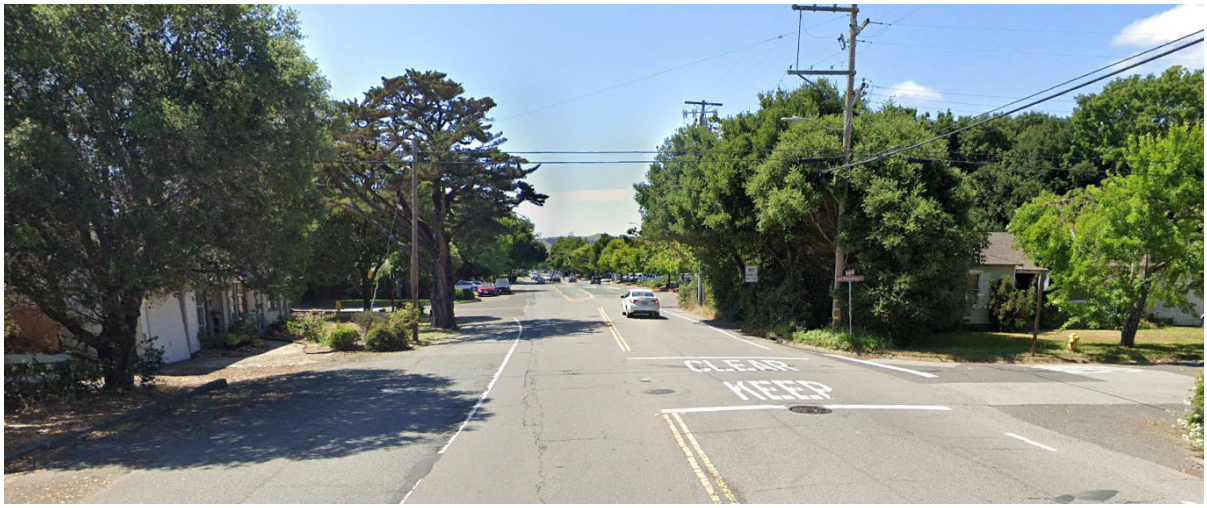
NOVATO BOULEVARD IMPROVEMENTS PROJECT RESPONSE TO COMMENTS DOCUMENT

STATE CLEARINGHOUSE NO. 2018082048

NOVATO, CALIFORNIA



LSA

April 2022

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STATE CLEARINGHOUSE NO. 2018082048

NOVATO, CALIFORNIA

Submitted to:

City of Novato
Public Works Department
922 Machin Avenue
Novato, California 94945

Prepared by:

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510.236.6810

Project No. CON1501

LSA

April 2022

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1.0 INTRODUCTION

1.1 PURPOSE OF THE RESPONSE TO COMMENTS DOCUMENT

This document has been prepared to respond to comments received on the Draft Environmental Impact Report (Draft EIR) prepared for the proposed Novato Boulevard Improvements Project (proposed project). The Draft EIR identifies the likely environmental consequences associated with development of the proposed project and recommends mitigation measures to reduce potentially significant impacts. This Response to Comments (RTC) Document provides responses to comments on the Draft EIR and makes revisions to the Draft EIR, as necessary, resulting from those comments or to clarify material in the Draft EIR. This document, together with the Draft EIR, constitutes the Final EIR for the proposed project.

1.2 ENVIRONMENTAL REVIEW PROCESS

According to the California Environmental Quality Act (CEQA), lead agencies are required to consult with public agencies having jurisdiction over a proposed project and to provide the general public with an opportunity to comment on the Draft EIR.

On August 22, 2018, the City of Novato (City) circulated a Notice of Preparation (NOP) notifying responsible agencies and interested parties that an EIR would be prepared for the proposed project and indicated the environmental topics anticipated to be addressed in the EIR. The NOP was mailed to public agencies, organizations, and individuals likely to be interested in the potential impacts of the proposed project. The scoping period ended on September 21, 2018.

The Draft EIR was made available for public review on October 6, 2021, and was distributed to local and State responsible and trustee agencies. The Draft EIR and an announcement of its availability were posted electronically on the City's website at: https://www.novato.org/government/public-works/public-works-projects/novatoboulevard-improvements. The Notice of Availability (NOA) for the Draft EIR was provided to all individuals and organizations who made a written request for notice, filed with the State Clearinghouse, and posted in the local newspaper.

The CEQA-mandated 45-day public comment period ended on November 19, 2021; however, the City extended the public comment period to February 18, 2022 to ensure the public had ample opportunity to comment. The City received three comment letters from State and local agencies and one individual. Copies of all written comments received during the comment period are included in Chapter 3.0, Comments and Responses, of this document.

1.3 DOCUMENT ORGANIZATION

This RTC Document consists of the following chapters:

- **Chapter 1.0: Introduction**. This chapter discusses the purpose and organization of this RTC Document, and the Final EIR, and summarizes the environmental review process for the project.

- **Chapter 2.0: List of Commenters**. This chapter contains a list of agencies and individuals who submitted written comments during the public review period and comments made at the public hearing on the Draft EIR.

- **Chapter 3.0: Comments and Responses**. This chapter contains reproductions of all comment letters received on the Draft EIR. A written response for each CEQA-related comment received during the public review period is provided. Each response is keyed to the corresponding comment.

- **Chapter 4.0: Draft EIR Text Revisions**. Corrections to the Draft EIR that are necessary in light of the comments received and responses provided, or necessary to amplify or clarify material in the Draft EIR, are contained in this chapter. Double underlined text represents language that has been added to the Draft EIR; text with strikeout has been deleted from the Draft EIR.

2.0 LIST OF COMMENTERS

This chapter presents a list of comment letters received during the public review period and describes the organization of the letters and comments that are provided in Chapter 3.0, Comments and Responses, of this document.

2.1 ORGANIZATION OF COMMENT LETTERS AND RESPONSES

Chapter 3.0 includes a reproduction of each comment letter received on the Draft EIR. The letters are numbered and comments within each letter are numbered consecutively after the hyphen. For example, Letter A represents the first letter, and comment A-1 represents the first enumerated comment within that letter.

2.2 LIST OF AGENCIES COMMENTING ON THE DRAFT EIR

The following comment letters were submitted to the City during the public review period:

A California Department of Fish and Wildlife, Stephanie Fong, Acting Regional Manager, Bay Delta Region, November 15, 2021

B WTB-TAM, Patrick Seidler, President and Matthew Hartzell, Director of Planning & Research, January 14, 2022

C Carolina Reyes, Local Resident, February 18, 2022

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3.0 COMMENTS AND RESPONSES

Written responses to each comment letter received on the Draft EIR are provided in this chapter. All letters received during the public review period on the Draft EIR are provided in their entirety. Each letter is immediately followed by responses keyed to the specific comments.

Please note that to the extent text within individual letters has not been numbered, it indicates that the text does not raise substantive environmental issues or relate to the adequacy of the information or analysis within the Draft EIR, and therefore no comment is enumerated nor is a response required per CEQA Guidelines Sections 15088 and 15132. In addition, when general support or opposition is given for the project, that comment is noted but no further analysis is provided in the response, as the commenter is not questioning the adequacy of the information or analysis within the Draft EIR. However, comments related to the merits of the proposed project will be considered by decision-makers taking action on the project.

Where comments on the Draft EIR concern issues requiring technical expertise, the responses to comments, like the analysis in the Draft EIR, rely on the knowledge and professional analysis of qualified experts.

Where revisions to the Draft EIR text are called for, the page is set forth followed by the appropriate revision. Added text is indicated with double underlined text, and deleted text is shown in ~~strikeout~~. Text revisions to the Draft EIR are summarized in Chapter 4.0 of this RTC Document.

Comment Letter A

State of California – Natural Resources Agency
DEPARTMENT OF FISH AND WILDLIFE
Bay Delta Region
2825 Cordelia Road, Suite 100
Fairfield, CA 94534
(707) 428-2002
www.wildlife.ca.gov

GAVIN NEWSOM, Governor
CHARLTON H. BONHAM, Director

November 15, 2021

Ms. Elisa Sarlatte
City of Novato
922 Machin Avenue
Novato, CA 94945
esarlatte@novato.org

Subject: Novato Boulevard Improvements Project, Draft Environmental Impact Report, SCH No. 2018082048, Marin County

Dear Ms. Sarlatte:

The California Department of Fish and Wildlife (CDFW) reviewed the draft Environmental Impact Report (Draft EIR) for the Novato Boulevard Improvements Project (Project) pursuant to the California Environmental Quality Act (CEQA) and CEQA Guidelines.[1]

CDFW is submitting comments on the Draft EIR to inform the City of Novato (City), as the Lead Agency, of potentially significant impacts to biological resources associated with the Project.

CDFW ROLE

CDFW is a **Trustee Agency** with responsibility under CEQA pursuant to CEQA Guidelines section 15386 for commenting on projects that could impact fish, plant, and wildlife resources. CDFW is also considered a **Responsible Agency** if a project would require discretionary approval, such as permits issued under the California Endangered Species Act (CESA) or Native Plant Protection Act, the Lake and Streambed Alteration (LSA) Program, or other provisions of the Fish and Game Code that afford protection to the state's fish and wildlife trust resources.

PROJECT DESCRIPTION SUMMARY

Proponent: City of Novato

Objective: The Project would repair and improve a 0.66-mile segment of Novato Boulevard by widening the street, creating new vehicular and bicycle lanes, reconstructing the sidewalk, and upgrading City utilities including sanitary sewer lines, water lines, storm drainage, signals, and street lighting. The Project would include new

[1] CEQA is codified in the California Public Resources Code in Section 21000 et seq. The "CEQA Guidelines" are found in Title 14 of the California Code of Regulations, commencing with Section 15000.

acquisition of City right-of-way for locations outside of the existing right-of-way. Primary Project activities would include demolishing existing roadway, grading, excavating, trenching, concrete pouring, drilling, hauling, tree-removal, landscaping, and replacing an existing storm drain outfall to Novato Creek.

