

STAFF REPORT



ITEM NO. 6

CITY OF OCEANSIDE

DATE: February 18, 2009

TO: Honorable Mayor and City Council Members

FROM: Water Utilities Department

SUBJECT: **ADOPTION OF A RESOLUTION APPROVING THE MITIGATED NEGATIVE DECLARATION FOR THE CONSTRUCTION OF THE MISSION SAN LUIS REY WATERLINE PROJECT, AND APPROVAL OF A PLANS AND SPECIFICATIONS FOR THE PROJECT**

SYNOPSIS

Staff and the Utilities Commission recommend that the City Council adopt a resolution approving the Mitigated Negative Declaration for the construction of the Mission San Luis Rey Waterline project located between Peyri Drive and Mission Avenue; approve the plans and specifications for the project, and authorize the City Engineer to call for bids.

BACKGROUND

The Mission San Luis Rey area currently has inadequate fire service. Water lines in Mission Avenue and El Camino Real are not connected, leaving the area in between dependent on wells to provide all water. Infrastructure improvements are needed to provide enough water volume to provide fire flow and to serve the area with water from the City's distribution system.

The Mission San Luis Rey Water Line project was submitted as part of the City's request for 2003 federal appropriations. The City's federal lobbyists, the Ferguson Group in Washington, D.C., were instrumental in locating the appropriate funding source for this project. With their assistance, the City requested \$238,500 from the EPA's State and Tribal Assistance Grant in the fiscal year 2003 VA-HUD-Independent Agencies Appropriation bill.

In April 2003, the EPA notified the City that the project had received funding from the EPA's fiscal year 2003 Appropriation of up to \$238,500, with a requirement of at least \$195,136 in matching funds from the City. In June 2003, the Water Utilities Department applied for the EPA Appropriation grant for the design and construction of the waterline that would serve the Mission San Luis Rey area. Approval of the grant request was received in September 2003.

Since this time the City has been in negotiations with the State Historic Preservation Office to complete the required Section 106 consultation for the project. This consultation is required before the Memorandum of Agreement (MOA) can be completed with all parties since the findings of the Section 106 consultation must be incorporated into the MOA. The consultation was completed in the fall of 2006. On January 17, 2007, the City Council approved the grant funds and authorized the execution of the MOA.

In 2008, exploratory excavations were completed along with the preparation of a Historical Properties Treatment Plan (HPTP) in compliance with the MOA. The Mission and Parish have also granted the City the appropriate utility easements in conjunction with the waterline project.

ANALYSIS

The City received this grant as part of the 2002-2003 Federal Omnibus Appropriations bill. This grant provides full funding for 55 percent of the project for a maximum amount of \$238,500 and requires the City to provide a minimum of 45 percent matching funds of not less than \$195,136.

The project consists of the installation of 2,103 LF of 10-inch PVC waterline: 1,585 LF of 10-inch PVC waterline in front of the Mission in the parking area connecting Peryi Drive and the east side of the property, and 518 LF of 10-inch PVC waterline along the east property boundary to provide fire protection to the rear of the Mission (Exhibit A). There are also seven fire hydrants proposed to connect to this 10-inch line. The total project cost has been estimated at \$708,683 which includes the Environmental Assessment, design, archeological investigation and construction.

This project was reviewed for compliance with California Environmental Quality Act (CEQA) requirements. On July 2, 2003, a Mitigated Negative Declaration was issued by the City of Oceanside Planning Department (Exhibit B). All mitigation measures have been added to the project.

FISCAL IMPACT

On November 19, 2003, the City Council adopted a budget resolution accepting the EPA grant funds in the amount of \$238,500. The terms of the EPA grant require 45 percent matching funds. Funding for the project will be broken down as follows:

EPA Grant	\$238,500
City Matching Funds	\$208,722
<u>Mission San Luis Rey Contribution</u>	<u>\$261,461</u>
Total contract budget	\$708,683

The Water Utilities Department's matching funds and the Mission San Luis Rey's contributions combined exceed that required by the EPA grant for minimum matching funds and therefore the requirements have been satisfied.

