

**TOWN OF PARADISE
MITIGATED NEGATIVE DECLARATION REGARDING ENVIRONMENTAL EFFECT**

1. Description of Project:

Conditional Use Permit application to establish a distillery including the conversion of an existing 4,800 square foot storage building to be used as a distillery, warehouse, and tasting room on a 17.95-acre parcel zoned Agricultural Residential, 3-acre minimum (AR-3). The project would also include the construction of a future 4,300 square foot structure which would be utilized as a tasting room and barrel storage area.

2. Name and Address of Project Applicant:

Melissa Schuster and Cliff Jacobson
3300 Inspiration Lane
Paradise, CA 95969

3. The Initial Study for this Project was Prepared on: September 8, 2021

4. NOTICE IS HEREBY GIVEN that the Planning Director of the Town of Paradise has reviewed the project described above pursuant to the provisions of the California Environmental Quality Act of 1970 (Public Resources Code) and determined that it will not have a significant effect on the environment. An Environmental Impact Report will not be required.

5. A copy of the Planning Director's determination regarding the environmental effect of this project is available for public inspection at the Town of Paradise Development Services Department, Building Resiliency Center, 6295 Skyway, Paradise, CA. Copies thereof will be provided to any person upon payment of the established fee.

6. Any person wishing to respond to this negative declaration may file written responses no later than October 18, 2021 with the Paradise Development Services Department, Building Resiliency Center, 6295 Skyway, Paradise, CA 95969, (530) 872-6291(Ext. 417). The Planning Director or the Planning Commission will review such comments and will either uphold the issuance of a negative declaration or require an environmental impact report to be prepared.

7. If no protest is lodged, the negative declaration may be formally adopted at the conclusion of the review period. Any negative declaration subject to state clearinghouse review shall not be formally adopted until such review has been completed.

By: 
Susan Hartman, Planning Director

Date: 09/08/21

INITIAL STUDY
FOR THE
“BURNT BARN DISTILLERY” PROJECT
CONDITIONAL USE PERMIT [PL20-00279]

**PROJECT DESCRIPTION AND
ENVIRONMENTAL SETTING FOR THE
“BURNT BARN DISTILLERY” PROJECT
CONDITIONAL USE PERMIT [PL20-00279]**

PROJECT DESCRIPTION

The Applicant of the “Burnt Barn Distillery” project has filed applications requesting that the Town of Paradise approve a conditional use permit [PL20-00279], to authorize the establishment of a distillery within a 4,800 sq. ft. metal structure and the future construction of a 4,300 sq. ft. tasting room and barrel storage area.

ENVIRONMENTAL SETTING

Location

The subject parcel, identified with assessor’s parcel number 055-090-064, is located at 195 Wayland Road, Paradise California, in Butte County. The project site is located near the southern boundary of the Town. The site is located to the east of Neal Road and north of Wayland Road. It is located within the S 1/2, SE 1/4, SW 1/4 of Section 28, Township 22 N, Range 3E, Mount Diablo Base & Meridian.

Land Use and Access

The property was severely damaged in the 2018 Camp Fire. In the fire, a large residential structure was lost. The property presently holds a recently constructed ± 4,800 sq. ft. metal building, a small shed building, and a covered patio structure. The foundation of the burned residence still stands on the property. The majority of the 17.95-acre parcel is undeveloped. The parcel is accessed from the southern property boundary through Wayland Road, a public street.

Immediately adjacent to the parcel are 5 parcels sharing the Agricultural Residential 3-acre minimum zoning designation. The northern property boundary borders a parcel with a recently rebuilt residence. The eastern property boundary borders 3 parcels, the northern 2 of which are owned by the project proponents and contained residential structures. The western property boundary borders a developed parcel that contains a standing residence and appurtenant structures. The southern property boundary borders Wayland Road.

Vegetation, Topography and Soils

The project site was substantially burned in the 2018 Camp Fire. The majority of the property’s trees were killed in the fire. The subject parcel has an elevation of between approximately 1,150 and 1,270 feet. A small year-round creek, known as Calhouse Creek, runs through the property from the north to south along the property’s lowest elevation areas. A small pond is also present on the property. Prior to the 2018 Camp Fire, the property and

surrounding area had land cover containing a mix of shrub land, deciduous forest, and evergreen forest. Vegetation on the property was burned by the Fire, with a mix of dead and living trees remaining.

Soils underlying the project site are characterized as "AD 0-30%" (Aiken deep – zero to thirty percent slope). This soil is primarily found in the southern half of Paradise. The AD 0-30% soils are generally found to depths of 40-60" and drain well, making them excellent for the treatment of wastewater. The site also contains soils along the creek which are classified as "TW-MA", a combination of two unnamed series containing seasonal water tables and slopes of between 0 and 10%.

Public Services

Services and facilities available or potentially available to the project site include, but are not limited to the following listing:

- Access:** Wayland Road
- Communications:** AT&T Telephone /Comcast Cable Services
- Electricity:** Pacific Gas and Electric Company
- Public Safety:** Town of Paradise
- Recreation:** Paradise Recreation and Park District
- Schools:** Paradise Unified School District
- Sewage Disposal:** Two onsite wastewater treatment/disposal systems
- Water Supply:** Paradise Irrigation District

PROJECT DETAILS

The current proposal for the "Burnt Barn Distillery" project includes the use of a recently permitted metal building and the eventual construction of second structure. One would contain the distillery and tasting area and the second would include a tasting room and barrel storage area.

The distillery building, proposed as a 4,800 sq. ft. metal building, would house distilling equipment, a barrel storage area, a small tasting room, and an outdoor seating area. The secondary structure, which would occupy approximately 4,300 square feet, would include an area for barrel storage and a larger tasting room. The second structure would be built at a later date.

The initial development would also include new paved access ways and gravel parking areas for employees and customers which would occupy approximately 1.6 acres. A paved walking path along a creek on the property would also be established as a recreational addition to the project.

The project would include the establishment of several site improvements including parking areas, driveways, and wastewater disposal infrastructure. Road access serving the distillery

is proposed as an existing compacted gravel driveway to be utilized by workers and delivery vehicles. Another proposed gravel access way would allow customers into a proposed parking area. Both access ways would link to Wayland Road, a collector street.

The mode of wastewater disposal for the proposed development will be the construction, installation, and operation of a discharge tank for distillery waste. Human waste from the operation of the proposed tasting room would utilize a standing septic system that previously served a residence on the property.

Other site improvements associated with the proposed distillery include but are not limited to: 1) The extension and installation of underground utilities (including water service laterals and electrical connections) 2) compacted gravel parking spaces for accommodating occupants and visitors to the distillery; and 3); on-site signage.