Location: The Project is located on Novato Boulevard beginning at the Grant Avenue intersection and continuing east to the Diablo Avenue intersection, in the City of Novato, County of Marin. The approximate geographic coordinates for the western end of the Project are Latitude 38.10822°N, Longitude 122.58338°W and for the eastern end are Latitude 38.10312°N, Longitude 122.57314°W.

Timeframe: The Project is anticipated to begin in fall 2022 and be completed in 2023.

ENVIRONMENTAL SETTING

The Project covers approximately 5 acres of primarily developed roadway and non-native and ornamental vegetation. Approximately 0.99 acres of the Project will occur within riparian woodland associated with Novato Creek. The surrounding area includes densely developed residential and commercial structures with patches of open space and riparian corridors along Novato Creek and Warner Creek. Ornamental trees and riparian habitat within the Project area may act as nesting habitat for birds and roosting habitat for bats. Special-status species with the potential to occur in or near the Project area include, but are not limited to, Central California Coast steelhead (*Oncorhynchus mykiss irideus* pop. 8), Federally listed as threatened; California red-legged frog (*Rana draytonii*), Federally listed as threatened and a California Species of Special Concern (SSC); Northwest/North Coast clade foothill yellow-legged frog (*Rana boylii*), SSC; western pond turtle (*Emys marmorata*), SSC; pallid bat (*Antrozous pallidus*), SSC; Townsend's big-eared bat (*Corynorhinus townsendii*), SSC; western red bat (*Lasiurus blossevillii*), SSC; and white-tailed kite (*Elanus leucurus*), a Fully Protected species.

REGULATORY REQUIREMENTS

Lake and Streambed Alteration

CDFW requires an LSA Notification, pursuant to Fish and Game Code section 1600 et seq., for project activities affecting lakes or streams and associated riparian habitat. Notification is required for any activity that may substantially divert or obstruct the natural flow; change or use material from the bed, channel, or bank including associated riparian or wetland resources; or deposit or dispose of material where it may pass into a river, lake, or stream. Work within ephemeral streams, washes, watercourses with a subsurface flow, and floodplains are subject to notification requirements. The Draft EIR identifies that the Project will impact riparian vegetation and conduct activities on the bank of Novato Creek (Draft EIR pages 4.2-24 and 4.2-25). **Project activities that would substantially alter the bank or the riparian habitat of Novato Creek would**

require LSA Notification, see further recommendations below. In this case, CDFW would consider the CEQA document for the Project and may issue an LSA Agreement. CDFW may not execute the final LSA Agreement until it has complied with CEQA as a Responsible Agency.

Raptors and Other Nesting Birds

CDFW also has jurisdiction over actions that may result in the disturbance or destruction of active nest sites or the unauthorized take of birds. Fish and Game Code sections protecting birds, their eggs, and nests include sections 3503 (regarding unlawful take, possession or needless destruction of the nests or eggs of any bird), 3503.5 (regarding the take, possession or destruction of any birds-of-prey or their nests or eggs), and 3513 (regarding unlawful take of any migratory nongame bird). Migratory birds are also protected under the federal Migratory Bird Treaty Act.

Fully Protected Species

Fully Protected species, such as white-tailed kite, may not be taken or possessed at any time (Fish & G. Code, §§ 3511, 4700, 5050, & 5515).

COMMENTS AND RECOMMENDATIONS

CDFW offers the comments and recommendations below to assist the City in adequately identifying and/or mitigating the Project's significant, or potentially significant, direct and indirect impacts on fish and wildlife (biological) resources.

Lake or Streambed Alteration Notification

As noted above, the Project would impact riparian habitat along Novato Creek (Draft EIR page 4.2-24) and approximately 3 square feet and 1 linear foot of the bank through replacing the existing outfall to Novato Creek (Draft EIR page 4.2-25). To comply with California Fish and Game Code section 1600 et seq. and reduce impacts to less-than-significant, CDFW recommends the following mitigation measure:

Mitigation Measure BIO-6: Notification of Lake or Streambed Alteration

For Project activities that may substantially alter the bed, bank, or channel of Novato Creek, an LSA Notification shall be submitted to CDFW pursuant to Fish and Game Code section 1602 prior to Project construction. If CDFW determines that an LSA Agreement is warranted, the City shall comply with all required measures in the LSA Agreement, including but not limited to requirements to offset impacts to Novato Creek and riparian habitat.

A-1

Comment Letter A cont.

Mitigation Measures and Related Impact Shortcoming

Riparian Habitat and Tree Replacement

The Project would remove up to 30 trees, some occurring in the riparian woodland (Draft EIR page 3-20). Removal of riparian trees reduces shade, removes primary production input to the channel, and removes habitat for a variety of tree nesting birds and tree roosting bats. The Draft EIR identifies in Mitigation Measure BIO-3 that riparian trees will be replaced at a 3:1 ratio. CDFW typically recommends replacement planting commensurate with the diameter at breast height (DBH) of the tree removed. Large DBH trees can take decades or longer to grow; therefore, removing large trees causes a temporal loss than cannot be immediately offset. Planting a greater number of trees recovers lost canopy cover more quickly and increases the probability that one of the trees planted will reach the diameter of the removed tree. Additionally, permanent impacts to riparian habitat should be mitigated by restoring habitat at a 3:1 mitigation to impact ratio to offset the loss of habitat, and temporary impacts should be restored onsite (1:1 ratio). To reduce impacts to less-than-significant, CDFW recommends including the following mitigation measure:

Mitigation Measure BIO-7: Riparian Habitat Replacement and Monitoring

Permanent impacts to riparian habitat shall be mitigated by restoring riparian habitat at a 3:1 mitigation to impact ratio for the acreage and linear distance impacted, as close to the Project as possible and within the same watershed, and temporary impacts shall be restored on-site (1:1 ratio), within the same year of the impact. A restoration plan shall be prepared and implemented. Riparian trees removed or impacted as a result of the Project shall be replaced pursuant to the below ratios. To ensure a successful planting effort, all plantings shall be monitored and maintained as necessary for a minimum of five years. All plantings shall have a minimum of 80% survival at the end of the minimum monitoring. Planted oak trees (*Quercus* sp.) and other trees shall each have a minimum 80% survival. If the planting survival is not meeting this goal, then the City shall implement replacement planting, additional watering, invasive exotic eradication, or any other practice, to achieve these requirements. Replacement plants shall be monitored with the same survival requirements for five years after planting.

A-2

Native oak tree replacement ratios (mitigation to impacts):

- 3:1 replacement for trees 5 to 8 inches DBH
- 5:1 replacement for trees greater than 8 inches to 16 inches DBH
- 10:1 replacement for trees greater than 16 inches DBH, which are considered old-growth oaks

Replacement oaks shall come from nursery stock grown from locally sourced acorns, or from acorns gathered locally, preferably from the same watershed in which they are planted. The trees should be able to survive the last two years of a minimum five-year monitoring period without irrigation.

Other riparian tree species replacement ratios:

- 1:1 replacement for non-native trees
- 3:1 replacement for trees 4 to 6 inches DBH
- 6:1 replacement for trees greater than 6 inches DBH

A-2 cont

Roosting Bats

The Draft EIR identifies that the trees in the Project area, some of which are proposed for removal, may provide roosting habitat for sensitive bats such as pallid bat, Townsend's big-eared bat, and western red bat (Draft EIR pages 4.2-7 and 4.2-8). The Draft EIR includes Mitigation Measure BIO-2b to avoid potentially significant impacts to roosting bats during tree removal (Draft EIR page 2-13 and 4.2-24). The measure requires a qualified bat biologist to conduct preconstruction roosting bat surveys within 14 days prior to beginning work and to limit roost tree removal to seasons when bats are active. The measure does not specify the seasons that bats are typically active, nor does it require a two-step tree removal process for potential bat roost trees. Even during the bat active season, bats may use trees for diurnal roosts. Tree removal associated with the Project could lead to injury or death of bats, including pallid bat, Townsend's big-eared bat, and western red bat, a potentially significant impact. To reduce impacts to less-than-significant, CDFW recommends incorporating the follow mitigation measure:

A-3

Mitigation Measure BIO-8: Bat Tree Habitat Assessment and Surveys

Prior to any tree removal, a qualified biologist shall conduct a habitat assessment for bats. The habitat assessment shall be conducted a minimum of 30 to 90 days prior to tree removal and shall include a visual inspection of potential roosting features (e.g., cavities, crevices in wood and bark, exfoliating bark for colonial species, suitable canopy for foliage roosting species). If suitable habitat trees are found, they shall be flagged or otherwise clearly marked and tree trimming or removal shall not proceed unless the following occur: a) in trees with suitable habitat, presence of bats is presumed, or documented during the surveys described below and removal using the two-step removal process detailed below occurs only during seasonal periods of bat activity, from approximately March 1 through April 15 and September 1 through October 15, or b) after a qualified biologist conducts night emergence surveys or completes visual examination of roost features that establish absence of roosting bats.

Two-step tree removal shall be conducted over two consecutive days, as follows: 1) the first day (in the afternoon), under the direct supervision and instruction by a qualified biologist with experience conducting two-step tree removal, limbs and branches shall be removed by a tree cutter using chainsaws only; limbs with cavities, crevices or deep bark fissures shall be avoided; and 2) the second day the entire tree shall be removed.