The Mission San Luis Rey Waterline fund (712.857418) has a balance of \$1,083,908. The total contract budget is \$708,683. Therefore, adequate funds are available for the project.

CITY ATTORNEY'S ANALYSIS

The referenced documents have been reviewed by the City Attorney and approved as to form.

INSURANCE REQUIREMENTS

The City's standard insurance requirements will be met.

COMMISSION OR COMMITTEE REPORT

The Utilities Commission approved staff's recommendation at its regularly scheduled meeting on January 21, 2009.

RECOMMENDATIONS

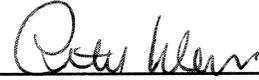
Staff and the Utilities Commission recommend that the City Council adopt a resolution approving the Mitigated Negative Declaration for the construction of the Mission San Luis Rey Waterline project located between Peyri Drive and Mission Avenue; approve the plans and specifications for the project, and authorize the City Engineer to call for bids.

PREPARED BY:



Greg Blakely
Administration Manager

SUBMITTED BY:



Peter A. Weiss
City Manager

REVIEWED BY:

Michelle Skaggs Lawrence, Deputy City Manager

Lonnie Thibodeaux, Water Utilities Director

Teri Ferro, Financial Services Director



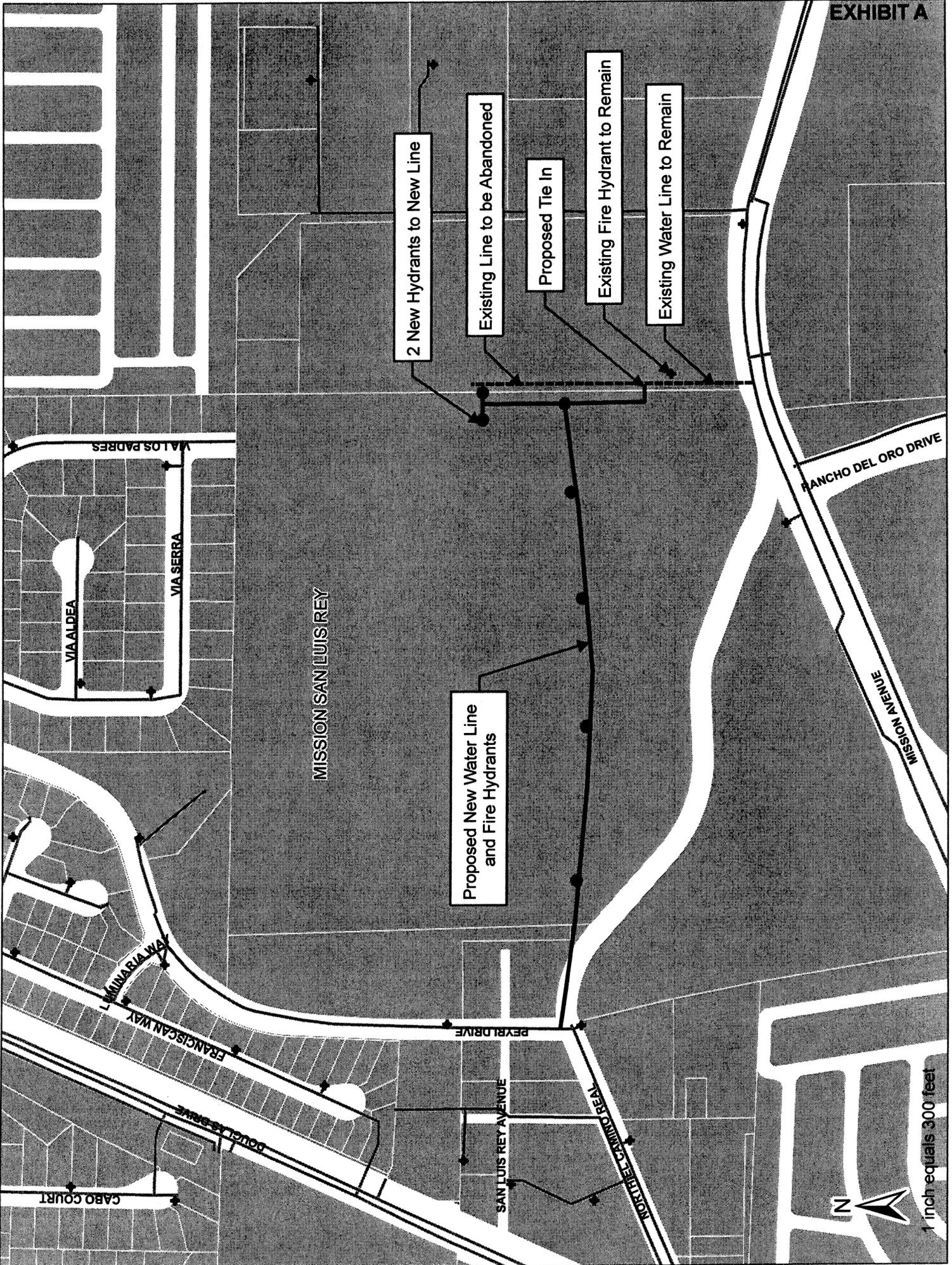




- Exhibit A: Site Map
- Exhibit B: Mitigated Negative Declaration

MISSION SAN LUIS REY WATER LINE

EXHIBIT A



1 inch equals 300 feet



CITY OF OCEANSIDE
PLANNING DEPARTMENT

FINAL MITIGATED NEGATIVE DECLARATION

TO: OFFICE OF PLANNING AND RESEARCH
1400 TENTH STREET, ROOM 121
SACRAMENTO, CA 95814

RECORDER/COUNTY CLERK
COUNTY OF SAN DIEGO
P.O. BOX 1750
SAN DIEGO, CA 92112-4147

PROJECT TITLE AND FILE NUMBER:

MISSION SAN LUIS REY WATERLINE CONSTRUCTION PROJECT

PROJECT LOCATION:

North of Mission Avenue at the terminus of Rancho Del Oro Drive.

PROJECT DESCRIPTION:

A proposed new public waterline is planned to traverse the area in front of the Mission, connecting to an existing waterline in Peyri Drive and Mission Avenue. The main objective of the waterline project is to enhance fire protection for the Mission and allow the Mission to convert from well water to City water for domestic purposes.