TOWN OF PARADISE

ENVIRONMENTAL CHECKLIST FORM

I. BACKGROUND

- 1. Name of Proponents:** Melissa Schuster & Cliff Jacobson
- 2. Address and phone number of proponents:** 3300 Inspiration Lane, Paradise, CA; (530) 228-0941
- 3. Date of checklist:** September 8, 2021
- 4. Zoning and general plan designation:** Zoning: Agricultural Residential 3-acre minimum (AR-3)
General Plan designation: Agricultural Residential (AR)
- 5. Name of proposal, if applicable:** Burnt Barn Distillery Conditional Use Permit

II. ENVIRONMENTAL IMPACTS

Issues (and Supporting Information Sources):

| | | | SOURCE NO. | POTENTIALLY SIGNIFICANT IMPACT | POTENTIALLY SIGNIFICANT UNLESS MITIGATION INCORPORATED | LESS THAN SIGNIFICANT IMPACT | NO IMPACT |
|----|---|--|---------------|--------------------------------------|--|------------------------------------|--------------|
| 1. | LAND USE AND PLANNING. Would the proposal: | | | | | | |
| | a. | Conflict with general plan designation or zoning? | 1, 8 | | | | X |
| | b. | Conflict with applicable environmental plans or policies adopted by agencies with jurisdiction over the project? | 1, 8 | | | | X |
| | c. | Be incompatible with existing land use in the vicinity? | 9 | | | X | |
| | d. | Affect agricultural resources or operations | 8 | | | | X |

| | | | SOURCE NO. | POTENTIALLY SIGNIFICANT IMPACT | POTENTIALLY SIGNIFICANT UNLESS MITIGATION INCORPORATED | LESS THAN SIGNIFICANT IMPACT | NO IMPACT |
|----|---|---|---------------|--------------------------------------|--|------------------------------------|--------------|
| | | (e.g. impacts to soils or farmlands, or impacts from incompatible land uses)? | | | | | |
| | e. | Disrupt or divide the physical arrangement of an established community (including a low-income or minority community)? | 9 | | | X | |
| 2. | POPULATION AND HOUSING. Would the proposal: | | | | | | |
| | a. | Cumulatively exceed official regional or local population projects? | 1, 8 | | | X | |
| | b. | Induce substantial growth in an area either directly or indirectly (e.g. through projects in an undeveloped area or extension of major infrastructure)? | 1, 8 | | | X | |
| | c. | Displace existing housing, especially affordable housing? | 1, 8 | | | | X |
| 3. | GEOLOGIC PROBLEMS. Would the proposal result in or expose people to potential impacts involving: | | | | | | |
| | a. | Fault rupture? | 11, 12 | | | X | |
| | b. | Seismic ground shaking | 11, 12 | | | X | |
| | c. | Seismic ground failure, including liquefaction? | 11, 12 | | | X | |
| | d. | Seiche, Tsunami or volcanic hazard? | 13 | | | | X |
| | e. | Landslides or mudflows? | 11 | | | X | |
| | f. | Erosion, changes in topography or unstable soil conditions from excavation, grading or fill? | 10 | | | X | |
| | g. | Subsidence of the land? | 12 | | | X | |
| | h. | Expansive soils? | 7 | | | X | |
| | i. | Unique geologic or physical features? | 1 | | | | X |
| 4. | WATER. Would the proposal result in: | | | | | | |
| | a. | Changes in absorption rates, drainage patterns, or the rate and amount of surface runoff? | 3, 10 | | | X | |
| | b. | Exposure of people or property to water related hazards such as flooding? | 3, 10 | | | X | |

| | | | SOURCE NO. | POTENTIALLY SIGNIFICANT IMPACT | POTENTIALLY SIGNIFICANT UNLESS MITIGATION INCORPORATED | LESS THAN SIGNIFICANT IMPACT | NO IMPACT |
|----|--|---|---------------|--------------------------------------|--|------------------------------------|--------------|
| | | c. Discharge into surface waters or other alteration of surface water quality (e.g. temperature, dissolved oxygen or turbidity)? | 3, 10 | | X | | |
| | | d. Changes in the amount of surface water in any water body? | 3, 10 | | | | X |
| | | e. Changes in currents, or the course or direction of water movements? | 3, 10 | | | | X |
| | | f. Change in the quantity of groundwaters, either through direct additions or withdrawals, or through interception of an aquifer by cuts or excavations or through substantial loss of groundwater recharge capability? | 14 | | | | X |
| | | g. Altered direction or rate of flow of groundwater? | 14 | | | | X |
| | | h. Impacts to groundwater quality? | 14 | | | | X |
| | | i. Substantial reduction in the amount of groundwater otherwise available for public water supplies? | 14 | | | | X |
| 5. | AIR QUALITY. Would the proposal: | | | | | | |
| | a. | Violate any air quality standard or contribute to an existing or projected air quality violation? | 15, 16 | | | X | |
| | b. | Expose sensitive receptors to pollutants? | 9 | | X | | |
| | c. | Alter air movement, moisture, or temperature, or cause any change in climate? | 10 | | | | X |
| | d. | Create objectionable odors? | 10 | | | | X |
| 6. | TRANSPORTATION/CIRCULATION. Would the proposal result in: | | | | | | |
| | a. | Increased vehicle trips or traffic congestion? | 9 | | | | X |
| | b. | Hazards to safety from design features (e.g. sharp curves or dangerous intersections) or incompatible uses (e.g. farm equipment)? | 10 | | | | X |
| | c. | Inadequate emergency access or access to nearby uses? | 17 | | | X | |
| | d. | Insufficient parking capacity onsite and offsite? | 10 | | | | X |

| | | | SOURCE NO. | POTENTIALLY SIGNIFICANT IMPACT | POTENTIALLY SIGNIFICANT UNLESS MITIGATION INCORPORATED | LESS THAN SIGNIFICANT IMPACT | NO IMPACT |
|----|---|---|---------------|--------------------------------------|--|------------------------------------|--------------|
| | e. | Hazards or barriers for pedestrians or bicyclists | 1 | | | | X |
| | f. | Conflicts with adopted policies supporting alternative transportation (e.g. bus turnouts, bicycle racks)? | 10 | | | | X |
| | g. | Rail, waterborne or air traffic impacts? | 9 | | | | X |
| 7. | BIOLOGICAL RESOURCES. Would the proposal result in impacts to: | | | | | | |
| | a. | Endangered, threatened or rare species or their habitats (including but not limited to plants, fish, insects, animals and birds)? | 5, 17 | | X | | |
| | b. | Locally designated species (e.g. heritage trees)? | 1 | | | | X |
| | c. | Locally designated natural communities (e.g. oak forest, coastal habitat, etc.)? | 1 | | | | X |
| | d. | Wetland habitat (e.g. marsh, riparian and vernal pool)? | 7, 9, 17 | | X | | |
| | e. | Wildlife dispersal or migration corridors? | 1, 6 | | | | X |
| 8. | ENERGY AND MINERAL RESOURCES. Would the proposal: | | | | | | |
| | a. | Conflict with adopted energy conservation plans? | 1 | | | | X |
| | b. | Use nonrenewable resources in a wasteful and inefficient manner? | 1, 10 | | | | X |
| | c. | Result in the loss of availability of a known mineral resource that would be of future value to the region and the residents of the state? | 1, 18, 19 | | | | X |
| 9. | HAZARDS. Would the proposal involve: | | | | | | |
| | a. | A risk of accidental explosion or release of hazardous substances (including, but not limited to; oil, pesticides, chemicals or radiation)? | 10 | | | X | |
| | b. | Possible interference with an emergency response plan or emergency evacuation plan? | 20, 22 | | | | X |
| | c. | The creation of any health hazard or potential | 10 | | | X | |

| | | | SOURCE NO. | POTENTIALLY SIGNIFICANT IMPACT | POTENTIALLY SIGNIFICANT UNLESS MITIGATION INCORPORATED | LESS THAN SIGNIFICANT IMPACT | NO IMPACT |
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| | | health hazard? | | | | | |
| | d. | Exposure of people to existing sources of potential health hazards? | 10 | | | X | |
| | e. | Increased fire hazard in areas with flammable brush, grass or trees? | 21, 10 | | | X | |
| 10. | NOISE. Would the proposal result in: | | | | | | |
| | a. | Increases in existing noise levels? | 10, 23 | | | X | |
| | b. | Exposure of people to severe noise levels? | 10, 23 | | | X | |
| 11. | PUBLIC SERVICES. Would the proposal have an effect upon, or result in a need for new or altered government services in any of the following areas: | | | | | | |
| | a. | Fire protection? | 4, 9, 10 | | | X | |
| | b. | Police protection? | 9, 10 | | | X | |
| | c. | Schools? | 1, 9, 10 | | | X | |
| | d. | Maintenance of public facilities, including roads? | 1, 9, 10 | | | | X |
| | e. | Other governmental services? | 9, 10 | | | | X |
| 12. | UTILITIES AND SERVICE SYSTEMS. Would the proposal result in a need for new systems or supplies, or substantial alterations to the following utilities: | | | | | | |
| | a. | Power or natural gas? | 9, 10 | | | X | |
| | b. | Communications systems? | 9, 10 | | | X | |
| | c. | Local or regional water treatment or distribution facilities? | 17 | | | X | |
| | d. | Sewer or septic tanks? | 10, 17 | | | | X |
| | e. | Storm water drainage? | 3, 9, 10 | | | | X |
| | f. | Solid waste disposal? | 10 | | | X | |
| | g. | Local or regional water supplies? | 4, 17 | | | | X |
| 13. | AESTHETICS. Would the proposal: | | | | | | |
| | a. | Affect a scenic vista or scenic highway? | 1, 24, 25 | | | | X |
| | b. | Have a demonstrable negative aesthetic | 9, 10 | | | X | |