Nesting Birds

The Draft EIR includes Mitigation Measure BIO-2a to avoid potentially significant impacts to nesting birds (Draft EIR pages 2-12 and 4.2-23). The existing mitigation measure identifies a timeline of 14 days prior to ground-disturbing activities within the nesting season for pre-construction nesting bird surveys. CDFW recommends using a timeline of 7 days to increase the likelihood that newly constructed nests are identified prior to beginning ground-disturbing activities. If a period of more than 7 days elapses between the survey date and start of Project activities, then an additional survey shall be conducted. **A-4**

Please be advised that an LSA Agreement obtained for this Project would likely require the above recommended measures, as applicable.

GENERAL COMMENTS AND EDITORIAL SUGGESTIONS

In addition to the above recommendations, CDFW encourages landscaping using native trees and shrubs to benefit native nesting birds and other wildlife. The removal of habitat for birds from human activities has contributed to the loss of a significant proportion of birds in the United States and Canada since the 1970s (Rosenburg et al. 2019). Planting native trees and shrubs is an opportunity to improve conditions for birds[2]. **A-5**

CDFW notes that the Draft EIR refers to the foothill yellow-legged frog as an endangered species under CESA (Draft EIR page 4.2-11). While this is true for most foothill-yellow-legged frog clades, the clade that occurs in Marin County, the Northwest/North Coast clade, is not listed pursuant to CESA. It is still considered an SSC, which is also noted in the Draft EIR. **A-6**

ENVIRONMENTAL DATA

CEQA requires that information developed in environmental impact reports and negative declarations be incorporated into a database which may be used to make subsequent or supplemental environmental determinations (Pub. Resources Code, § **A-7**

[2] For native species recommendations and planting tips, review the Sonoma County Master Gardener document *Gardening Success with California Native Plants*: http://www.marinrcd.org/wp/wp-content/uploads/2015/02/Gardening-Success-with-CA-Natives_UCCE_Sonoma.pdf

21003, subd. (e)). Accordingly, please report any special-status species and natural communities detected during Project surveys to the California Natural Diversity Database (CNDDB). The CNNDB field survey form, online field survey form, and contact information for CNDDB staff can be found at the following link: https://wildlife.ca.gov/data/CNDDB/submitting-data. **A-7 cont.**

FILING FEES

The Project, as proposed, would have an impact on fish and/or wildlife, and assessment of filing fees is necessary. Fees are payable upon filing of the Notice of Determination by the Lead Agency and serve to help defray the cost of environmental review by CDFW. Payment of the fee is required for the underlying Project approval to be operative, vested, and final. (Cal. Code Regs, tit. 14, § 753.5; Fish & G. Code, § 711.4; Pub. Resources Code, § 21089). **A-8**

CONCLUSION

CDFW appreciates the opportunity to comment on the Draft EIR to assist the City in identifying and mitigating Project impacts on biological resources.

Questions regarding this letter or further coordination should be directed to Ms. Amanda Culpepper, Environmental Scientist, at (707) 428-2075 or amanda.culpepper@wildlife.ca.gov, or Ms. Melanie Day, Senior Environmental Scientist (Supervisory), at melanie.day@wildlife.ca.gov.

Sincerely,

DocuSigned by:
Stephanie Fong
CF047D7F8D234E1...

Stephanie Fong
Acting Regional Manager
Bay Delta Region

ec: Office of Planning and Research, State Clearinghouse (SCH No. 2018082048)
Shanna Guiler, LSA Consulting Firm, shanna.guiler@lsa.net
Nicole Fairley, San Francisco Bay Regional Water Quality Control Board, nicole.fairley@waterboards.ca.gov

REFERENCES

Rosenburg, Kenneth V.; Dokter, Adriaan M.; Blancher, Peter J.; Sauer, John R.; Smith, Adam C.; Smith, Paul A.; Stanton, Jessica C.; Panjabi, Avrind; Helft, Laura; Parr, Michael; and Marra, Peter P. 2019. Decline of the North American Avifauna. *Science*: 120-124.

LETTER A1
California Department of Fish and Wildlife (CDFW), Bay Delta Region
Stephanie Fong, Acting Regional Manager
November 15, 2021

Response A-1: The comment notes that the project would impact riparian habitat along Novato Creek and requests that additional mitigation be included to reduce impacts to riparian habitat to a less-than-significant level. Section 4.2.2, Biological Resources (page 4.2-26) of the Draft EIR, acknowledges that impacts to Novato Creek, including the existing rock rip-rap along the creek bank, would likely require a Lake or Streambed Alteration Agreement from CDFW and a Water Quality Certification from the Regional Water Quality Control Board (RWQCB). The City would be required to comply with Section 1600 et seq of the California Fish and Game Code, which requires the City to submit a Lake or Streambed Alteration Notification to CDFW and comply with all permit conditions; therefore, a mitigation measure is not required. The City is currently preparing a Lake or Streambed Alteration Agreement application and a Mitigation Monitoring Plan for submittal to the CDFW. No change to the Draft EIR is required.

Response A-2: The comment notes that the project would require removal of trees, including riparian trees along Novato Creek, and requests that additional mitigation be included to reduce impacts to riparian habitat to a less-than-significant level. As stated in Section 4.2.2, Biological Resources (page 4.2-24) of the Draft EIR, construction of the new outfall would result in the removal of up to 66 square feet of vegetation within the riparian woodland, including invasive tree of heaven and French broom, native willow and toyon, and herbaceous grasses and forbs. Mitigation Measure BIO-3, on page 4.2-25 of the Draft EIR requires that impacts to riparian vegetation would have to be mitigated by replacing the impacted trees or shrubs at a minimum 3:1 ratio. Mitigation Measure BIO-3 is revised below, to address CDFW's recommendation, as follows:

> **Mitigation Measure BIO-3:** Construction of the modified outfall along Novato Creek would impact riparian vegetation and riparian trees and shrubs may have to be trimmed in other areas of the project site where riparian vegetation from the riparian woodland along Novato Creek extends into the work area. Potential impacts to riparian trees and shrubs shall be mitigated by ~~replacing the impacted trees and shrubs~~ restoring riparian habitat at a minimum 3:1 ratio for the acreage and linear distance impacted, as close to the project as possible and within the same watershed. Temporary impacts shall be restored on-site (1:1 ratio), within the same year of the impact. ~~The riparian plants shall be replaced at a suitable location along Novato Creek or at an off-site suitable location within~~

~~the City. Any disturbed soils within the riparian woodland shall be seeded with a riparian seed mix that contains plants that are native to the region.~~ Precautions shall be taken to avoid damage to adjacent riparian vegetation by construction personnel or equipment. These precautions shall include protective fencing placed along the outer canopy drip line of riparian trees to prevent compaction of the root zone. Branches and/or limbs overhanging the work areas that may be impacted shall be properly pruned prior to mobilization of equipment under the supervision of a certified arborist. Construction materials (e.g., gravel, aggregate, heavy equipment) or project debris and waste material shall not be placed adjacent to or against the trunks of avoided riparian vegetation. Disposal or depositing of oil, gasoline, chemicals or other harmful materials within the dripline shall be prohibited.

A restoration plan shall be prepared and implemented. Riparian trees removed or impacts as a result of the project shall be replaced pursuant to the ratios provided below. To ensure a successful planting effort, all plantings shall be monitored and maintained as necessary for a minimum of five years. All plantings shall have a minimum of 80 percent survival at the end of the minimum monitoring. Planted oak trees (*Quercus* sp.) and other trees shall each have a minimum 80 percent survival. If the planting survival is not meeting this goal, then the City shall implement replacement planting, additional watering, invasive exotic eradication, or any other practice, to achieve these requirements. Replacement plants shall be monitored with the same survival requirements for five years after planting.

Native oak tree replacement ratios (mitigation to impacts):

- 3:1 replacement for trees 5 to 8 inches DBH
- 5:1 replacement for trees greater than 8 inches to 16 inches DBH
- 10:1 replacement for trees greater than 16 inches DBH, which are considered old-growth oaks.

Replacement oaks shall come from nursery stock grown from locally sourced acorns, or from acorns gathered locally, preferably from the same watershed in which they are planted. The trees should be able to survive the last two years of a minimum five-year monitoring period without irrigation. Other riparian tree species replacement ratios:

- 1:1 replacement for non-native trees
- 3:1 replacement for trees 4 to 6 inches DBH
- 6:1 replacement for trees greater than 6 inches DBH.

The revision to Mitigation Measure BIO-3 does not change the significance of the environmental issue conclusions within the Draft EIR or Initial Study and does not represent significant new information such that recirculation of the Draft EIR is required.

Response A-3: This comment addresses impacts to roosting bats and recommends additional measures to address these impacts, beyond the measures identified in the Draft EIR (Mitigation Measure BIO-2b, page 4.2-24). As stated in the Draft EIR, Mitigation Measure BIO-2b requires a qualified bat biologist to conduct preconstruction roosting bat surveys within 14 days prior to beginning work and to limit roost tree removal to seasons when bats are active. However, the commenter suggests that the measure should specify the seasons that bats are typically active and include a two-step tree removal process for bat roost trees. This recommendation is consistent with current requirements for bat roost mitigation. Therefore, Mitigation Measure BIO-2b is revised as follows:

> **Mitigation Measure BIO-2b**: Prior to tree removal on the project site, a qualified biologist (i.e., one experienced in searching for bat roosts in riparian woodland and urban areas) shall conduct a ~~preconstruction roosting bat survey of the trees to be removed and the Novato Creek bridge crossings or other suitable roosting habitat within 100 feet of the limits of work. The survey shall be conducted no more than 14 days prior to the start of work.~~habitat assessment for bats. The habitat assessment shall be conducted a minimum of 30 to 90 days prior to tree removal and shall include a visual inspection of potential roosting features (e.g., cavities, crevices in wood and bark, exfoliating bark for colonial species, suitable canopy for foliage roosting species). If suitable habitat trees are found, they shall be flagged or otherwise clearly marked and tree trimming or removal shall not proceed unless the following occur: a) in trees with suitable habitat, presence of bats is presumed, or documented during the surveys described below and removal using the two-step removal process detailed below occurs only during seasonal periods of bat activity, from approximately March 1 through April 15 and September 1 through October 15, or b) after a qualified biologist conducts night emergence surveys or completes visual examination of roost features that establish absence of roosting bats.