FINDING: Pursuant to the provisions of Ordinance No. 88-31, pertaining to procedures and guidelines to implement the California Environmental Quality Act (Public Resources Code Section 21000 et. al.), the proposed project has been reviewed by the Environmental Review Committee established by ordinance to be responsible for evaluating the information. The Environmental Review Committee, after study of the facts and findings, has on May 21, 2003 determined that the project will not have a significant affect on the environment.

THE PROJECT WAS DETERMINED TO HAVE NO MAJOR SIGNIFICANT ADVERSE EFFECT UPON THE ENVIRONMENT.

THE PROJECT WAS DETERMINED TO HAVE NO MAJOR SIGNIFICANT ADVERSE EFFECTS UPON THE ENVIRONMENT PER COMPLIANCE WITH THE FOLLOWING CONDITIONS:

See attached Initial Study

Initial Study prepared by:
Jerry Hittlerman, Senior Planner

Contact Person:
Greg Blakely, Water Utilities Dept.

The Initial Study is available for public review and may be examined at:

City of Oceanside
Redevelopment Department
300 N. Coast Highway
Oceanside, CA 92054


SIGNATURE For: Gerald Gilbert, Planning Director
DATE July 2, 2003

1 requirements of CEQA, the State CEQA Guidelines, and the Ordinance 04-OR300-1 of the City of
2 Oceanside adopting procedures and guidelines to implement CEQA, and hereby adopts the Mitigated
3 Negative Declaration and the Mitigation, Monitoring and Reporting Program; and

4 WHEREAS, the Mitigated Negative Declaration and Mitigation and Monitoring and Reporting
5 Program (MMRP) have been determined to be accurate and adequate documents, which reflect the
6 independent judgment and analysis of the City Council. On the basis of the entire record before it, the
7 City Council finds that there is no substantial evidence that the project, with implementation of the
8 mitigation measures proposed, will have a significant impact on the environment.