| | | | SOURCE NO. | POTENTIALLY SIGNIFICANT IMPACT | POTENTIALLY SIGNIFICANT UNLESS MITIGATION INCORPORATED | LESS THAN SIGNIFICANT IMPACT | NO IMPACT |
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| | | effect? | | | | | |
| | c. | Create light or glare? | 8, 10 | | | X | |
| 14. | CULTURAL RESOURCES. Would the proposal: | | | | | | |
| | a. | Disturb paleontological resources? | 10 | | X | | |
| | b. | Disturb archaeological resources? | 2, 10, 27 | | X | | |
| | c. | Affect historical resources? | 26 | | | | X |
| | d. | Have the potential to cause a physical change which would affect unique ethnic cultural values? | 27 | | | | X |
| | e. | Restrict existing religious or sacred uses within the potential impact area? | 27 | | | | X |
| 15. | RECREATION. Would the proposal: | | | | | | |
| | a. | Increase the demand for neighborhood or regional parks or other recreational facilities? | 10 | | | | X |
| | b. | Affect existing recreational opportunities? | 10 | | | | X |
| 16. | WILDFIRE. If located in or near state responsibility areas or lands classified as a very high fire hazard severity zones, Would the project: | | | | | | |
| | a. | Substantially impair an adopted emergency response plan or emergency evacuation plan? | 17, 22 | | | | X |
| | b. | Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire? | 10, 17 | | | X | |
| | c. | Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment? | 10, 17 | | | X | |
| | d. | Expose people or structures to significant risks, including downslope or downstream flooding or landslides as a result of runoff, post-fire slope instability, or drainage changes? | 10, 17 | | | X | |

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| 17. | Greenhouse Gas Emissions. Would the project: | | | | | | |
| | a. | Generate greenhouse gas emissions, either directly, or indirectly, that may have a significant impact on the environment? | 10, 16 | | | X | |
| | b. | Conflict with an applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of greenhouse gases? | 10, 16 | | | | X |
| 18. | MANDATORY FINDINGS OF SIGNIFICANCE. | | | | | | |
| | a. | Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory? | | | X | | |
| | b. | Does the project have the potential to achieve short-term, to the disadvantage of long-term, environmental goals? | | | | X | |
| | c. | Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connect with the effects of past projects, the effects of other current projects, and the effects of probable future projects). | | | | X | |
| | d. | Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly? | | | | X | |

III. DISCUSSION OF ENVIRONMENTAL EVALUATION

- General Evaluation:** Potential environmental impacts associated with the proposed project have been identified upon the preceding environmental review checklist form. It has been determined that the proposed project will not result in a significant adverse effect on the environment because the project applicant agrees to application of the

mitigation measures contained within this Initial Study.

The text that follows identifies and evaluates potential impacts and mitigation measures designed to minimize the potential environmental effects to a less than significant level. All mitigation measures contained within this initial study shall be incorporated into the proposed project either by the project applicant or the Town of Paradise

a. Item 1 – Land Use and Planning:

A, B: The subject parcel is located in an Agricultural Residential 3-acre minimum (AR-3) Zone, which has an underlying general plan designation of Agricultural Residential (AR). The AR-3 zone allows for agricultural processing land uses subject to permit approval. The AR general plan designation does not conflict with the proposed distillery use as it allows for a range of agricultural production land uses.

The project would not conflict with any local environmental plans or policies and is in line with the requirements of the Town’s general plan and zoning code. No conflict with the general plan designation, zoning or land use plans, policies, or regulations would occur as a result of the project. There would be no impact.

C: The surrounding land uses are residential in nature. However, the AR-3 zoning also permits a range of agricultural activities. The proposed distillery land use would not be out of character for the neighborhood considering its rural nature and zoning designation. In addition to the project’s compatibility with the surrounding area, the project would result in a small increase in developed area on the subject parcel. The combined square footage of the proposed buildings would be ±9,100 sq. ft., approximately 1.2% of the area of the 781,902 sq. ft. parcel. The project would be compatible with the surrounding area and would have a less than significant impact.

D: The project will create an agricultural land use considered by the Town of Paradise to be “agricultural processing”. The proposed project would not be out of character for agricultural land and is not considered to be an incompatible land use. There would be no impact to agricultural resources or operations.

E: The proposed project is contained to a single parcel and would not create any physical barriers or other impediments that could affect the surrounding community. No aspect of the proposed project will physically divide a community and therefore, the project would have a less than significant

impact.

b. Item 2 – Population and Housing

A, B: The Town of Paradise lost much of its housing in the 2018 Camp Fire, which also resulted in a substantial reduction in the population of the Town. Any increase in population that could result from the project could only begin to replenish population levels to a fraction of their previous levels. Unplanned growth would not occur as a result of the project. No regional or local population project would be exceeded due to the development of the project. Impacts would be less than significant.

C: No housing would be demolished, and no residents or other people would be displaced as a result of the project. No replacement housing would be required. There would be no impact.

c. Item 3 – Geologic Problems

A, B, C: The project is located in an area with the possibility of strong seismic ground shaking, as is much of California. The 2019 Butte County Local Hazard Mitigation Plan lists the Town’s vulnerability to earthquakes as high, but outlines those occurrences are unlikely. The project is not located in an area with any identified earthquake fault zone. The Plan lists the potential of future earthquake and liquefaction as “occasional/unlikely” and lists the area as having a generally low potential for liquefaction. However, the proposed structures, being built to current code standards, would not be at a high risk from seismic activity. The project is not located in area identified as a liquefaction zone by the California Department of Conservation (See figure 1). The likelihood of any effects from fault rupture, seismic ground shaking, seismic ground failure, and liquefaction are low. Impacts would be less than significant.

D. The project is not located near the ocean or any body of water substantial enough to be subject to seiche risks. The USGS indicates that the project is not located within a volcanic hazard zone. The project would not be at risk from volcanic hazards. There would be no impact.

E. The project is not located in area identified as a landslide zone by the California Department of Conservation. The 2019 Butte County Local Hazard Mitigation Plan shows that the project area has a low to moderate landslide potential. The impact from the proposed project would be less than significant.