> Two-step tree removal shall be conducted over two consecutive days, as follows: 1) the first day (in the afternoon), under the direct supervision and instruction by a qualified biologist with experience conducting two-step tree removal, limbs and branches shall be removed by a tree cutter using chainsaws only; limbs with cavities, crevices or deep bark fissures shall be avoided; and 2) the second day the entire tree shall be removed.~~If active roosts are found, the species using the roost and roost type shall be determined. Day and night roosts of special-status species shall be avoided whenever possible. If a roost must be removed, it must be removed when the bats are absent from the roost (i.e., time of day or season depending on type of roost and species). Maternity roosts of all bat species shall be avoided until the young are able to fly and forage independently. Vegetation from cut trees shall be left onsite overnight to allow any roosting bats in the foliage to escape prior to being chipped.~~

The revision to Mitigation Measure BIO-2b does not change the significance of the environmental issue conclusions within the Draft EIR or Initial Study and does not represent significant new information such that recirculation of the Draft EIR is required.

Response A-4: The comment requests that Mitigation Measure BIO-2a, which addresses impacts to nesting birds, be revised to require that pre-construction nesting bird surveys be conducted no more than 7 days prior to ground-disturbing activities. Mitigation Measure BIO-2a is revised below, to address CDFW's recommendation, as follows:

> **Mitigation Measure BIO-2a:** To the extent feasible, vegetation removal activities shall occur during the non-nesting season (September 1 to January 31). For any construction activities conducted during the nesting season (February 1 through August 31), a qualified biologist (i.e., one experienced in searching for passerine and raptor nests in riparian woodland and urban areas) shall conduct a preconstruction nesting bird survey of trees or other suitable nesting habitat in and within 250 feet of the limits of work. Where adjacent suitable nesting habitat is not accessible, the biologist will survey by scanning for nests while using binoculars. The survey shall be conducted no more than ~~14~~7 days prior to the start of work. If a period of more than 7 days elapses between the survey date and start of project activities, then an additional survey shall be conducted. If the survey indicates the presence of nesting birds, the biologist shall determine an appropriately-sized buffer around the nests in which no work shall be allowed until the young have successfully fledged or the nest is no longer active. The size of

> the nest buffer shall be determined by the biologist and shall be based on the nesting species and its sensitivity to disturbance. In general, buffer sizes of up to 250 feet for nesting raptors and 50 feet for other birds are typically used to prevent substantial disturbance to nesting birds, but these buffers may be increased or decreased, as appropriate, depending on the bird species and the level of disturbance anticipated near the nest.

The revision to Mitigation Measure BIO-2a does not change the significance of the environmental issue conclusions within the Draft EIR or Initial Study and does not represent significant new information such that recirculation of the Draft EIR is required.

Response A-5: The comment, which recommends that native trees and shrubs be used for landscaping associated with the proposed project, is noted. As described in Section 3.4.2.1, Landscaping and Lighting of the Draft EIR (page 3-20), the proposed improvements include replacement tree planting, where feasible, including coast live oak (*Quercus agrifolia*), western sycamore (*Platanus racemose*), and western redbud (*Cercis occidentalis*). Landscaped areas would include ground cover and shrubs selected from three different plant groups consisting of various rushes, sedges, and other species that are predominantly drought tolerant. Proposed landscaping would be consistent with the City's Landscape Standards, identified in Section 19.28.040 of the Novato Municipal Code.

Response A-6: The comment notes that the Draft EIR erroneously refers to the foothill yellow-legged frog as an endangered species under the California Endangered Specific Act. As stated in the comment, the clade[1] of foothill yellow-legged frog that occurs in Marin County, the Northwest/North Coast clade, is considered a California Species of Special Concern. Page 4.2-11 of the Draft EIR has been revised to clarify this species' status, as follows:

> Foothill Yellow-Legged Frog. The clade of the foothill yellow-legged frog that occurs in Marin County is a ~~State-endangered species and~~ California Species of Special Concern. This species ~~that~~ uses partly shaded, shallow streams and riffles with a rocky substrate in a variety of habitats. Cobble-sized substrates are required for egg laying. The closest extant CNDDB occurrence within 5 miles of the site is a 1999 record of an adult frog in the vicinity of the confluence of Big Rock Creek and Dairy Creek approximately 4.4 miles from the site. The foothill yellow-legged frog has not been recorded in Novato Creek. The project site lacks suitable breeding habitat for the foothill yellow-legged frog, and therefore, this species is not likely to occur.

[1] A clade is defined as a group of organisms believed to have evolved from a common ancestor.

These revisions to the Draft EIR do not change the significance of the environmental issue conclusions within the Draft EIR or Initial Study and does not represent significant new information such that recirculation of the Draft EIR is required.

Response A-7: The comment, which requests that information regarding special-status species and natural communities be submitted to the California Natural Diversity Database (CNDDB), is noted. Consistent with CDFW requirements, any information related to special-status species and natural communities detected during project surveys would be reported to the CNDDB.

Response A-8: The comment, which describes the requirements for the payment of environmental filing fees, is noted. Consistent with State requirements, the City of Novato will be pay the required fees when the Notice of Determination is filed for the proposed project.

Comment Letter B

January 14, 2021

Ms. Elisa Sarlatte
Senior Civil Engineer, City of Novato Department of Public Works
922 Machin Avenue
Novato, CA 94945

RE: Novato Boulevard Improvements Project Draft EIR

Dear Ms. Sarlatte,

WTB-TAM has been advocating for and helping to design, fund, and build sustainable transportation infrastructure for 30 years.

Today we commend the City of Novato on the Novato Boulevard Improvements Project. It is truly wonderful to see the completion of this key gap in the North - South Bikeway. The North - South Bikeway is a continuous bikeway which runs from Stafford Lake in Novato to Puerto Suello Hill in San Rafael. It is one of the three primary bikeways in Marin County, along with the North - South Greenway (aka the SMART Pathway) and the Cross Marin Trail.

We have studied the project designs carefully based on the project goals and constraints, we have two main recommendations. Our recommendations are practical, feasible, and will not add significantly to the project cost.

Recommendation 1: **Upgrade Class II Bike Lane to Class IV Protected Bike Lane**

Why: Facilitating safer bicycle travel is a top project goal. But Class II bike lanes do not facilitate safe bicycle travel. Class II bike lanes offer cyclists no physical separation from fast-moving automobiles. If a drunk driver veered just a couple feet into one of the Class II bike lanes as designed in this project and was driving the speed limit, the collision would almost certainly be a fatality. Class IV bike lanes require just a little more space and money than Class II bike lanes, but they are significantly safer, and more likely to encourage people who previously were too afraid to ride a bike to try riding a bike.[1]

B-1

What: Add a 3' wide buffer (with bollards) between the outermost EB travel lane and the EB bike lane, making the EB bike lane a Class IV protected bike lane.

How:
Move the bike lane, adjacent sidewalk, and any other adjacent project footprint (ie street parking, landscaping, driveways) to the south by 3'. This is feasible on the whole project corridor

[1] Dill, Jennifer; Goddard, Tara; Monsere, Christopher; and McNeil, Nathan, "Can Protected Bike Lanes Help Close the Gender Gap in Cycling? Lessons from Five Cities" (2014). Urban Studies and Planning Faculty Publications and Presentations. 123.
Monsere, Christopher, Jennifer Dill, Nathan McNeil, Kelly J. Clifton, Nick Foster, Tara Goddard, Mathew Berkow, Joe Gilpin, Kim Voros, Drusilla van Hengel, and Jamie Parks. Lessons from the Green Lanes: Evaluating Protected Bike Lanes in the U.S. NITC-RR-583. Portland, OR: Transportation Research and Education Center (TREC), 2014.

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Comment Letter B cont.

with the exception of a 185-foot long segment immediately west of Cypress Boulevard (see below). This is because there is at least 3' feet of space between the current project footprint and the southern edge of City's ROW, with the one exception discussed below.

ROW:
A 185-foot long segment in front of 1629 and 1633 Novato Blvd. In order to complete the recommended buffer in this 185-foot long segment, a sliver of land (no more than 3') would need to be acquired from the property owners of 1629 and 1633 Novato Blvd).

Cost:
Cost of additional 3' wide strip of asphalt
Cost of striping buffer
Cost of plastic bollards
Cost of additional tree removals
Cost of 3' wide trip of land from 1629 and 1633 Novato Blvd.

B-1 cont.

Recommendation 2: **Striped Green Paint**

Why:
For a small cost and no additional environmental impact, a little green paint can do a lot to increase the visibility of cyclists and cyclist hazards to motorists. [2]

What:
Add striped green paint in the proposed bike lanes at all driveway crossings, merge zones, and other hazard zones.

Cost:
Cost of striped green paint

Appendix:
Please see attached Project Diagram with above Recommendations 1 and 2 added

Thank you.

Respectfully submitted,

Patrick Seidler
President, WTB-TAM

Matthew Hartzell
Director of Planning & Research, WTB-TAM

[2] LaMondia, "Evaluating the Safety and Behavioral Impacts of Green Bike Lanes in Suburban Communities" (2019). Transportation Research Record: Journal of the Transportation Research Board. Volume: 2673 issue: 11, page(s): 671-679

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LETTER B
WTB-TAM
Patrick Seidler, President and Matthew Hartzell, Director of Planning & Research
January 14, 2022

Response B-1: This comment, which expresses support for the proposed project and recommends revisions to the project design related to bike facilities along the project corridor, is noted. These comments relate to the merits of the proposed project and not to the environmental impacts and mitigation measures identified in the Draft EIR. In accordance with Section 15024(a) of the CEQA Guidelines, the City is not required to respond to comments that express an opinion about the project, but do not relate to the environmental analyses provided in the Draft EIR. These comments will be considered by City decision-makers when considering whether or not to approve the proposed Project.