9 WHEREAS, studies and investigations made by this Council and in its behalf reveal the
10 following facts:

For the Final Mitigated Negative Declaration:

11 1. The Final Mitigated Negative Declaration and Initial Study were completed in compliance with
12 the provisions of the California Environmental Quality Act (CEQA).

13 2. There are potentially certain significant environmental effects detailed in the Final Mitigated
14 Negative Declaration and Mitigation and Monitoring and Reporting Program (MMRP) which have
15 been avoided or substantially lessened by the establishment of measures which are detailed in the
16 Mitigation and Monitoring and Reporting Program (MMRP).

17 3. The Final Mitigated Negative Declaration and Initial Study were presented to the City Council,
18 and the City Council reviewed and considered the information contained in these documents prior to
19 making a decision on the project. The Final Mitigated Negative Declaration and Mitigation and
20 Monitoring and Reporting Program (MMRP) have been determined to be accurate and adequate
21 documents which reflect the independent judgment of the City Council.

22 4. The documents and materials that constitute the record of proceedings upon which the decision
23 to adopt the Mitigated Negative Declaration is based are located in the City of Oceanside Planning
24 Division, Development Services Department, 300 N. Coast Hwy., Oceanside, CA 92054.

25 NOW, THEREFORE, the City Council of the City of Oceanside does resolve as follows:

26 1. The Final Mitigated Negative Declaration and Mitigation and Monitoring and Reporting
27 Program (MMRP) for the Mission San Luis Rey Waterline project IS ADOPTED, effective as of this
28 day.

2. Pursuant to Public Resources Code Section 21081.6 the City Council adopts the MMRP and

1 finds and determines that said program is designed to ensure compliance with the measures during
2 project implementation. The City Council finds that the Mitigation measures set forth in the Mitigated
3 Negative Declaration mitigate or avoid all environmental impacts.

4 3. Notice is HEREBY GIVEN that the time within which judicial review must be sought on this
5 decision is governed by the provisions of the Public Resources Code Section 21167 California
6 Environmental Quality Act.

7 NOW, THEREFORE, BE IT RESOLVED that the City Council does hereby adopt the Final
8 Mitigated Negative Declaration;

9 PASSED AND ADOPTED by the City Council of the City of Oceanside, California, this
10 _____ day of _____, 2009 by the following vote:

11 AYES:

12 NAYS:

13 ABSENT:

14 ABSTAIN:

15 _____
MAYOR OF THE CITY OF OCEANSIDE

16 ATTEST:

APPROVED AS TO FORM:

17 _____
18 CITY CLERK

19 _____
20 _____
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23 _____
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27 _____
28 _____
CITY ATTORNEY

LEGAL NOTICE

**CITY OF OCEANSIDE
DRAFT MITIGATED NEGATIVE DECLARATION
AVAILABLE FOR PUBLIC REVIEW**

**OLD MISSION SAN LUIS REY CEMETERY ADDITION PROJECT
(C-34-94 REVISION, H-34-94 REVISION)**

AVAILABLE FOR PUBLIC REVIEW AND COMMENT. The Draft Mitigated Negative Declaration for: **OLD MISSION SAN LUIS REY CEMETERY ADDITION PROJECT (C-34-94 REVISION, H-34-94 REVISION)**

PROJECT DESCRIPTION: A proposed new public waterline is planned to traverse the area in front of the Mission, connecting to an existing waterline in Peyri Drive and Mission Avenue. The main objective of the waterline project is to enhance fire protection for the Mission and allow the Mission to convert from well water to City water for domestic purposes.

PROJECT LOCATION: The project site is located north of Mission Avenue between Douglas Drive and Academy Road in the City of Oceanside.

ENVIRONMENTAL DETERMINATION: Based on an Initial Study prepared for the proposed project it has been determined that there is no substantial evidence in light of the whole public record which indicates the potential for significant environmental impacts associated with the proposed project; therefore, a Draft Mitigated Negative Declaration has been prepared.

The Mitigated Negative Declaration and all documents referenced therein are available for review at the Planning Department, 300 North Coast Highway, Oceanside, California. Written comments regarding the Draft Mitigated Negative Declaration should be sent to Mr. Jerry Hittleman, City of Oceanside, Planning Department, 300 North Coast Highway, Oceanside, California 92054. Comments should be submitted within the next 30 days, by June 27, 2003.