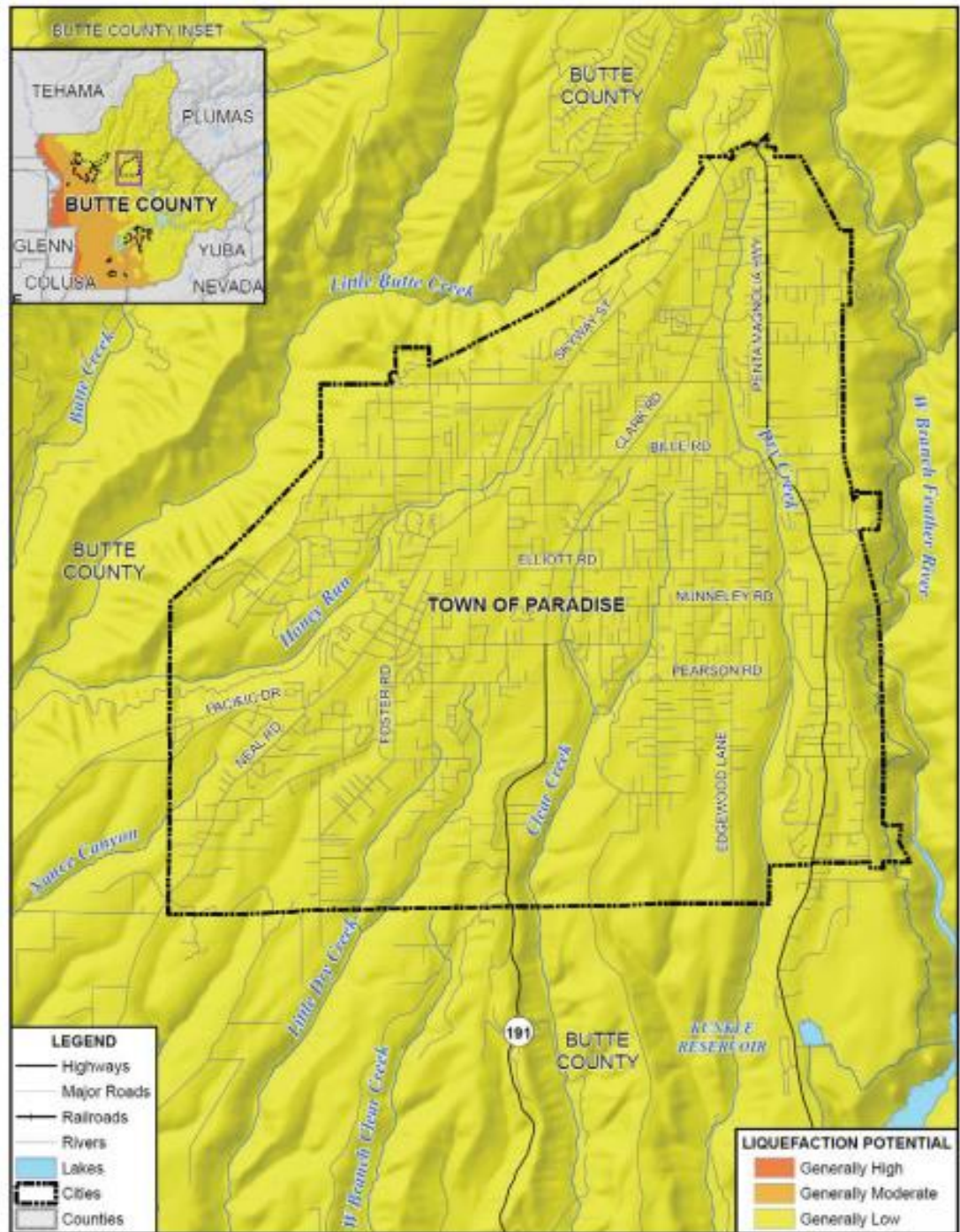
F. Long term soil erosion and loss of topsoil are not expected from the operation of the distillery. Soil disturbances in the long-term operation of

the facility would be limited to light vehicle traffic on established, compacted driveways. Soil erosion and loss of topsoil can potentially result from the short-term construction activities required to establish the project facilities. The Town's required Erosion and Sediment Control Plan would keep ensure that project activities did not cause soil erosion and impacts to topsoil. The impact of the project would be less than significant.

G. The project is not located in close proximity to any fault and is unlikely to be subject to landslides or liquefaction (See figures 1 and 2). The proposed project is not expected to be at risk from geologic hazards. The structures would be built to current California code, further reducing any risk of geologic hazards. The impact from the proposed project is expected to be less than significant.

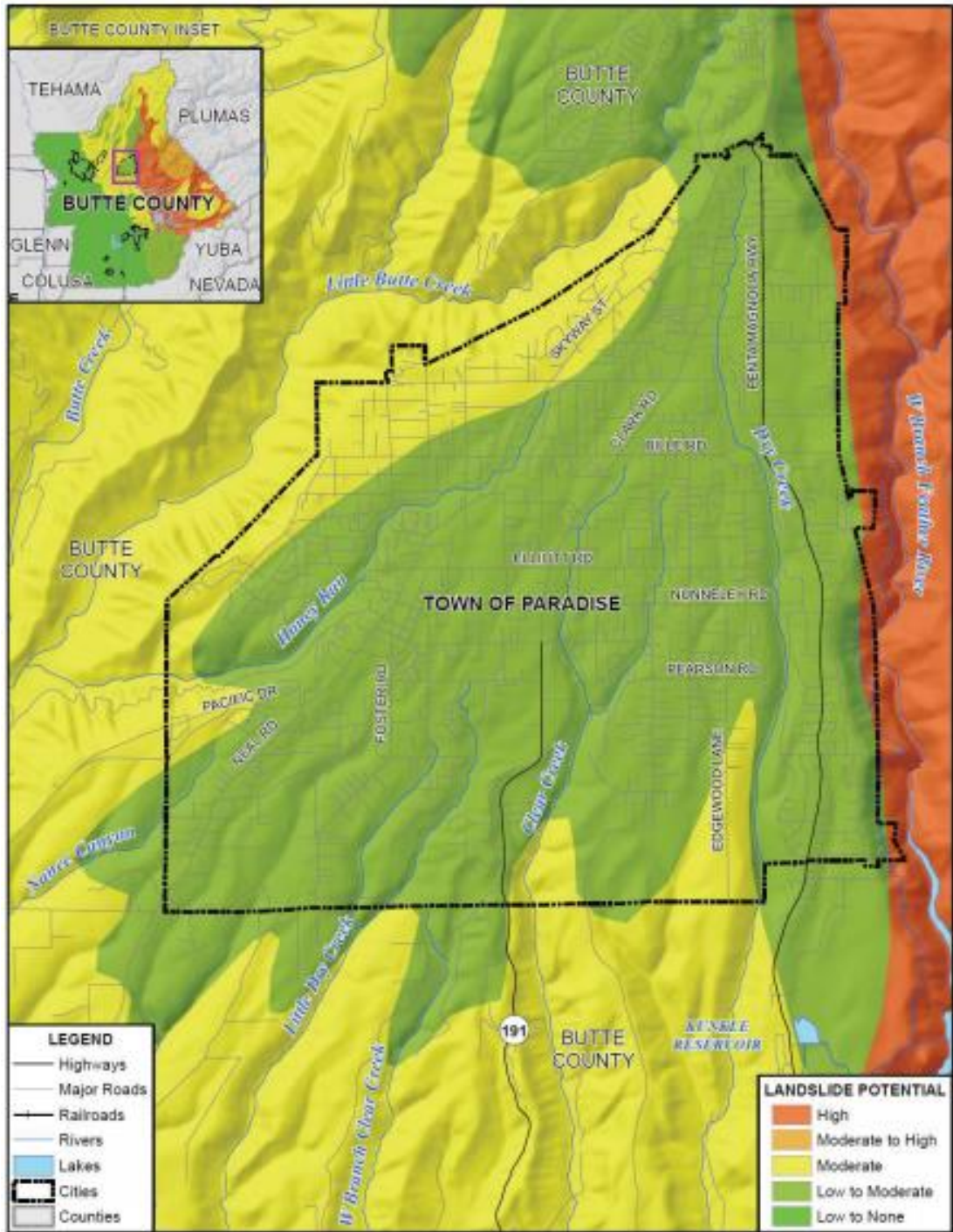
H. The project area has not been assessed for the presence of expansive soils. However, the site is located in an area identified as having well-drained and well-structured soils as determined through the comprehensive, town-wide soils survey conducted in 1992. The proposed structures would be built to current California building code, which includes provisions to safeguard against structural failure. A less than significant impact from the project is expected.