Comment Letter C

From: Carolina Reyes <caro.rubi@yahoo.com>
Date: February 18, 2022 at 3:37:50 PM PST
To: Elisa Sarlatte <ESarlatte@novato.org>
Subject: [External] EIR for Novato Blvd. Improvements Project

Attn: City Engineer

I oppose the 3 lane project as it takes away too much property from homeowners and puts their lives and privacy at risk. Particularly homes closest to Diablo Ave where merging lanes is being considered. The current yield should remain as to avoid removing private property and landscaping.

Note City of Novato has already taken property from homeowners stating Novato Creek was at risk of overloading which has not happen (We've been in drought for multiple years). It's simple not fair nor ethical to keep taking from homeowners.

Additionally, there is minimal congestion during peak hours which has decrease significantly from the start of pandemic and will continue to decline more people work from home thus commute decreases.

What is truly needed are sidewalks and proper lightly which the city of Novato should considered as a priority rather than adding lanes and taking property away from homeowners.

C-1

Sincerely,
Carolina

LETTER C
Carolina Reyes
February 18, 2022

Response C-1: This comment, which expresses opposition to the proposed project and expresses concerns regarding the acquisition of right-of-way along the project corridor, is noted. These comments relate to the merits of the proposed project and not to the environmental impacts and mitigation measures identified in the Draft EIR. In accordance with Section 15024(a) of the CEQA Guidelines, the City is not required to respond to comments that express an opinion about the project, but do not relate to the environmental analyses provided in the Draft EIR. These comments will be considered by City decision-makers when considering whether or not to approve the proposed project.

As described in Section 4.7, Land Use of the Draft EIR, the proposed project would result in the acquisition of portions of seven parcels along Novato Boulevard in order to implement the proposed project, including the provision of sidewalks and bike lanes on both sides of Novato Boulevard. However, the right-of-way acquisitions would not affect the continued use of the properties, which are primarily single-family residential homes. Implementation of Mitigation Measure LU-1, which requires the City to assist with entitlements for lots that do not conform to the Zoning District's standards, and Mitigation Measure POP-1, which requires the City to provide relocation resources to any displaced residents and to pay just compensation for property acquisition, would reduce potential impacts associated with right-of-way acquisition to less than significant. No changes to the Draft EIR are required.

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4.0 DRAFT EIR TEXT REVISIONS

This chapter presents specific changes to the text of the Draft EIR that are being made to clarify and supplement materials in the Draft EIR in response to comments received during the public review period or as initiated by the City of Novato. In no case do these revisions result in a greater number of impacts or impacts of a greater severity than those set forth in the Draft EIR. Where revisions to the main text are called for, the page and paragraph are set forth, followed by the appropriate revision. Added text is indicated with double underlined text. Text deleted is shown in ~~strikeout~~.

Page 4.2-6, Table 4.2.B of the Draft EIR has been revised to correct the status of the Foothill yellow-legged frog and to include the green sturgeon (Southern DPS).

Page 4.2-11 of the Draft EIR has been revised, as follows:

> Foothill Yellow-Legged Frog. The clade of the foothill yellow-legged frog that occurs in Marin County is a ~~State-endangered species and~~ California Species of Special Concern. This species ~~that~~ uses partly shaded, shallow streams and riffles with a rocky substrate in a variety of habitats. Cobble-sized substrates are required for egg laying. The closest extant CNDDB occurrence within 5 miles of the site is a 1999 record of an adult frog in the vicinity of the confluence of Big Rock Creek and Dairy Creek approximately 4.4 miles from the site. The foothill yellow-legged frog has not been recorded in Novato Creek. The project site lacks suitable breeding habitat for the foothill yellow-legged frog, and therefore, this species is not likely to occur.

Mitigation Measure BIO-2b on page 4.2-23 and 4.2-24 of the Draft EIR is revised, as follows:

> **Mitigation Measure BIO-2a:** To the extent feasible, vegetation removal activities shall occur during the non-nesting season (September 1 to January 31). For any construction activities conducted during the nesting season (February 1 through August 31), a qualified biologist (i.e., one experienced in searching for passerine and raptor nests in riparian woodland and urban areas) shall conduct a preconstruction nesting bird survey of trees or other suitable nesting habitat in and within 250 feet of the limits of work. Where adjacent suitable nesting habitat is not accessible, the biologist will survey by scanning for nests while using binoculars. The survey shall be conducted no more than ~~14~~7 days prior to the start of work. If a period of more than 7 days elapses between the survey date and start of project activities, then an additional survey shall be conducted. If the survey indicates the presence of nesting birds, the biologist shall determine an appropriately-sized buffer around the nests in which no work shall be allowed until the young have successfully fledged or the nest is no longer active. The size of the nest buffer shall be determined by the biologist and shall be based on the nesting species and its sensitivity to disturbance. In general, buffer sizes of up to 250 feet for nesting raptors and 50 feet for other birds are typically used to prevent substantial disturbance to nesting birds, but these buffers may be increased or decreased, as appropriate, depending on the bird species and the level of disturbance anticipated near the nest.

Table 4.2.B: Special-Status Wildlife Species Potentially Occurring in the Vicinity of the Project Site

Species	Status* (Federal/State)	Habitat Requirements	Potential for Occurrence
Fish			
Steelhead (central California coast DPS) *Oncorhynchus mykiss irideus*	FT/–	Coastal rivers and streams with cold water and deep (3 feet or greater) pools and runs; for spawning, requires clean, silt-free gravel beds (0.5-5 inches deep), with clear flowing water and shaded stream reaches. Spawning adults occur during winter high water.	High Potential. Steelhead is known to occur in Novato Creek and is likely present in the creek.
Tidewater goby *Eucyclogobius newberryi*	FE/–	Lower reaches of coastal streams, typically in brackish, estuarine environments near the mouths of streams and upper end of coastal lagoons. Habitats utilized are typically seasonally blocked lagoons with relatively cool water temperatures and mixed sand-silt substrates.	No Potential. Suitable perennial brackish watercourse habitat not present. Species has been extirpated from the lower reaches of Novato Creek.[1]
Longfin Smelt *Spirinchus thaleichthys*	FC/ST	Open waters of estuaries typically in middle or bottom of water column.	No Potential. No suitable habitat on the project site. Species occurs in San Pablo Bay approximately 4.2 miles from the site.
Sacramento splittail *Pogonichthys macrolepidotus*	–/CSC	Slow moving river sections, dead end sloughs. Requires flooded vegetation for spawning and foraging for young.	No Potential. No suitable estuary habitat present on the project site. CNDDB occurrence at the mouth of the Petaluma River 4 miles from the site.
Green sturgeon (Southern DPS) *Acipenser medirostris*	FT/CSC	Oceanic waters, bays, and estuaries; spawns in deep pools in large, turbulent freshwater river mainstems; known to forage in estuaries and bays from San Francisco Bay to British Columbia.	No Potential. No suitable estuary habitat present on the project site. Critical Habitat designated in Novato Creek, approximately 0.5 mile downstream of project site.
Amphibians and Reptiles			
Foothill yellow-legged frog *Rana boylii*	~~–/SE,~~ CSC	Partly shaded, shallow streams and riffles with a rocky substrate.	Low Potential. Segment of Novato Creek along project site does not provide suitable habitat. Suitable breeding areas absent. No CNDDB occurrence records in Novato Creek. Not likely to occur onsite. Closest extant CNDDB occurrence is approximately 4.4 miles from the site.
California red-legged frog *Rana draytonii*	FT/CSC	Ponds, streams, drainages and associated uplands; requires areas of deep, still, and/or slow-moving water for breeding.	Low Potential. Suitable aquatic habitat may be present in Novato Creek, but limited suitable adjacent upland habitat on the project site. No CNDDB occurrence records in Novato Creek. Closest CNDDB occurrence is approximately 4.2 miles from the site.
California giant salamander *Dicamptodon ensatus*	–/CSC	Aquatic larvae found in cold, clear streams, occasionally in lakes and ponds; adults known from wet forests under rocks; known from wet coastal forests near streams and seeps from Mendocino County south to Monterey County and east to Napa County.	Low Potential. Suitable aquatic habitat may be present in Novato Creek, but limited suitable adjacent upland habitat on the project site. Closest CNDDB occurrence is approximately 4.3 miles from the site.

Page 4.2-9 of the Draft EIR is revised as follows:

> ***Wildlife.*** Based on a review of the information sources listed above and observations made during the field surveys, 1~~8~~9 special-status wildlife species as potentially occurring in the project vicinity, shown in Table 4.2.A. Species associated with tidal marsh, open habitats, such as grassland and agricultural areas, were eliminated from consideration and are not included in Table 4.2.A. Tidewater goby (*Eucyclogobius newberryi*), longfin smelt (*Spirinchus thaleichtys*), Sacramento splittail (*Pogonichthys macrolepidotus*), green sturgeon (*Acipenser medirostris*), salt marsh common yellowthroat (*Geothylpis trichas sinuosa*), Samuels (San Pablo) song sparrow (*Melospiza melodia samuelis*), California black rail (*Laterallus jamaicensis*), California Ridgway's rail (*Rallus obsoletus obsoletus*), western snowy plover (*Charadrius alexandrinus nivosus*), and salt marsh harvest mouse (*Reithrodontomys raviventris*) are not likely to occur on the site, but are included in Table 4.2.A due to the proximity of the project site to the habitat in the lower reaches of Novato Creek.