CITY OF OCEANSIDE
INITIAL STUDY CHECKLIST

1. **Project Title:**

MISSION SAN LUIS REY WATERLINE CONSTRUCTION PROJECT

2. **Lead Agency Name and Address:**

**City of Oceanside
Planning Department
300 North Coast Highway
Oceanside, CA 92054**

3. **Contact Person and Phone Number:**

**Jerry Hittleman
(760) 435-3535
(760) 435-3538 - fax**

4. **Project Location:**

The project site is at the Mission San Luis Rey located north of Mission Avenue at the terminus of Rancho Del Oro Drive in the City of Oceanside.

5. **Project Sponsor's Name and Address:**

**Old Mission San Luis Rey
4050 Mission Avenue
Oceanside, CA 92054
ATTN: Ed Gabarra
760-7575-3651**

6. **General Plan Designation:**

Private Institutional

7. **Zoning:**

Public and Semi-Public – Historic Overlay

8. **Description of Project:**

A proposed new public waterline is planned to traverse the area in front of the Mission, connecting to an existing waterline in Peyri Drive and Mission Avenue. The main objective of the waterline project is to enhance fire protection for the Mission and allow the Mission to convert from well water to City water for domestic purposes.

The proposed waterline will be 10-inches in diameter and will be located in right-of-way (20-foot wide easement) that follows two general paths, one oriented east/west across the central area of the mission grounds and a second route along the eastern side of the complex, which runs north/south. Three new fire hydrants are planned at various points in front of the Mission. The north/south line connects to an existing waterline in Via Los Padres and will connect to an existing waterline in Mission Avenue to the south where a double-check assembly will need to be removed. A 12-foot wide access road will need to be constructed over portions of the waterline alignment along the Mission's eastern property boundary where the line will connect to an existing waterline in Via Los Padres.

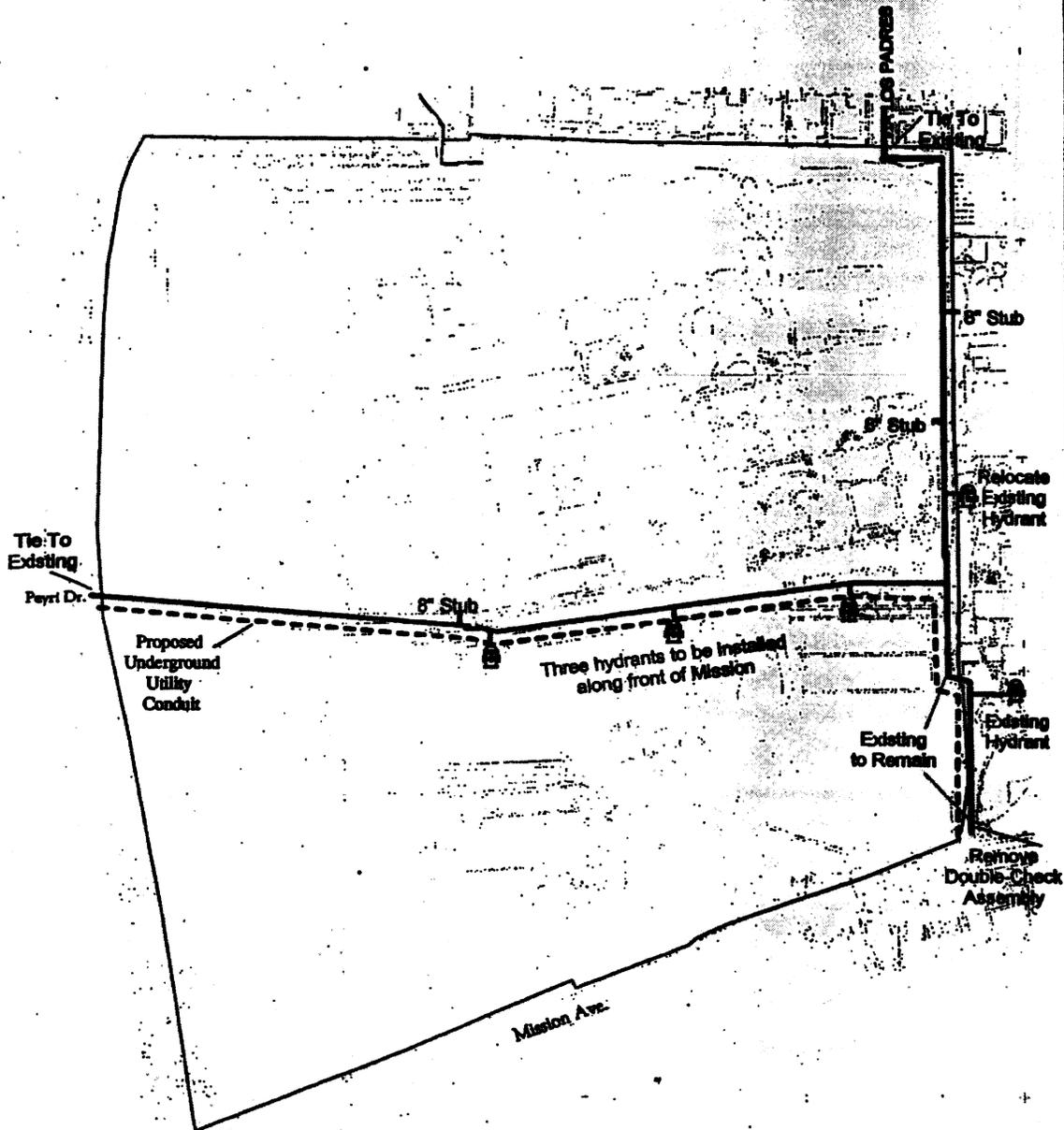
9. Surrounding Land Uses and Setting:

