

**Cache Creek Telecommunication Site (Com Site West) Mitigation Monitoring and Reporting Program  
Major Use Permit, UP 22-20; Initial Study, IS 22-21**

Potential Impact	Mitigation Measure	Implementation Responsibility	Monitoring & Reporting Responsibility	Timing	Date Implemented
<b>AIR QUALITY</b>					
The project has the potential to result in short and long term air quality impacts. Dust and fumes may be released as a result of vegetation removal, grading, and use of construction equipment during construction which would take place over a short period of time and would be temporary, which would not result in significant air quality impacts.. Once constructed, approximately two vehicle trips per month are anticipated to be generated by this project for routine and ongoing maintenance. Mitigation measures would further reduce air quality impacts to less than significant.	<b>AQ-1:</b> Vehicular and fugitive dust shall be minimized by use of water or acceptable dust palliatives on all driveways, roads and parking areas to maintain two inches of visibly-moist soil in the project area and to ensure that dust does not leave the property.	Applicant	Applicant	Prior to operation	
	<b>AQ-2:</b> Work practices shall minimize vehicular and fugitive dust during the wireless communication facility development and management by use of water or other acceptable dust palliatives to maintain two inches of visibly-moist soil in the project area and to ensure that dust does not leave the property.	Applicant	Applicant	During site development and operation	
	<b>AQ-3:</b> All mobile diesel equipment used for construction and/or maintenance must be compliant with State registration requirements. Portable and stationary diesel powered equipment must meet the requirements of the State Air toxic Control Measures for CI engines. Additionally, due to nearby receptors (residences) the installation shall require the review of generator emissions, even if it is below 50 Horse Power. The applicant shall contact the Lake County Air Quality Management District for details.	Applicant	Applicant	During construction and operation	
	<b>AQ-4:</b> The applicant shall chip vegetation and spread the material for erosion control as an alternative to vegetation burning. Due to close proximity to residential areas, chipping and/or mastication is recommended for the majority of the brush removal.	Applicant	Applicant	During operation	
	<b>AQ-5: All vehicles shall be restricted to a five (5) MPH Speed Limit on the existing access easement located off of State Highway 20.</b>	Applicant	Applicant	During construction and operation	
<b>BIOLOGICAL RESOURCES</b>					
Five (5) vegetation communities were observed within the the study area. As part of the assessment the potential for occurrence of special-status plant species and special-status wildlife species was evaluated.	<b>BIO -1:</b> Prior to construction and/or any ground disturbance, the applicant shall have a qualified Biologist conduct a training session for all construction crew personnel. The training shall include a discussion of the sensitive biological resources within the project site and the potential presence of special status species, which shall include a discussion of special status species habitats, protections measures to ensure species are not impacted by project activities, project boundaries, penalties for noncompliance and all conditions of approval. All employees shall be trained prior to being granted project site access.	Applicant/ Contractor	Applicant	Prior to site development and during construction	
	<b>BIO -2:</b> Prior to the construction and/or any ground disturbance, a pre-survey shall be conducted by a qualified biologist for the proposed creek crossing site for the Foothill Yellow-Legged Frog. Said survey shall include the following: <ul style="list-style-type: none"> <li>• Survey shall be conducted within seven (7) days prior to initiation of any work.</li> <li>• Survey shall be restricted to the stream channels, including upland areas to detect migrating frogs.</li> </ul>	Applicant/ Contractor	Applicant	Prior to site development	

