avoid, minimize, or offset such impacts. ▶ If the building or structure qualifies as a historical resource, and a substantial adverse change in its significance would occur, the County shall require the project applicant to 				

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>implement feasible mitigation as recommended by the architectural historian.</p> <p>Determining Potential Impacts from the Alteration of Setting</p> <p>This determination shall be made for new development that would occur adjacent to buildings or structures that are 45 years of age or older. The County shall determine whether the development has a reasonable possibility of resulting in impacts on adjacent historical resources, should they be present, by altering the resources setting. This determination shall be based on the nature and scale of the development, the existing architectural context of the development location, the age of the adjacent buildings or structures, and the level of community concern about the proposed project.</p> <p>If the County finds that a reasonable possibility of an impact on the setting of adjacent historical resources exists, the following steps shall be taken:</p> <ul style="list-style-type: none"> ▶ The project applicant shall conduct a records search at the NWIC to determine whether buildings or structures adjacent to the project site qualify as historical resources through previous listing or identification, and to obtain recommendations for additional study, if appropriate. ▶ The project applicant shall implement the recommendations of the NWIC. If additional architectural study is recommended (either to evaluate the significance of an unevaluated adjacent building or structure, or to develop mitigation recommendations), the County shall require that the work be conducted for the project applicant by a qualified architectural historian. At a minimum, the evaluation study shall enable the County to determine: <ul style="list-style-type: none"> • whether the buildings or structures adjacent to the project site qualify as a historical resource (as defined at 14 CCR Section 15064.5); • whether there would be a substantial adverse change in the 				

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>significance of those resources (if they do so qualify); and</p> <ul style="list-style-type: none"> • if a substantial adverse change would occur, what steps can be taken to avoid, minimize, or offset such impacts. <p>▶ If the buildings or structures adjacent to the project site qualify as a historical resource, and a substantial adverse change in its significance would occur, the County shall require the implementation of feasible mitigation as recommended by the architectural historian.</p>				
<p>Mitigation Measures 4.10-3a (Preferred Plan) and 4.10-3b (Maximum Development Scenario): Require Preparation of a Cultural Resources Study and Implementation of Recommended Feasible Mitigation for Destruction of Prehistoric and Historical Archaeological Deposits. The County shall include the following requirements in addition to those contained in Program RS.I-25 of the 2008 Draft General Plan:</p> <ul style="list-style-type: none"> ▶ Project applicants shall conduct, at a minimum, a records search at the NWIC to access the existing archival database for cultural resources in a subject project area, as well as to receive an assessment of the project area’s cultural resource sensitivity and recommendations for additional study, if appropriate. ▶ Project applicants shall prepare cultural resources studies for all development projects requiring discretionary County approval, based on the recommendations made by the NWIC as part of the records search. Each cultural resources study shall be conducted by an individual listed on the consultant list maintained by the NWIC. The scope of the study shall be tailored to the nature of the project, the sensitivity of the project area, and community concern about potential project effects (e.g., Native American community concerns about human remains and prehistoric archaeological deposits). The professional judgment of the NWIC staff, cultural resources consultant and County planning staff shall be the primary basis for determining the level of effort for the study. Not every development review for cultural resources will require the 	<p>Require project applicant to conduct resource study and incorporate stated mitigation measures as a condition of project approval.</p> <p>Implementation of RS.I-25</p>	<p>Project Applicant</p> <p>Department of Resource Management</p>	<p>Prior to issuance of a permit</p> <p>Prior to issuance of a permit</p>	<p>Department of Resource Management</p> <p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>same level of effort. At a minimum, the study shall provide the technical basis for the County to make the following determinations:</p> <ul style="list-style-type: none"> • whether there are any historical resources (as defined at 14 CCR Section 15064.5) or unique archaeological resources (as defined at PRC Section 21083.2[g]) in the project area; • whether there would be a substantial adverse change in the significance of such resources as a result of the project; • if a substantial adverse change would occur, what steps can be taken to avoid, minimize, or offset such impacts; and • whether Native American tribal and historical organizations were provided an opportunity to comment on the adequacy of the cultural resources study, or about the conclusions and recommendations therein. <p>▶ The County shall, at its discretion and based on tribal inquiries, refer the study’s conclusions and recommendations to the tribal organization in whose traditional territory the study was conducted for the purposes of garnering input on the potential for impacts and the means to alleviate such impacts.</p> <p>▶ Upon completion of the cultural resources study (and tribal review of the study, if undertaken), the County shall require the project applicant to implement the feasible recommendations of the cultural resources professional (and tribe, if applicable) as a condition of project approval.</p> <p>▶ If archaeological monitoring or excavation relating to prehistoric archaeological sites or areas of prehistoric archaeological sensitivity is required by the County, the County shall provide an opportunity for Native American monitors from culturally affiliated descendant groups to participate in the monitoring or excavation at tribal expense.</p> <p>This mitigation measure would provide the basis for the County to make a finding, supported by substantial evidence, on the likelihood</p>				