Mitigation Measure BIO-1 on page 4.2-20 of the Draft EIR is revised as follows:

> **Mitigation Measure BIO-1:** The following measures shall be implemented to reduce potential impacts to steelhead, western pond turtle, and special-status amphibians. Steelhead falls under the jurisdiction of the NMFS, California red-legged frog fall under the jurisdiction of the USFWS and CDFW, while western pond turtle, foothill yellow-legged frog, and California giant salamander fall under the jurisdiction of CDFW.
>
> - At least 15 days prior to the onset of activities, the City or City's biologist shall submit the name(s) and credentials of biologists and biological monitors who would conduct activities specified in the following measures. No project activities shall begin until the City has received written approval from NMFS, USFWS, and/or CDFW that the biologist(s)/biological monitors are qualified to conduct the work.
>
> - Before any construction activities begin, an approved biologist shall conduct a training session for all construction personnel. At a minimum, the training session shall include a description of the steelhead, western pond turtle, special-status species amphibians and their habitat, the importance of these species and their habitat, the avoidance measures that are being implemented to protect these species as they relate to the project, and the boundaries within which the project may be accomplished. Brochures, books, and briefings may be used in the training session, provided that a qualified biologist is on hand to answer any questions.
>
> - An approved biologist shall survey the work site for steelhead, western pond turtle, and special-status amphibians within 24 hours before the onset of activities. If any of these species are found and could be impacted by the construction work, the approved biologist shall contact NMFS, USFWS, and/or CDFW and construction work shall stop and the animals shall be allowed to move out of the project work site on their own.
>
> - An approved biologist shall be present at the work site until such time as all removal of special-status species (if needed), instruction of workers, and initial habitat disturbance

(e.g., vegetation removal, grading for the outfall) have been completed. After this time, the contractor or permittee shall designate a person to monitor on-site compliance with all minimization measures. The approved biologist shall ensure that this individual receives environmental awareness training and in the identification of steelhead, western pond turtle, California red-legged frog, foothill yellow-legged frog, and California giant salamander. The monitor and the approved biologist shall have the authority to halt any action that might result in impacts that exceed the levels anticipated by NMFS, USFWS, and CDFW during review of the proposed action. If work is stopped due to species presence, the City and NMFS, USFWS, and/or CDFW shall be notified immediately by the approved biologist or on-site biological monitor.

- ~~An exclusion fence (silt or other suitable material) shall be installed along the perimeter of the construction area of the outfall to avoid potential impacts to special-status species that could occur within Novato Creek or the riparian woodland. The fence shall be partially buried to prevent wildlife from crawling beneath the fence. The fence shall also be used to prevent sediment and construction debris from entering adjacent habitat in the creek and riparian woodland.~~

- If steelhead, western pond turtle, or special-status amphibians are encountered in the project area, all activities that have the potential to result in impacts to the individual animals shall be immediately halted. The approved biologist shall then assess the situation in order to select a course of action that shall avoid or minimize adverse impacts to the animal. To the maximum extent possible, contact with these species shall be avoided, and the individual shall be allowed to move out of the project area. If the individual shall not move out of the impact area on its own, the biologist shall contact NMFS, USFWS, or CDFW to determine if moving the individual is appropriate and to identify a suitable relocation site, if needed.

- During project activities, all trash that may attract animals shall be properly contained, removed from the work site, and disposed of regularly. Following construction, all trash and construction debris shall be removed from work areas.

- All fueling and maintenance of vehicles and other equipment and staging areas shall occur at least 100 feet from any riparian habitat or Novato Creek. The City shall ensure contamination of habitat does not occur during such operations. Prior to the onset of work, the City shall ensure that the contractor has prepared a plan to allow a prompt and effective response to any accidental spills. All workers shall be informed of the importance of preventing spills and of the appropriate measure to take shall a spill occur.

- No project construction activities shall occur during rain events or within 24 hours following a rain event. Prior to project activities resuming, an approved biologist or biological monitor shall inspect the project area and all equipment/materials within suitable habitat for the presence of western pond turtle and special-status amphibians. The animals shall be allowed to move away from the project site on their own or may be moved by the biologist, if approved by CDFW.

- An approved biologist shall ensure that the spread or introduction of invasive exotic plant species shall be avoided to the maximum extent possible. When practicable, invasive exotic plants in the project area shall be removed.

- The number of access routes, number and size of staging areas, and the total area of the activity shall be limited to the minimum necessary to achieve the project goal. Routes and boundaries shall be clearly demarcated, and these areas shall be outside of riparian and wetland areas.

- Construction of the modified outfall shall be completed between ~~May 1~~June 15 and October 15 when water levels are low in Novato Creek. Should the City demonstrate a need to conduct activities outside this period, Corps, RWQCB, NMFS, and/or CDFW may authorize such activities.

- To control erosion during and after project implementation, the City shall implement best management practices, as identified by the RWQCB.

- Plastic monofilament netting (erosion control matting or wattles), loosely woven netting, or similar material in any form shall not be used at the project site because western pond turtle, amphibians, and other wildlife can become entangled and trapped in them.

- To reduce the potential for erosion after work is completed, disturbed areas resulting from the excavation work and removal of vegetation within the riparian woodland shall be revegetated with an appropriate assemblage of native riparian vegetation suitable for the area. Planted material may include application of native seed mixes, installation of willow pole cuttings, or planting native phytophthera-free container stock as appropriate.

- Creek contours shall be returned to the original condition at the end of project activities.

- To control erosion during and after project implementation, the following best management practices shall be implemented:

    - Install straw wattles/silt fencing to break up and filter surface runoff.

    - Conduct activities outside of Novato Creek whenever feasible by timing work to the low flow season or by utilizing equipment or methods that do not require access in the creek. (LTS)

Page 4.2-24 of the Draft EIR is revised, as follows:

Sensitive Natural Communities. The only special-status natural community on the project site is the riparian woodland along Novato Creek. Construction activities associated with the proposed project include impacts to riparian vegetation at the proposed outfall and may also involve minor trimming and/or removal of existing riparian vegetation. Construction of

the new outfall would result in the removal of up to ~~66~~88 square feet of vegetation within the riparian woodland, including invasive tree of heaven and French broom, potentially native willow and toyon, and herbaceous grasses and forbs. This trimming and/or removal of riparian vegetation would not have a substantial adverse effect on riparian woodland habitat.

Mitigation Measure BIO-2b on page 4.2-24 of the Draft EIR is revised, as follows:

Mitigation Measure BIO-2b: Prior to tree removal on the project site, a qualified biologist (i.e., one experienced in searching for bat roosts in riparian woodland and urban areas) shall conduct a ~~preconstruction roosting bat survey of the trees to be removed and the Novato Creek bridge crossings or other suitable roosting habitat within 100 feet of the limits of work. The survey shall be conducted no more than 14 days prior to the start of work.~~habitat assessment for bats. The habitat assessment shall be conducted a minimum of 30 to 90 days prior to tree removal and shall include a visual inspection of potential roosting features (e.g., cavities, crevices in wood and bark, exfoliating bark for colonial species, suitable canopy for foliage roosting species). If suitable habitat trees are found, they shall be flagged or otherwise clearly marked and tree trimming or removal shall not proceed unless the following occur: a) in trees with suitable habitat, presence of bats is presumed, or documented during the surveys described below and removal using the two-step removal process detailed below occurs only during seasonal periods of bat activity, from approximately March 1 through April 15 and September 1 through October 15, or b) after a qualified biologist conducts night emergence surveys or completes visual examination of roost features that establish absence of roosting bats.

Two-step tree removal shall be conducted over two consecutive days, as follows: 1) the first day (in the afternoon), under the direct supervision and instruction by a qualified biologist with experience conducting two-step tree removal, limbs and branches shall be removed by a tree cutter using chainsaws only; limbs with cavities, crevices or deep bark fissures shall be avoided; and 2) the second day the entire tree shall be removed.~~If active roosts are found, the species using the roost and roost type shall be determined. Day and night roosts of special-status species shall be avoided whenever possible. If a roost must be removed, it must be removed when the bats are absent from the roost (i.e., time of day or season depending on type of roost and species). Maternity roosts of all bat species shall be avoided until the young are able to fly and forage independently. Vegetation from cut trees shall be left onsite overnight to allow any roosting bats in the foliage to escape prior to being chipped.~~

Page 4.2-25 of the Draft EIR is revised as follows:

Wetlands and Waters. The project would impact the bank of Novato Creek at the location of the modified outfall near the intersection of Novato Boulevard and Diablo Avenue. The existing outfall consists of a 15-inch PVC pipe. The Ordinary High Water Mark (OHWM) of the creek is situated approximately 3 feet below ~~at~~ the invert/bottom of the existing pipe. The modified outfall would be installed approximately 1 foot below the existing outfall and therefore, almost all of the impacts along the creek bank would occur within existing rock

riprap. Approximately 3 square feet and 1 linear foot of the bank of Novato Creek, all of which falls ~~below~~ above the OHWM of the creek, would be permanently impacted by the new outfall. Approximately ~~30~~12 square feet would be temporarily impacted. Since the impacts occur along the creek bank, which has already been impacted by placement of rock rip-rap, no compensatory mitigation would be required for the disturbance to the rip-rap. Impacts to Novato Creek, including the existing rock rip-rap along the creek bank, would also likely require a Nationwide Permit from the Corps, Lake or Streambed Alteration Agreement from CDFW and a Water Quality Certification from the RWQCB.