	<ul style="list-style-type: none"> <li>○ If any Foothill Yellow-Legged Frog are found within the survey area and/or the construction disturbance zones, the applicant shall halt all construction activities and contact the CDFW immediately and site-specific mitigations measure shall be developed to avoid take, including minimizing disturbance to the Foothill Yellow-Legged Frog.</li> <li>○ If no frogs are detected during the pre-construction and/or ground disturbance areas, construction related activities may proceed without further requirements.</li> </ul> <p>The designated Biologist shall remain onsite daily while construction and/or ground disturbance activities are taking place to minimize any potential impacts to the Foothill Yellow-Legged Frog.</p>				
	<b>BIO-3:</b> Prior to the construction and/or any ground disturbance, the applicant shall submit the Pre-Construction Survey Report and Daily On-site Monitoring Reports to the CDFW within thirty (30) days of reviewing final report. Additionally, a copy shall be submitted to the Community Development Department within 30 days of obtain such report.	Applicant/ Contractor	Applicant	Prior to site development, during construction	
	<p><b>BIO-4:</b> Any oak tree larger than five (5) inches in diameter at breast height (DBH) that is removed as part of the project shall be replanted/replaced at a ratio of three (3) to one (1) for each oak tree removed. Any replanted/replaced oak tree shall be monitored until permanently established in accordance.</p> <ul style="list-style-type: none"> <li>• An <u>Oak Mitigation Plan</u> shall be submitted to the Community Development Department for review and approval. Said plan shall identify trees to be removed including size of tree, a replanting schedule, Plant Protection Plan, Irrigation Plan and take into account the current drought conditions and optimal time for planting.</li> <li>• Tress shall be monitored for a minimum of three (3) years and maintained an 80% survival rate. If the survival rate drops below 80%, applicant shall replace and/or replant additional tress. If necessary, changes shall be made to the Oak Mitigation Plan.</li> </ul>	Applicant/ Contractor	Applicant	Prior to site development and during construction	
<b>CULTURAL / GEOLOGICAL RESOURCES</b>					
Disturb an archaeological resource or human remains during construction activities.	<b>CUL-1:</b> Should any archaeological, paleontological, or cultural materials be discovered during site development, all activity shall be halted in the vicinity of the find(s). The local overseeing Tribe(s) shall be notified, and a qualified archaeologist retained to evaluate the find(s) and recommend mitigation procedures, if necessary, subject to the approval of the Community Development Director. Should any human remains be encountered, they shall be treated in accordance with Public Resources Code Section 5097.98 and with California Health and Safety Code section 7050.5.	Applicant	Applicant	During site development	
	<b>CUL-2:</b> All employees shall be trained in recognizing potentially significant artifacts that may be discovered during the ground disturbance. If any artifacts or remains are found, the local tribe shall immediately be notified; a licensed archaeologist shall be notified, and the Lake County Community Development Director shall be notified of such finds.	Applicant	Applicant	Prior to site development	
	<b>CUL-3:</b> In the event that human remains are uncovered during site disturbance, the applicant's contractors shall (1) notify the affected Tribe; (2) contact an archaeologist to supervise the removal; (3) contact the Lake County Sheriff's Office, and (4) contact the	Applicant	Applicant	During site development	

	Lake County Planning Department. Any remains found shall be re-interred by the affected Tribe.			and construction	
<b>GEOLOGY AND SOILS</b>					
The proposed project will not cause potential substantial adverse effects. However, a minor ground disturbance is proposed for site preparation	<b>GEO-1:</b> Prior to the issuance of any permits, the applicant shall submit <i>Erosion and Sediment Control Plans</i> to the Community Development Department for review and approval. Said plans shall incorporate Best Management Practices (BMPs) to the maximum extent practicable to prevent or reduce discharge of all construction or post construction pollutants into the County storm drainage system. Typical BMPs include scheduling of activities, erosion and sediment control, operation and maintenance procedures and other measures in accordance with Chapters 29 and 30 of the Lake County Code and maintained for life of the project.	Applicant/ Contractor	Applicant	The life of the project	
<b>NOISE</b>					
The proposed project will not have any adverse effect on the noise. However, the future project may create short-term increases in ambient noise levels to uncomfortable levels during project preparation, construction, and operations.	<b>NOI-1:</b> All construction activities including engine warm-up shall be limited Monday through Friday, between the hours of 7:00am and 7:00pm to minimize noise impacts on nearby residents. Back-up beepers shall be adjusted to the lowest allowable levels. This mitigation does not apply to night work.	Applicant/ Contractor	Applicant	During site development and operation	
	<b>NOI-2:</b> Maximum non-construction related sounds levels shall not exceed levels of 55 dBA between the hours of 7:00AM to 10:00PM and 45 dBA between the hours of 10:00PM to 7:00AM within residential areas as specified within Zoning Ordinance Section 21-41.11 (Table 11.1) at the property lines.	Applicant	Applicant	During site development and operation	