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
of potentially significant impacts to archaeological deposits under CEQA. In accordance with 14 CCR Section 15126.4(a)(2), this mitigation shall be incorporated into the 2008 Draft General Plan.				
Mitigation Measures 4.10-5a (Preferred Plan) and 4.10-5b (Maximum Development Scenario): Conduct Viewshed Analysis and Install Buffers or Consider Alternate Siting Locations for Wind-Generating Structures to Reduce Impacts on Montezuma Hills Cultural Resources. The County shall consider potential impacts on historical resources that may occur from the installation of wind-generating structures in the Montezuma Hills, and shall conduct a viewshed analysis. If the analysis indicates that an impact on historical resources is likely, the County shall implement feasible mitigation measures, such as installing visual buffers and/or considering alternate siting locations that would reduce the severity of such impacts. In accordance with 14 CCR Section 15126.4(a)(2), this mitigation shall be incorporated into the 2008 Draft General Plan.	Require project applicant to conduct viewshed analysis and incorporate mitigation measures as a condition of project approval.	Project Applicant	Within 5 years of General Plan adoption	Department of Resource Management
Mitigation Measures 4.10-6a (Preferred Plan) and 4.10-6b (Maximum Development Scenario): Require Consultation with Native Americans and Consideration of Non-Native American TCPs. The County shall make the conditional consultation expressed in Program RS.I-27 mandatory as part of the 2008 Draft General Plan, as well as a component of any area plans developed pursuant to the 2008 Draft General Plan. Additionally, the County shall require that any cultural resources studies undertaken for permitting under the 2008 Draft General Plan shall address the possibility that TCPs may include those important to non-Native American community groups. If such non-Native American TCPs are identified, impact mitigation recommendations of the consulting cultural resource professional shall be implemented by the County. In accordance with 14 CCR 15126.4(a)(2), this mitigation shall be incorporated into the 2008 Draft General Plan.	Implement program RS.I-27	Department of Resource Management	Ongoing	Department of Resource Management

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>Mitigation Measures 4.10-7a (Preferred Plan) and 4.10-7b (Maximum Development Scenario): Determine the Need for a Paleontological Resources Analysis and Implement Recommended Mitigation. The County shall implement the following measures:</p> <p>(a) Actions that do not meet the CEQA definition of a “project” and therefore do not require an environmental analysis under the CEQA process shall not be required to perform a paleontological resources analysis.</p> <p>(b) All projects in Solano County that are subject to a CEQA evaluation shall include a site-specific analysis of paleontological resources. At a minimum, the site-specific analysis shall include a review of the types of the geologic formation(s) present at the project site and a determination of the likelihood that those formation(s) would contain a “unique paleontological resource” as stated in Title 14, California Code of Regulations, Appendix G (the CEQA checklist). If the site-specific analysis determines that a project may have an adverse effect on a “unique paleontological resource,” the County shall require that project-specific mitigation measures be implemented to address the following:</p> <ul style="list-style-type: none"> ▶ cessation of work in the vicinity of the find and notification of the County Planning Department and the lead agency for the project; ▶ retention by the project applicant of a qualified paleontologist to evaluate the resource and prepare a proposed mitigation plan, which may include some or all of the following elements: a field survey, construction monitoring, sampling and data recovery procedures, museum storage coordination for any specimen recovered, and a report of findings; and ▶ implementation of recommendations made by the 	<p>Require project applicant to conduct paleontological resources survey and incorporate stated mitigation measures as a condition of project approval.</p>	<p>Project Applicant</p>	<p>Prior to discretionary approvals</p>	<p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
paleontologist, where the lead agency for the project determines that said recommendations are necessary and feasible.				
<p>Mitigation Measures 4.10-8a (Preferred Plan) and 4.10-8b (Maximum Development Scenario): Require Pre-Project Consideration of the Possibility of Human Remains Discoveries, and Require Appropriate Consultation with Descendant Communities. Based on the requirements of Mitigation Measure 4.10-3a (Require Preparation of a Cultural Resources Study and Implementation of Recommended Feasible Mitigation for Destruction of Prehistoric and Historical Archaeological Deposits), the County shall require project applicants to address the possibility of human remains occurring in given project sites in pre-project planning, based on the results of project-specific archival research and/or field study.</p> <p>However, the possibility that human remains will be encountered in unexpected locations cannot be discounted. If a project undertaken pursuant to the 2008 Draft General Plan encounters human remains, the procedures set forth in PRC Section 5097.98 (the procedures governing the accidental discovery of human remains) shall be followed. (Note that the requirements of PRC Section 5097.98 were amended by statute in September 2006, and modify the requirements for human remains discovery as described in 14 CCR Section 15064.5[e].) If, in following the requirements of PRC Section 5097.98, the human remains are determined to not be of Native American origin (and are not the remains of a recent decedent subject to the coroner’s authority), then the County shall require the project applicant to consult with the appropriate descendant community regarding means for treating or disposing of the human remains, and any associated items, with appropriate dignity. Pursuant to 14 CCR Section 15126.4(a)(2), this mitigation shall be incorporated into the 2008 Draft General Plan.</p>	Require project applicant to conduct resource study and incorporate stated mitigation measures as a condition of project approval.	Project Applicant	Prior to discretionary approvals	Department of Resource Management