I: No locally recognized unique geological or physical features are located on the project site. There would be no impact from the project.



Data Source: Butte County General Plan 2030, Butte County GIS, Cal-Atlas; Map Date: 3/1/2019.

Figure 1: Liquefaction Potential



Foster Morrison

0 1 2 Miles



Data Source: Butte County General Plan 2030, Butte County GIS, Cal-Atlas; Map Date: 3/1/2019.

Figure 2: Landslide Potential

d. Item 4 – Water

A, B: The proposal does not include any features that would increase surface runoff or alter surface runoff substantially enough to cause water related hazards or flooding. Impacts from surface runoff on-or-off site are expected to be less than significant.

C: Construction activities undertaken as part of the project have some potential to cause runoff, siltation, and other alterations to surface water quality. Construction of the proposed buildings would have a low risk of causing runoff that would affect Calhous Creek due to their distance from the creek. The construction of the proposed walking trail has the potential to cause runoff, siltation, and other impacts that could affect the creek. Impacts from construction materials can be mitigated through adherence to the required erosion and sediment control plan. The following mitigation measures would be required to reduce the potential impact below the level of significance:

Water 1: Any construction debris shall be prevented from falling into the stream channel. Any material that does fall into a stream during construction shall be immediately removed in a manner that has minimal impact to the streambed and water quality.

Water 2: When ground-disturbing activities are required adjacent to surface water, wetlands, or aquatic habitat, sediment and turbidity barriers shall be utilized.

Water 3: Deposit or store excavated materials away from drainage courses and cover if left in place for more than 5 days or if storm events are forecast within 48 hours.

D, E: The project does not propose any activities that would change the amount of surface water in any water bodies. No changes in currents or flow directions would result from the project. There would be no impact from the project.

F, G, H, I: The project is located on a parcel which would remain primarily pervious to water. The proposed construction of impervious features that could alter drainage would be limited to approximately 1.2% of the parcel. No underground construction would take place as part of the proposed project. Groundwater in the area would not be reduced, have its flow altered, be interrupted, or otherwise impacted. No wells would be utilized to provide water for the project. The project would not result in decreased groundwater

availability for public water supplies. Potential contaminants from wastewater systems are controlled by adherence to the Town of Paradise's Local Area Management Program, as approved by the Central Valley Water Board in 2016. No project components would introduce contaminants to groundwater, meaning there would not be a risk of contamination. There would be no impact from the proposed project.

e. Item 5 – Air Quality

A: The project location is subject to the requirements of the Northern Sacramento Valley Planning Area 2018 Triennial Air Quality Attainment Plan and the Butte County Air Quality Management District (BCAQMD). A project would be considered to conflict with the goals of the Plan if it were to result in or induce growth in population, employment, land use, or regional vehicle miles travelled that is inconsistent with the growth projections of the plan. The proposed project, being a small distillery, would not result in any measurable direct or indirect population growth or residential development. The proposed project would be primarily family-run and would not create a substantial increase in employment. The proposed project would alter the land use of the parcel from its previous residential use to the distillery use but is not expected to result in any other changes to land use in the area. The proposed project, being commercial in type, would include a total square footage of approximately ±9,100. The BCAQMD screening recommendations preclude further analysis. Because the project would not exceed the threshold of 15,000 sq. ft., further quantification of criteria air pollutants is not necessary and a less-than-significant impact for criteria air pollutants may be assumed.

B: No parks, playgrounds, schools, hospitals, day care center, nursing homes, hospitals, or other similar sensitive receptors are located in proximity to the proposed project. No sensitive receptors such as those listed would be affected. The proposed project site is located in a residentially zoned area. There are approximately 58 residentially zoned parcels within 1,000 feet of the subject parcel. Of these, 7 contain a home that was not destroyed in the Camp Fire. 3 have been able to rebuild, and another 12 are in the process of rebuilding as of the drafting of this initial study. The project may cause short-term impacts to air quality typical of construction projects including dust and vehicle emissions from increased vehicle use and heavy equipment, grading, and road base application. No long-term operational impacts would occur as a result of the proposed project. The potential residential exposure to pollutants from short term construction can be reduced below a potentially significant level with the following mitigation measures and best management practices:

Air Quality 1: Maintain all construction equipment in proper tune

according to manufacturer's specifications;

Air Quality 2: *Fuel all off-road and portable diesel-powered equipment with ARB certified motor vehicle diesel fuel (non-taxed version suitable for use off-road);*

Air Quality 3: *Staging and queuing areas shall not be located within 1,000 feet of sensitive receptors.*

C: The project would not create any structures or features that could potentially alter air movement, moisture, temperature, or create any change in climate. Heat produced by the burner would not be substantial enough to cause increases to the ambient temperature of the surrounding area and would be contained within the distillery building. There would be no impact from the proposed project.

D: The distilling process utilizes a closed system that would not produce any significant airborne odors. There would be no impact from the proposed project.

f. Item 6 – Transportation / Circulation

A: The project would create an increase in vehicle trips in the area of Wayland Road including traffic from employees, customers, and occasional material deliveries. However, because the Town of Paradise and the area of Wayland Road lost such a substantial portion of its population, traffic impacts from the proposed project would not exceed the amount of traffic Wayland Road supported before the fire. There would be no impact from the proposed project.

B: The project would make no changes to any public or private road. The project would not create any hazardous design features such as sharp curves, dangerous intersections, or similar features. No incompatible use is proposed as part of the project. No impact would occur as a result of the project.

C: The project site is served by the Paradise Fire and Police departments. The project proposal has been reviewed by the Town fire official and Police Chief. Ingress and egress has been deemed sufficient for emergency vehicles. No portion of the project would affect the ability of emergency services to access and serve the property or reduce their ability to serve other properties in town. The project would not result in inadequate emergency access. The impact of the project would be less than significant.

D: The project proposal includes a total of 69 parking spaces, well above the minimum number of spaces required by the Town of Paradise. The proposed

parking for the project would be sufficient. There would be no impact.

E, F: Circulation is governed by the Town of Paradise General Plan’s circulation element, Town code regarding streets and public places, and Town code regarding vehicles and traffic. The project would not conflict with any provision of the general plan or any other governing document. No pedestrian, public transit, or bicycle facilities are in or near the project area. The proposed project would not conflict with any applicable plans and no impacts would result. No project components would create hazards or barriers to pedestrians or bicyclists. There would be no impact from the proposed project.

G: No railway, Airport land use zone, or navigable waters are located near the project area. There would be no impact to rail, waterborne, or air traffic.

g. Item 7 – Biological Resources

A: The U.S. Fish and Wildlife Service BIOS map viewer indicates that the Hamlin Canyon USGS quad, containing the subject parcel, has the potential to contain several Federal and State endangered and threatened species. The species potentially present in the Hamlin Canyon USGS Quad are listed in the figure below:

| Scientific Name | Common Name | Status – State | Status – Federal |
|--|---|----------------|------------------|
| <i>Rana boylei</i> | foothill yellow-legged frog (amphibian) | Endangered | None |
| <i>Haliaeetus leucocephalus</i> | bald eagle (Bird) | Endangered | Delisted |
| <i>Antigone canadensis tabida</i> | greater sandhill crane (Bird) | Threatened | None |
| <i>Laterallus jamaicensis coturniculus</i> | California black rail (Bird) | Threatened | None |
| <i>Strix nebulosa</i> | great gray owl (Bird) | None | Endangered |
| <i>Oncorhynchus tshawytscha</i> pop. 11 | chinook salmon - Central Valley spring-run ESU (Fish) | Threatened | Threatened |
| <i>Oncorhynchus mykiss irideus</i> pop. 11 | steelhead - Central Valley DPS (Fish) | None | Threatened |
| <i>Lepidurus packardii</i> | vernal pool tadpole shrimp (Crustacean) | None | Endangered |
| <i>Euphorbia hooveri</i> | Hoover's spurge (Plant) | None | Threatened |
| <i>Tuctoria greenei</i> | Greene's tuctoria (Plant) | Rare | Endangered |