Mitigation Measure BIO-3 on page 4.2-25 of the Draft EIR is revised, as follows:

Mitigation Measure BIO-3: Construction of the modified outfall along Novato Creek would impact riparian vegetation and riparian trees and shrubs may have to be trimmed in other areas of the project site where riparian vegetation from the riparian woodland along Novato Creek extends into the work area. Potential impacts to riparian trees and shrubs shall be mitigated by ~~replacing the impacted trees and shrubs~~ restoring riparian habitat at a minimum 3:1 ratio for the acreage and linear distance impacted, as close to the project as possible and within the same watershed. Temporary impacts shall be restored on-site (1:1 ratio), within the same year of the impact. ~~The riparian plants shall be replaced at a suitable location along Novato Creek or at an off-site suitable location within the City. Any disturbed soils within the riparian woodland shall be seeded with a riparian seed mix that contains plants that are native to the region.~~ Precautions shall be taken to avoid damage to adjacent riparian vegetation by construction personnel or equipment. These precautions shall include protective fencing placed along the outer canopy drip line of riparian trees to prevent compaction of the root zone. Branches and/or limbs overhanging the work areas that may be impacted shall be properly pruned prior to mobilization of equipment under the supervision of a certified arborist. Construction materials (e.g., gravel, aggregate, heavy equipment) or project debris and waste material shall not be placed adjacent to or against the trunks of avoided riparian vegetation. Disposal or depositing of oil, gasoline, chemicals or other harmful materials within the dripline shall be prohibited.

A restoration plan shall be prepared and implemented. Riparian trees removed or impacts as a result of the project shall be replaced pursuant to the ratios provided below. To ensure a successful planting effort, all plantings shall be monitored and maintained as necessary for a minimum of five years. All plantings shall have a minimum of 80 percent survival at the end of the minimum monitoring. Planted oak trees (*Quercus* sp.) and other trees shall each have a minimum 80 percent survival. If the planting survival is not meeting this goal, then the City shall implement replacement planting, additional watering, invasive exotic eradication, or any other practice, to achieve these requirements. Replacement plants shall be monitored with the same survival requirements for five years after planting.

Native oak tree replacement ratios (mitigation to impacts):

- 3:1 replacement for trees 5 to 8 inches DBH
- 5:1 replacement for trees greater than 8 inches to 16 inches DBH

- 10:1 replacement for trees greater than 16 inches DBH, which are considered old-growth oaks.

Replacement oaks shall come from nursery stock grown from locally sourced acorns, or from acorns gathered locally, preferably from the same watershed in which they are planted. The trees should be able to survive the last two years of a minimum five-year monitoring period without irrigation. Other riparian tree species replacement ratios:

- 1:1 replacement for non-native trees
- 3:1 replacement for trees 4 to 6 inches DBH
- 6:1 replacement for trees greater than 6 inches DBH.

Mitigation Measure BIO-4 on page 4.2-26 of the Draft EIR is revised, as follows:

Mitigation Measure BIO-4: The following measures shall be implemented in order to reduce potential impacts to Novato Creek. These BMPs are intended to prevent erosion and sedimentation into Novato Creek outside of work areas, prevent impacts to upland areas outside of designated work zones, control dust, and prevent accidental fuel or oil spills in or near Novato Creek and riparian habitat.

- Construction for the project shall occur during the dry season (June 15 to October 15) to avoid adverse impacts to water quality, wildlife, and riparian habitat.
- ~~An exclusion fence (silt or other suitable material) shall be installed along the perimeter of the construction area of the outfall to prevent sediment and construction debris from entering Novato Creek~~.
- Designate vehicle and equipment staging areas that are located at least 100 feet from Novato Creek; all project vehicles and equipment shall be stored in these areas overnight or when not in use; any vehicle fueling or other maintenance shall only occur within designated staging areas.
- Stake the boundaries of designated work areas within Novato Creek and ensure all vehicles and equipment stay within the designated boundaries.
- Clean up accumulated garbage and construction debris on a daily basis.
- All personnel involved in the construction activities shall be briefed on water quality and special-status species concerns associated with the project.
- All heavy equipment shall be maintained to prevent fluid leaks.
- Fueling and maintenance of vehicles shall take place at least 100 feet away from Novato Creek where potential leaks could travel into the creek. (LTS)

Table 2.B on pages 2-12 through 2-14 of the Draft EIR is revised to reflect the above revisions to Mitigation Measures BIO-1 through BIO-4, as follows:

Table 4.A: Summary of Impacts and Mitigation Measures from the EIR

Environmental Impacts	Level of Significance Without Mitigation	Mitigation Measures	Level of Significance With Mitigation
4.2 BIOLOGICAL RESOURCES			
Impact BIO-1: Development of the project may result in impacts to steelhead, western pond turtle, and other special-status amphibian species during construction of the modified outfall along Novato Creek.	S	**Mitigation Measure BIO-1:** The following measures shall be implemented to reduce potential impacts to steelhead, western pond turtle, and special-status amphibians. Steelhead falls under the jurisdiction of the NMFS, California red-legged frog fall under the jurisdiction of the USFWS and CDFW, while western pond turtle, foothill yellow-legged frog, and California giant salamander fall under the jurisdiction of CDFW. • At least 15 days prior to the onset of activities, the City or City's biologist shall submit the name(s) and credentials of biologists and biological monitors who would conduct activities specified in the following measures. No project activities shall begin until the City has received written approval from NMFS, USFWS, and/or CDFW that the biologist(s)/biological monitors are qualified to conduct the work. • Before any construction activities begin on a project, an approved biologist shall conduct a training session for all construction personnel. At a minimum, the training session shall include a description of the steelhead, western pond turtle, special-status species amphibians and their habitat, the importance of these species and their habitat, the avoidance measures that are being implemented to protect these species as they relate to the project, and the boundaries within which the project may be accomplished. Brochures, books, and briefings may be used in the training session, provided that a qualified biologist is on hand to answer any questions. • An approved biologist shall survey the work site for steelhead, western pond turtle, and special-status amphibians within 24 hours before the onset of activities. If any of these species are found and could be impacted by the construction work, the approved biologist shall contact NMFS, USFWS, and/or CDFW and construction work shall stop and the animals shall be allowed to move out of the project work site on their own. • An approved biologist shall be present at the work site until such time as all removal of special-status species (if needed), instruction of workers, and initial habitat disturbance (e.g., vegetation removal, grading for the outfall) have been completed. After this time, the contractor or permittee shall designate a person to monitor on-site compliance with all minimization measures. The approved biologist shall ensure that this individual receives environmental awareness training and in the identification of steelhead, western pond turtle, California red-legged frog, foothill yellow-legged frog, and California giant salamander. The monitor and the approved	LTS/M

Table 4.A: Summary of Impacts and Mitigation Measures from the EIR

Environmental Impacts	Level of Significance Without Mitigation	Mitigation Measures	Level of Significance With Mitigation
		biologist shall have the authority to halt any action that might result in impacts that exceed the levels anticipated by NMFS, USFWS, and CDFW during review of the proposed action. If work is stopped due to species presence, the City and NMFS, USFWS, and/or CDFW shall be notified immediately by the approved biologist or on-site biological monitor. • ~~An exclusion fence (silt or other suitable material) shall be installed along the perimeter of the construction area of the outfall to avoid potential impacts to special-status species that could occur within Novato Creek or the riparian woodland. The fence shall be partially buried to prevent wildlife from crawling beneath the fence. The fence shall also be used to prevent sediment and construction debris from entering adjacent habitat in the creek and riparian woodland~~. • If steelhead, western pond turtle, or special-status amphibians are encountered in the project area, all activities that have the potential to result in impacts to the individual animals shall be immediately halted. The approved biologist shall then assess the situation in order to select a course of action that shall avoid or minimize adverse impacts to the animal. To the maximum extent possible, contact with these species shall be avoided, and the individual shall be allowed to move out of the project area. If the individual shall not move out of the impact area on its own, the biologist shall contact NMFS, USFWS, or CDFW to determine if moving the individual is appropriate and to identify a suitable relocation site, if needed. • During project activities, all trash that may attract animals shall be properly contained, removed from the work site, and disposed of regularly. Following construction, all trash and construction debris shall be removed from work areas. • All fueling and maintenance of vehicles and other equipment and staging areas shall occur at least 100 feet from any riparian habitat or Novato Creek. The City shall ensure contamination of habitat does not occur during such operations. Prior to the onset of work, the City shall ensure that the contractor has prepared a plan to allow a prompt and effective response to any accidental spills. All workers shall be informed of the importance of preventing spills and of the appropriate measure to take shall a spill occur. • No project construction activities shall occur during rain events or within 24 hours following a rain event. Prior to project activities resuming, an approved biologist or biological monitor shall inspect the project area and all equipment/materials within suitable habitat for the presence of western pond turtle and special-status	

Table 4.A: Summary of Impacts and Mitigation Measures from the EIR

Environmental Impacts	Level of Significance Without Mitigation	Mitigation Measures	Level of Significance With Mitigation

		amphibians. The animals shall be allowed to move away from the project site on their own or may be moved by the biologist, if approved by CDFW.
		• An approved biologist shall ensure that the spread or introduction of invasive exotic plant species shall be avoided to the maximum extent possible. When practicable, invasive exotic plants in the project area shall be removed.
		• The number of access routes, number and size of staging areas, and the total area of the activity shall be limited to the minimum necessary to achieve the project goal. Routes and boundaries shall be clearly demarcated, and these areas shall be outside of riparian and wetland areas.
		• Construction of the modified outfall shall be completed between ~~May 1~~June 15 and October 15 when water levels are low in Novato Creek. Should the City demonstrate a need to conduct activities outside this period, Corps, RWQCB, NMFS, and/or CDFW may authorize such activities.
		• To control erosion during and after project implementation, the City shall implement best management practices, as identified by the RWQCB.
		• Plastic monofilament netting (erosion control matting or wattles), loosely woven netting, or similar material in any form shall not be used at the project site because western pond turtle, amphibians, and other wildlife can become entangled and trapped in them.
		• To reduce the potential for erosion after work is completed, disturbed areas resulting from the excavation work and removal of vegetation within the riparian woodland shall be revegetated with an appropriate assemblage of native riparian vegetation suitable for the area. Planted material may include application of native seed mixes, installation of willow pole cuttings, or planting native phytophthera-free container stock as appropriate.
		• Creek contours shall be returned to the original condition at the end of project activities.
		• To control erosion during and after project implementation, the following best management practices shall be implemented:
		  ○ Install straw wattles/silt fencing to break up and filter surface runoff.
		  ○ Conduct activities outside of Novato Creek whenever feasible by timing work to the low flow season or by utilizing equipment or methods that do not require access in the creek.	