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
4.11 Aesthetic Resources				
<p>Mitigation Measures 4.11-2a(1) (Preferred Plan) and 4.11-2b(1) (Maximum Development Scenario): Require Consultation with Caltrans before Approval of Individual Development Projects near Rio Vista. The County shall require that project applicants for development projects within 1 mile of SR 160, or otherwise having the potential to be visible from SR 160 as determined by the County based on information provided by the applicant, consult with Caltrans, and that Caltrans review proposed land use plans before project approval. The applicants shall implement design measures recommended by Caltrans to minimize impacts on scenic resources from SR 160 to the maximum extent practical. Recommended design measures could include the use of setbacks, nonreflective building materials, and specific design features (e.g., overhang, finishes, paint) that create a pleasing aesthetic. If the project applicant can demonstrate that the development is not visible from SR 160, then design measures shall not be required.</p>	<p>Require project applicants within 1 mile of SR160 to consult with Caltrans and incorporate stated mitigation measures as a condition of project approval.</p>	<p>Project Applicant</p>	<p>Prior to discretionary approvals</p>	<p>Department of Resource Management</p>
<p>Mitigation Measures 4.11-2a(2) (Preferred Plan) and 4.11-2b(2) (Maximum Development Scenario): Require Project Applicants to Submit Tentative Maps and Landscaping, Lighting, and Design Plans to the County before Approval of Individual Development Projects near Rio Vista. The County shall require project applicants for development projects within 1 mile of the city of Rio Vista, or otherwise having the potential to be visible from the city as determined by the County based on information provided by the applicant, to submit tentative maps and landscaping, lighting, and design plans to the County for review and approval before approval of the development projects. The plans shall demonstrate that all feasible and practical design measures (e.g., landscaping, open space buffers, use of neutral colors) have been incorporated into the project to achieve or exceed all requirements of 2008 Draft General Plan policies and minimize the project's impacts on scenic resources, consistent with County standards. If the project applicant can demonstrate that the development is not visible from SR 160, then design measures shall not be required.</p>	<p>Require project applicants within 1 mile of the city of Rio Vista to incorporate stated mitigation measures as a condition of project approval.</p>	<p>Project Applicant</p>	<p>Prior to discretionary approvals</p>	<p>Department of Resource Management</p>