Figure 3: Endangered and Threatened Species within the Hamlin Canyon Quadrangle

Any potential habitat for these listed species was likely destroyed or significantly reduced in the 2018 Camp Fire, which significantly damaged the project parcel. Impacts to endangered, threatened, and rare species are not expected as a result of the proposed project. However, presence of some of these species are possible. Initial consultation with the United States Fish and Wildlife Service was conducted on 3/9/2021 and potential for the presence of yellow legged frog habitat was outlined. To reduce the potential impact of construction activities below the level of significance, the following mitigation measures would be applied:

Biology 1: *If construction of the additional proposed structure would take place outside of the nesting season (August to January), then preconstruction nest surveys would not be necessary. However, if construction would take place during the nesting season (February-July), then preconstruction nest surveys shall be conducted as follows in order to avoid any potential impacts to nesting birds.*

The Property Owner shall retain a qualified biologist to conduct preconstruction nesting surveys within two weeks prior to the start of construction. If raptors or special-status birds are nesting within 200 feet of the project site, a minimum 200-foot non-disturbance buffer shall be established around the nest site. If a non-special-status bird that is subject to the Migratory Bird Treaty is identified nesting on the project site or within 50 feet of the project site, a non-disturbance buffer of 50 feet shall be established around the nest site. The 200-foot nesting buffer may be modified to a minimum of 100 foot if a qualified biologist determines that the nesting birds are acclimated to human disturbance. Any reduction in the buffer size would require routine monitoring by a qualified biologist until such time that young fledge (leave the nest).

Biology 2: *Seventy-two hours prior to construction activities involving the proposed walking trail along in the Unnamed Stream (aka Calhouse Creek) and the adjacent riparian habitat, a preconstruction survey for foothill yellow-legged frogs will be conducted by a qualified biologist. The biological monitor will possess any necessary permissions from the California Department of Fish and Wildlife that authorizes the biologist for the capture and release of amphibians in case a foothill yellow-legged frog is observed in the work area. Survey results will be documented in a letter report and submitted to the Town of Paradise.*

Biology 3: *In the event that yellow-legged frog presence is discovered in*

Calhouse creek, a qualified biological monitor will be engaged to ensure that no foothill yellow-legged frogs are harmed during the construction of the creek trail. The biological monitor will possess any necessary permissions from the California Department of Fish and Wildlife that authorizes the biologist for the capture and release of amphibians in case a foothill yellow-legged frog is observed in the work area.

B, C: The Town of Paradise General Plan outlines several goals and policies related to the preservation of trees or other natural communities. The project would remove several trees that were killed in the Camp Fire. Because the trees to be removed are dead, the project would not conflict with any local policy or ordinance protecting them. The project would not conflict with any other local policy or ordinance protecting biological resources. There would be no impact.

D: The project parcel contains a creek running north to south across the property. Riparian habitat and is present along the creek. The TW-MA soil classification, which contains seasonal water tables, is located in the area of the creek. The proposed distillery would be located approximately 255' from the nearest portion of the creek. The proposed expanded facility, to be constructed during the second phase, would be located approximately 100' from the creek at its closest point. The proposed buildings are not anticipated to cause any impacts to riparian habitat on the property. The project proposes a paved walking trail along the creek in addition to the distillery facilities. The construction of this trail has the potential to cause impacts to the riparian habitat of the creek. However, impacts such as materials runoff and eutrophication can be reduced below the level of significance using construction best management practices and the mitigation measures listed below:

Bio-4: *No debris, soil, silt, cement that has not set, oil, or other such foreign substance will be allowed to enter into or be placed where it may be washed by rainfall runoff into Calhouse Creek or any other water body. When operations are completed, any excess materials or debris shall be removed from the work area.*

E: A CNDDDB record search did not indicate that any wildlife corridors or wildlife nursery sites would be located in the project area. The project is not located in an area identified as being within the area of any migratory deer herd, as outlined in the Town's General Plan. The project would not create any barriers that would impede the movement of wildlife. Proposed structures on the property do not cover a substantial enough area to impede the movement of wildlife. No structures or other impediments are proposed in the creek. No impact from the project is expected.

h. Item 8 – Energy and Mineral Resources

A: The Town of Paradise has no published renewable energy plans. The project would be built to current California building code, including all energy use standards. No conflict with local or State energy plans are expected. There would be no impact from the proposed project.

B: The project is expected to incur no larger an energy expense than is typical of similar small commercial buildings during construction. The proposed project proposed would be required to be constructed in accordance with current Town adopted California Building Standards Code energy-efficiency standards and CalGreen building design features. The proposed project does not include any features not necessary for the simple operation of the distillery. No wasteful expenditure of energy is expected because of the project. There would be no impact.

C: The proposed project location is not within or within proximity to any State identified Surface Mining and Reclamation Act study areas or any existing mines. The Town of Paradise does not identify any locally important mineral resources sites in its general plan or any other policy document. No impact would result from the proposed project.

i. Item 9 – Hazards

A, C, D: The project’s short-term construction would include the transport and use of potentially hazardous materials including concrete and solvents. The use of these materials is typical of construction projects and would not indicate a high risk of hazards to the public or environment. Operation of the distillery would include the production, storage, and transport of potentially hazardous distilled spirits. These spirits can pose a potential hazard if spilled or leaked into the surrounding environment. These risks would be reduced by the fact that the proposed distillery would operate on a relatively small scale, producing approximately 1 to 2 barrels per week. The risk of creating hazards to the public is low due to the rural and sparsely populated location of the project. Production, storage, and transportation of potentially hazardous materials would be managed through a Hazardous Materials Business Plan administered by the Butte County Department of Environmental Health. Mitigation measures to reduce the risk of any potential risk related to hazardous materials would be imposed by the plan. Impacts from the project would be less than significant.

B: The subject parcel is located within the area of the Butte County Local Hazard Mitigation Plan and the Town of Paradise & Upper Ridge Wildfire Evacuation Plan. The project would not create any structures or other impediments that would affect the execution of the Wildfire Evacuation Plan or any other

emergency response actions. The Town Fire Official has concluded that appropriate ingress and egress for emergency vehicles has been proposed for the project. The project would have no impact to emergency response or evacuation.

E: The subject parcel is designated by Cal Fire as a being within a non-very high fire hazard severity zone. However, the entire Town of Paradise, through local ordinance, is designated as very high fire severity zone. The majority of trees in the project area were destroyed in the 2018 Camp Fire and would be removed before construction began, reducing the potential for any fires to spread to areas with a higher risk of fire. The impact is expected to be less than significant.

j. Item 10 – Noise

A, B: The short-term construction activities required to construct the project would cause a temporary increase in ambient noise levels on the project site. Construction activities would be subject to the restrictions of the Town Noise Ordinance and would not cause a significant impact. Long term increases to ambient noise levels are not expected as a result of the project. Distillery equipment and operations would not produce noise in excess of limitations put in place by the Town Noise Ordinance. Due to the large size of the property, which is over 17 acres, it is unlikely that noise would travel far enough to cause any disturbance. Impacts from the project related to noise would be less than significant.

k. Item 11 – Public Services

A: The proposed project would not create a need for new government services or facilities. The Town has the capacity to provide services such as fire protection, police protection, schools, parks, and other services, for a larger population than currently resides in Paradise. The project would not conflict with any Town of Paradise General Plan goals, policies, or programs related to public services. Fire protection services are provided by the Paradise Fire Department. Fire flow requirements are the responsibility of the Paradise Fire Department with the cooperation of the Paradise Irrigation District (PID). Information provided by the Fire Department and the PID indicate that fire flows in the vicinity are sufficient to serve the needs of the project. The Town Fire Official has indicated that the proposed ingress and egress to the property would be suitable for emergency vehicle access. The project would result in a less than significant impact to fire protection services.