Impact BIO-2: Development of the	S	**Mitigation Measure BIO-2a:** To the extent feasible, vegetation removal activities shall	LTS/M

Table 4.A: Summary of Impacts and Mitigation Measures from the EIR

Environmental Impacts	Level of Significance Without Mitigation	Mitigation Measures	Level of Significance With Mitigation
project may result in impacts to roosting Townsend's big-eared bat, western red bat, pallid bat; nesting white-tailed kite; and other nesting birds protected under the California Fish and Game Code and/or federal Migratory Bird Treaty Act		occur during the non-nesting season (September 1 to January 31). For any construction activities conducted during the nesting season (February 1 through August 31), a qualified biologist (i.e., one experienced in searching for passerine and raptor nests in riparian woodland and urban areas) shall conduct a preconstruction nesting bird survey of trees or other suitable nesting habitat in and within 250 feet of the limits of work. Where adjacent suitable nesting habitat is not accessible, the biologist will survey by scanning for nests while using binoculars. The survey shall be conducted no more than ~~14~~7 days prior to the start of work. If a period of more than 7 days elapses between the survey date and start of project activities, then an additional survey shall be conducted. If the survey indicates the presence of nesting birds, the biologist shall determine an appropriately-sized buffer around the nests in which no work shall be allowed until the young have successfully fledged or the nest is no longer active. The size of the nest buffer shall be determined by the biologist and shall be based on the nesting species and its sensitivity to disturbance. In general, buffer sizes of up to 250 feet for nesting raptors and 50 feet for other birds are typically used to prevent substantial disturbance to nesting birds, but these buffers may be increased or decreased, as appropriate, depending on the bird species and the level of disturbance anticipated near the nest. **Mitigation Measure BIO-2b**: Prior to tree removal on the project site, a qualified biologist (i.e., one experienced in searching for bat roosts in riparian woodland and urban areas) shall conduct ~~preconstruction roosting bat survey of the trees to be removed and the Novato Creek bridge crossings or other suitable roosting habitat within 100 feet of the limits of work. The survey shall be conducted no more than 14 days prior to the start of work.~~a habitat assessment for bats. The habitat assessment shall be conducted a minimum of 30 to 90 days prior to tree removal and shall include a visual inspection of potential roosting features (e.g., cavities, crevices in wood and bark, exfoliating bark for colonial species, suitable canopy for foliage roosting species). If suitable habitat trees are found, they shall be flagged or otherwise clearly marked and tree trimming or removal shall not proceed unless the following occur: a) in trees with suitable habitat, presence of bats is presumed, or documented during the surveys described below and removal using the two-step removal process detailed below occurs only during seasonal periods of bat activity, from approximately March 1 through April 15 and September 1 through October 15, or b) after a qualified biologist conducts night emergence surveys or completes visual examination of roost features that establish absence of roosting bats.	

Table 4.A: Summary of Impacts and Mitigation Measures from the EIR

Environmental Impacts	Level of Significance Without Mitigation	Mitigation Measures	Level of Significance With Mitigation
		Two-step tree removal shall be conducted over two consecutive days, as follows: 1) the first day (in the afternoon), under the direct supervision and instruction by a qualified biologist with experience conducting two-step tree removal, limbs and branches shall be removed by a tree cutter using chainsaws only; limbs with cavities, crevices or deep bark fissures shall be avoided; and 2) the second day the entire tree shall be removed.~~If active roosts are found, the species using the roost and roost type shall be determined. Day and night roosts of special-status species shall be avoided whenever possible. If a roost must be removed, it must be removed when the bats are absent from the roost (i.e., time of day or season depending on type of roost and species). Maternity roosts of all bat species shall be avoided until the young are able to fly and forage independently. Vegetation from cut trees shall be left onsite overnight to allow any roosting bats in the foliage to escape prior to being chipped.~~	
Impact BIO-3: Development of the project would result in impacts to riparian trees and shrubs.	S	**Mitigation Measure BIO-3:** Construction of the modified outfall along Novato Creek would impact riparian vegetation and riparian trees and shrubs may have to be trimmed in other areas of the project site where riparian vegetation from the riparian woodland along Novato Creek extends into the work area. Potential impacts to riparian trees and shrubs shall be mitigated by ~~replacing the impacted trees and shrubs~~ restoring riparian habitat at a minimum 3:1 ratio for the acreage and linear distance impacted, as close to the project as possible and within the same watershed. Temporary impacts shall be restored on-site (1:1 ratio), within the same year of the impact. ~~The riparian plants shall be replaced at a suitable location along Novato Creek or at an off-site suitable location within the City. Any disturbed soils within the riparian woodland shall be seeded with a riparian seed mix that contains plants that are native to the region.~~ Precautions shall be taken to avoid damage to adjacent riparian vegetation by construction personnel or equipment. These precautions shall include protective fencing placed along the outer canopy drip line of riparian trees to prevent compaction of the root zone. Branches and/or limbs overhanging the work areas that may be impacted shall be properly pruned prior to mobilization of equipment under the supervision of a certified arborist. Construction materials (e.g., gravel, aggregate, heavy equipment) or project debris and waste material shall not be placed adjacent to or against the trunks of avoided riparian vegetation. Disposal or depositing of oil, gasoline, chemicals or other harmful materials within the dripline shall be prohibited. A restoration plan shall be prepared and implemented. Riparian trees removed or impacts as a result of the project shall be replaced pursuant to the ratios provided	LTS/M

Table 4.A: Summary of Impacts and Mitigation Measures from the EIR

Environmental Impacts	Level of Significance Without Mitigation	Mitigation Measures	Level of Significance With Mitigation
		below. To ensure a successful planting effort, all plantings shall be monitored and maintained as necessary for a minimum of five years. All plantings shall have a minimum of 80 percent survival at the end of the minimum monitoring. Planted oak trees (*Quercus* sp.) and other trees shall each have a minimum 80 percent survival. If the planting survival is not meeting this goal, then the City shall implement replacement planting, additional watering, invasive exotic eradication, or any other practice, to achieve these requirements. Replacement plants shall be monitored with the same survival requirements for five years after planting. Native oak tree replacement ratios (mitigation to impacts): • 3:1 replacement for trees 5 to 8 inches DBH • 5:1 replacement for trees greater than 8 inches to 16 inches DBH • 10:1 replacement for trees greater than 16 inches DBH, which are considered old-growth oaks. Replacement oaks shall come from nursery stock grown from locally sourced acorns, or from acorns gathered locally, preferably from the same watershed in which they are planted. The trees should be able to survive the last two years of a minimum five-year monitoring period without irrigation. Other riparian tree species replacement ratios: • 1:1 replacement for non-native trees • 3:1 replacement for trees 4 to 6 inches DBH • 6:1 replacement for trees greater than 6 inches DBH.	
Impact BIO-4: Development of the project would result in impacts to Novato Creek, a water of the United States/State, at the location of the modified outfall.	S	**Mitigation Measure BIO-4:** The following measures shall be implemented in order to reduce potential impacts to Novato Creek. These BMPs are intended to prevent erosion and sedimentation into Novato Creek outside of work areas, prevent impacts to upland areas outside of designated work zones, control dust, and prevent accidental fuel or oil spills in or near Novato Creek and riparian habitat. • Construction for the project shall occur during the dry season (June 15 to October 15) to avoid adverse impacts to water quality, wildlife, and riparian habitat. • ~~An exclusion fence (silt or other suitable material) shall be installed along the perimeter of the construction area of the outfall to prevent sediment and construction debris from entering Novato Creek.~~ • Designate vehicle and equipment staging areas that are located at least 100 feet from Novato Creek; all project vehicles and equipment will be stored in these areas	LTS/M

Table 4.A: Summary of Impacts and Mitigation Measures from the EIR

Environmental Impacts	Level of Significance Without Mitigation	Mitigation Measures	Level of Significance With Mitigation
		overnight or when not in use; any vehicle fueling or other maintenance will only occur within designated staging areas. • Stake the boundaries of designated work areas within Novato Creek and ensure all vehicles and equipment stay within the designated boundaries. • Clean up accumulated garbage and construction debris on a daily basis. • All personnel involved in the construction activities shall be briefed on water quality and special-status species concerns associated with the project. • All heavy equipment shall be maintained to prevent fluid leaks. • Fueling and maintenance of vehicles shall take place at least 100 feet away from Novato Creek where potential leaks could travel into the creek.	
Impact BIO-5: The project would result in impacts to trees protected under the City of Novato's Municipal Code Protections for Heritage Trees and Other Trees, along Novato Boulevard.	S	**Mitigation Measure BIO-5:** The project shall comply with the City of Novato's Municipal Code Protections for Heritage Trees and Other Trees. Heritage trees that are removed shall be replaced, if applicable, with replacement trees to be planted in the landscaped median or near the back edge-of-sidewalk at a distance adequate to protect the improvements within landscaped areas of the project site or other suitable locations in proximity to the project site. Species, tree size, and location shall be determined by the Project Landscape Architect (PLA) and shown on the Project Landscape Plan.	LTS/M

Source: LSA (2021).