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
Mitigation Measures 4.11-3a (Preferred Plan) and 4.11-3b (Maximum Development Scenario): Require Preparation of Design Guidelines and Landscaping Standards. The County shall require project applicants to prepare comprehensive design guidelines and landscaping standards as conditions of approval of development projects to address impacts on aesthetic resources associated with the conversion of agricultural and open space land uses to urban and wind energy development.	Require project applicant to incorporate stated mitigation measures as a condition of project approval.	Project Applicant	Prior to discretionary approvals	Department of Resource Management
	Prepare implementing ordinance for non-discretionary approvals	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management
Mitigation Measures 4.11-4a(1) (Preferred Plan) and 4.11-4b(1) (Maximum Development Scenario): Require Lighting and Building Materials that Minimize Glare and Reflectance. The County shall require project applicants to implement the following measures as conditions of approval of development projects: (1) Light fixtures shall be installed that have light sources aimed downward and shielded to prevent glare or reflection or any nuisance, inconvenience, and hazardous interference of any kind on adjoining streets or property. (2) Exterior building materials on nonresidential structures shall be composed of a minimum 50% low-reflectance, nonpolished finishes. (3) Bare metallic surfaces (e.g., pipes, vents, light fixtures) shall be painted to minimize reflectance.	Require project applicant to incorporate stated mitigation measures as a condition of project approval.	Project Applicant	Prior to discretionary approvals	Department of Resource Management
	Prepare implementing ordinance for non-discretionary approvals	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management
Mitigation Measures 4.11-4a(2) (Preferred Plan) and 4.11-4b(2) (Maximum Development Scenario): Require Preparation of Design Guidelines with Appropriate Lighting and Signage Standards. The County shall require project applicants to prepare comprehensive design guidelines as conditions of approval of development projects. The design guidelines shall include lighting standards that are structured to balance the safety of residents with the value of darkness. At a minimum, the lighting standards shall prohibit the use of harsh mercury vapor, low-pressure sodium, or fluorescent bulbs for public lighting or residential neighborhoods. Guidelines shall also be provided regarding appropriate lighting and	Require project applicant to incorporate stated mitigation measures as a condition of project approval.	Project Applicant	Prior to discretionary approvals	Department of Resource Management
	Prepare implementing ordinance for non-discretionary approvals	Department of Resource Management	Within 5 years of General Plan adoption	Department of Resource Management

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
signage in office and/or commercial areas to prevent light and glare from adversely affecting motorists and adjacent land uses. The design guidelines shall be submitted to the County for review and approval.				
4.14 Recreation				
<p>Mitigation Measure 4.14-1a (Preferred Plan): Require Developers to Pay Fair-Share Park and Recreation Impact Fees. <u>The County shall develop and implement a park impact fee payment program for new development in nonagricultural and open space zoning districts.</u> As a condition of approval of all residential development, the County shall require project developers to mitigate any adverse impacts on park and recreational facilities through the payment of a fair-share impact fee. The park mitigation impact fees shall be designed to mitigate impacts reasonably related to a proposed residential development and <u>fees collected through the program</u> must be used <u>by the County</u> to acquire or develop park and recreational facilities <u>within 5 years of collection.</u> “Development,” for the purposes of this measure, shall mean all single-family structures requiring a building permit, condominium and multifamily residential units, planned residential development, and all multifamily structures that require building permits, but shall exclude remodel or renovation permits that do not result in additional dwelling units. Impact fees shall be based on a fee formula developed by the County. Payment of the required impact fee shall occur before the issuance of any building permit. <u>If the County determines that it is in the best interest of providing adequate levels of parkland provision, a developer may be given the option to dedicate parkland in lieu of the impact fee. Parkland dedication will provide the same amount of acreage as is required under the impact fee.</u></p>	Prepare implementing ordinance	Department of General Services	Within 5 years of General Plan adoption	Department of General Services
<p>Mitigation Measure 4.14-1b (Maximum Development Scenario): Require Developers to Pay Fair-Share Park and Recreation Impact Fees. As a condition of approval of all residential development, the County shall require project developers to mitigate any adverse impacts on park and recreational facilities through the payment of a fair-share impact fee. The park</p>	Prepare implementing ordinance	Department of General Services	Within 5 years of General Plan adoption	Department of General Services

Mitigation Monitoring and Reporting Program				
Mitigation Measures	Monitoring and Enforcement Actions	Responsible Entity	Timing/ Milestone	Monitoring and Enforcement Responsibility
<p>mitigation impact fees shall be designed to mitigate impacts reasonably related to a proposed residential development and must be used to acquire or develop park and recreational facilities. "Development," for the purposes of this measure, shall mean all single-family structures requiring a building permit, condominium and multifamily residential units, planned residential development, and all multifamily structures that require building permits, but shall exclude remodel or renovation permits that do not result in additional dwelling units. Impact fees shall be based on a fee formula developed by the County. Payment of the required impact fee shall occur before the issuance of any building permit.</p>				