B: Policing services in the project area are provided through the Paradise Police Department. No concerns were expressed during the Police Department's review of the project proposal. The project, being a relatively small and rural

development, would not cause an increased demand for police services. Impacts to police protection from the project would be less than significant.

C: No new homes would be constructed as part of the proposed project. No measurable or foreseeable impact to school services would result from the project. Impact fees to the Paradise Unified School District would be required for new construction occurring with the project. These fees would offset any possible impacts. Impacts to school services from the proposed project would be less than significant.

D: The proposed project would create no new housing or increase residential capacity. No Town parks would need to create new facilities or expand existing facilities as a result of the project. No impact to parks services would result from the proposed project.

E: The project would not create any new housing or otherwise increase the residential capacity of the Town. Public facilities would not need to increase their size or capacity to accommodate the project. Impacts to other public facilities would be less than significant. The project site is located within the Town of Paradise and is currently served by the Paradise Fire Department and Paradise Police Department. No new facilities, increases to service area, or other impacts to city services would result from the proposed project.

I. Item 12 – Utilities and Service Systems

A, B: Power demand for the project would be typical of a small commercial project. No excessive power demand would be created by the project. The property would have electrical and natural gas established through PG&E. Replacement infrastructure including undergrounded electric lines, natural gas, phone, and internet lines would need to be reconnected to bring power, natural gas, and communication to the proposed project site. Impacts from these installations are limited to the Project area and would not require the installation of new infrastructure elsewhere. Impacts from the project would be less than significant.

C: No new construction of water treatment facilities would be required for the project. A replacement service lateral connection from the nearest water main would be required due to damage from the Camp Fire. These upgrades are typical of fire-damaged properties. The Paradise Irrigation District indicated that it has the capacity to serve the proposed water requirements. Impacts from the proposed project would be less than significant.

D: The project would be served by two wastewater treatment systems built on the project parcel. One system which previously served a residence on the

property would treat wastewater from the tasting room and restrooms, which would include human waste. The other would handle wastewater from the distilling process. This distillery system would consist of an underground discharge tank and would include no human waste. The standing system has been approved by the Town of Paradise Sanitary Official and would be sufficient in capacity to handle waste generated by the proposed project. Regular mandated inspections guarantee that wastewater treatment systems in the Town's jurisdiction remain in working order for the capacity they serve. The proposed wastewater system for wastewater produced in the distillery process would be permitted by the Central Valley Regional Water Board (CVRWB). Management, maintenance, and periodic inspections of the wastewater system would be performed at the requirement of the CVRWB. The wastewater systems proposed to serve the project would be adequate for the required capacity. No impact would occur as a result of the project.

E: The proposed project would not create substantial new impervious surface areas. Runoff from new impervious surfaces is not expected to be substantial enough to cause damage or impacts to the property or adjacent areas. No storage of materials that could cause polluted runoff would take place as part of the project. All storage of materials would be done indoors. The proposed project would be required to comply with the Town's post-construction standards, ensuring that post-construction runoff rates would not exceed those of the project site's pre-construction conditions in compliance with the Town's MS4 Permit through the State Water Board. No impact would occur as a result of the project.

F: Solid waste would be generated during the construction process. However, Calgreen standards require at least 65% of nonhazardous construction and demolition waste to be recycled and/or salvaged. These State recycling standards ensures that short-term construction waste would amount to a less than significant impact. No aspect of the long-term operation of the proposed project is expected to generate an unusual or excessive quantity of solid waste. Impacts would be less than significant.

G: Water service in the Town of Paradise is established through the Paradise Irrigation District. The proposed distillery project has been reviewed by the Paradise Irrigation District who has confirmed that the project would have sufficient water supplies to serve its use. There would be no impact from the project.

m. Item 13 – Aesthetics

A: There are no State Scenic Highways or eligible State Scenic Highways in the Town of Paradise according to the California Department of

transportation. The Town of Paradise General Plan recognizes several Scenic Corridors and Gateway areas. No locally identified scenic gateway is located near the proposed project area. The nearest locally recognized scenic corridor area, located along a portion of Neal Road is approximately 870 feet from the proposed project parcels western boundary. No portion of the Neal Road scenic corridor boundary intersects the proposed project area. No impact to the aesthetic resources or visual character of the locally recognized scenic gateway areas or scenic corridors would result from the proposed project.

The Town of Paradise General Plan does not expressly identify any scenic vista areas in the Town. The nearest Caltrans Vista Point is the butte County Vista Point on Highway 70, which is located approximately 6.5 miles from the site of the proposed distillery. No impacts to State recognized or eligible scenic highways would occur as a result of the proposed project. The proposed project would have no impact on any recognized local or State scenic vista.

B: The proposed project is located on a property that was substantially damaged in the 2018 Camp Fire. Most structures, trees, and other vegetation on the site were completely burned in the fire. No living trees would be removed as part of the proposed project. The proposed project would include the construction of two additional buildings as well as proposed parking areas. However, due to the extent of the recent fire damage on the project site, impacts to the visual quality of the proposed project site would be less than significant.

C: The proposed project would result in a minor increase to nighttime light visible on the property. The Town of Paradise requires that all exterior lighting be designed, established, and maintained to reflect away from nearby and adjoining residences within 200 feet. The proposed project would not create new sources of light substantial enough to be considered a significant impact. As designed, and subject to standard Town conditions of approval, the proposed project would have a less than significant impact.

n. Item 14 – Cultural Resources

A, B: No excessive or atypical amount of ground disturbing work is proposed as part of the project. However, all new construction has the potential to unearth previously undiscovered paleontological and archaeological resources. A cultural resources analysis was conducted on portions of the project site on 2/17/21 for emergency tree removal. Based on the limited area reviewed in the survey, no new cultural resource sites were discovered. However, in the event that a previously undiscovered paleontological and archaeological resource is discovered, the following mitigation measure will be

applied to reduce the potential impact below the level of significant:

Cultural 1: *If, during site preparation activities such as grading, excavation, and the installation of utilities, sewage disposal systems, etc., any archaeological or paleontological resources are discovered, all work shall be immediately halted. The Paradise Development Services Department (planning division) shall be notified of the discovery, and a qualified archaeologist shall be retained, at the expense of the property owner, to perform a site assessment and to develop mitigation measures as appropriate.*

C: No California Historic or archaeological Resources listed by the state Historical Resources Commission are located in the project area. The Town of Paradise does not maintain a list of local historic or archaeological resources. No historical or archaeological resources would be affected by the proposed project. No impact to historical resources would result from the project.

D, E: No locally identified religious or otherwise sacred uses or artifacts are known to be present on the project site. A cultural resources analysis was conducted on portions of the project site on 2/17/21 for emergency tree removal. The analysis concluded that site monitoring would not be recommended. No tribal resources were noted. There would be no impact from the proposed project.

o. Item 15 – Recreation

A, B: The proposed project does not include any new housing or other facilities that would increase local population levels. No recreational facilities would need to be expanded to accommodate the project. No increased demand for or use of recreational facilities would occur as a result of the project. Recreational facilities would not be impacted by the project.

p. Item 16 – Wildfire

A: The Town of Paradise is subject to the evacuation measures outlined in the Town of Paradise Evacuation Traffic Control Plan. No portion of the project would impair access or escape from the property or along nearby Wayland Road. The project proposal has been reviewed by the Town Fire Official who determined that ingress and egress would be suitable for emergency vehicles. No impact to the Paradise emergency evacuation plan would occur as a result of the project.

B: Prevailing winds in the Town of Paradise, known as the Jarbo Gap winds come primarily from the Feather River Canyon area northeast of the Town and blow southwest. Fire risk is high throughout the Town of Paradise, especially

during the Summer and Fall seasons. The project is not expected to cause an increased risk of wildfire danger. All flammable substances and the burner required to distill alcohol would be located indoors in a controlled environment. The development of the proposed parking areas would reduce the amount of unmanaged vegetation on the property and create a fire break. The Town Fire official reviewed the project application and expressed no concern regarding fire risk. The project would have a less than significant impact.

C, D: The project proposes the addition of new gravel parking areas, access roads, and utility connections for the proposed structures. New utility connections to the property would be undergrounded, significantly reducing the risk of fire. The proposed structures and parking areas would not pose a risk of fire higher than any other typical construction. The Town Fire official reviewed the project application materials and did indicate any concern that the project might increase the risk of fire. Impacts from the project would be less than significant.

q. Item 17 – Greenhouse Gases

A: Potential sources of greenhouse gas from the proposed project include vehicle emissions during the construction of the facility and potential emissions from the operation of the distillery. Potential impacts from construction activities would be short-term in nature and would be negligible considering the relatively small scale of the proposed project. Potential emissions from the long-term operation of the distillery include the use of distilling equipment such as a burner, vehicle trips to the property by customers and occasional materials deliveries, as well as electricity used during operation of the facility. New development must adhere to a number of Town policies, building code requirements, development standards design guidelines, and standard practices that contribute to the reduction of greenhouse gasses. Below is a list of standards applied to this project which aid in implementing emissions reductions:

- 1) *Compliance with California’s Title 24 Building Energy Efficiency Standards for Residential Buildings*
- 2) *Consistency with the Town’s Design Standards for energy efficiency*
- 3) *Consistency with the State’s Water Efficient Landscape Ordinance*
- 4) *Adherence to Butte County Air Quality Management District mitigation measures for construction sites (e.g., dust suppression measures, reducing idling equipment, maintenance of equipment per manufacturer specs, etc.)*

5) Diversion of 65% of construction waste

Impacts would be less than significant.

B: The Town of Paradise has authored no local plan or policies relating to greenhouse gas emissions. The project would comply with all State regulations regarding GHG emissions. There would be no impact from the proposed project.

r. Item 18 – Mandatory Findings of Significance

A, B: As outlined in the above environmental checklist, the project would not cause impacts with potential to degrade the quality of the environment, threaten habitat, reduce wildlife population levels, threaten plant communities, or negatively affect historical resources. The above checklist demonstrates that the project would have limited overall impact and that any potential impacts would be mitigated in a manner that would reduce them below the level of significance. Impacts would be less than significant with mitigation incorporated.

B: Impacts from the proposed project would be limited in the long term. Most potential impacts outlined in the above checklist would occur as a result of short-term construction activities. The impact would be less than significant.

C, D: The project would be consistent with Town zoning regulations and the Town general plan. No similar projects or developments exist in the surrounding area. As outlined in the above checklist, the project would not cause adverse impacts to traffic, aesthetic resources, safety, noise, or other areas of consideration. The project would not contribute to a larger cumulative impact and would not cause adverse impacts to humans. The impact would be less than significant.

IV. REFERENCES

1. Town of Paradise 1994 General Plan, Volumes I-III, Town of Paradise Community Development Department and Quad Consultants, October 1994
2. Town of Paradise Land Use Constraints Diagram, Figure 2-3 (High Archaeological Sensitivity Area), of the 1994 Town of Paradise General Plan
3. Master storm drainage study and facilities plan, Paradise, California, 1980, McCain Associates

4. Paradise Irrigation District water distribution map, 1993
5. USGS topographic map: Cherokee Quadrangle, 1994
6. The California natural diversity data base BIOS web map, state Department of Fish and Wildlife. Web link: [BIOS viewer 5.96.99 \(ca.gov\)](#)
7. "Soils of Paradise and Their Ability to Treat Domestic Wastewater," Wert and Associates, 1992
8. Town of Paradise Zoning Ordinance; Town of Paradise Development Services Department
9. Review of surrounding area by Town staff; June 15, 2021
10. Burnt Barn Distillery project application materials submitted to the Town of Paradise on October 20, 2020
11. Butte County Local Hazard Mitigation Plan, Appendix E, Paradise. October 2019. Web Address: [p.pd \(buttecounty.net\)](#)
12. California Geological Survey's Earthquake Zones of Required Investigation webmap. 2021. Web link: [Earthquake Zones of Required Investigation \(ca.gov\)](#)
13. California's Exposure to Volcanic Hazards. United States Geological Survey. December 2019. Web link: <https://pubs.usgs.gov/sir/2018/5159/sir20185159ver1.1.pdf>
14. Town of Paradise Local Area Management Program. Town of Paradise, 2016
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16. CEQA Air Quality Handbook. Butte County Air Quality Management District, 2014. Web Link: [Draft CEQA Handbook – August 16, 2013 \(bcaqmd.org\)](#)

17. Comments from Town Departments and interested Agencies. Compiled 3/16/21.
18. Surface Mining and Reclamation Act Mineral Lands Classification data portal. California Department of Conservation. Web link: [CGS Information Warehouse \(ca.gov\)](#)
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20. Butte County Local Hazard Mitigation Plan, Paradise. Butte County, 2014. Web Link: [p.pd \(buttecounty.net\)](#)
21. Very High Fire Hazard Severity Zones in LRA. Map for Paradise. Calfire, 2008. Web Link: [Map of CAL FIRE's Fire Hazard Severity Zones in Local Responsibility Areas – Paradise](#)
22. Town of Paradise Evacuation Traffic Control Plan. Town of Paradise, 2015.
23. Town of Paradise Noise Control Ordinance. Town of Paradise. Web link: [Chapter 9.18 - NOISE CONTROL | Code of Ordinances | Paradise, CA | Municode Library](#)
24. California State Scenic Highway System Map. Caltrans, 2018. Web link: [California State Scenic Highway System Map \(arcgis.com\)](#)
25. Caltrans Vista Point Data Set. Caltrans, 2019. Web map: [Caltrans Home : Vistas : Vistas \(arcgis.com\)](#)
26. California Historical Resources. California State Parks Office of Historic Preservation, 2021. Web Link: [California Historical Resources](#)
27. Archaeological Survey. California Office of Emergency Services, 2021. Rosmarie Pavel.

V. **DETERMINATION.**

On the basis of this initial evaluation:

1. I find that the proposed project **COULD NOT** have a significant effect on the environment, and a **NEGATIVE DECLARATION** will be prepared. _____

2. I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the mitigation measures described in this document shall be added to the project. **A MITIGATED NEGATIVE DECLARATION WILL BE PREPARED.** _____ **X**

3. I find the proposed project **MAY** have a significant effect on the environment, and an **ENVIRONMENTAL IMPACT REPORT** is required. _____

4. I find that the proposed project **MAY** have a significant effect(s) on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets, if the effect is a "potentially significant impact" or "potentially significant unless mitigated." An **ENVIRONMENTAL IMPACT REPORT** is required, but it must analyze only the effects that remain to be addressed. _____

5. I find that although the proposed project could have a significant effect on the environment, there **WILL NOT** be a significant effect in this case because all potentially significant effects (a) have been analyzed adequately in an earlier EIR pursuant to applicable standards and (b) have been avoided or mitigated pursuant to that earlier EIR, including revisions or mitigation measures that are imposed upon the proposed project. _____



Date 09/08/2021

Susan Hartman
Community Development Director/Planning Director for the Town of Paradise