The waterline will be located primarily within the grounds of the Mission San Luis Rey. The San Luis Rey Parrish is to the east and single family homes are to the north. To the west are commercial uses and a mobile home park along Peyri Drive. The majority of the waterline alignment is within developed/disturbed portions of the Mission property.

10. Other agencies whose approval is required:

None.

Mission San Luis Rey Planned Development Plan WATERLINE PROPOSAL




THE
LIGHTFOOT
PLANNING
GROUP

100 0 100 200 300 400 Feet

Scale:
1:2400
1 inch = 200 feet



Environmental Factors Potentially Affected:

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

- | | | | | | |
|------------------------|--------------------------|------------------------------------|-------------------------------------|------------------------|-------------------------------------|
| Land Use and Planning | <input type="checkbox"/> | Transportation/Circulation | <input checked="" type="checkbox"/> | Public Services | <input type="checkbox"/> |
| Population and Housing | <input type="checkbox"/> | Biological Resources | <input type="checkbox"/> | Utilities/Service Sys. | <input type="checkbox"/> |
| Geological Problems | <input type="checkbox"/> | Energy and Mineral Resources | <input type="checkbox"/> | Aesthetics | <input type="checkbox"/> |
| Water | <input type="checkbox"/> | Hazards | <input type="checkbox"/> | Cultural Resources | <input checked="" type="checkbox"/> |
| Air Quality | <input type="checkbox"/> | Noise | <input type="checkbox"/> | Recreation | <input type="checkbox"/> |
| | | Mandatory Findings of Significance | <input type="checkbox"/> | | |

Determination:

On the basis of this initial evaluation:

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

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 on an attached sheet have been added to the project. A **NEGATIVE DECLARATION** will be prepared.

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

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 EIR, including revisions or mitigation measures that are imposed upon the proposed project.



 Signature

 Jerry Hittleman
 Printed Name

 May 23, 2003
 Date of Draft

 July 2, 2003
 Date of Final

Evaluation of Environmental Impacts:

This checklist is designed to identify the potential for significant environmental impacts which could be associated with the proposed project. All "Yes" and "Yes, Unless Mitigated" responses are discussed for the corresponding issue. "No" responses are explained where it is based on project-specific factors.

		YES	YES, UNLESS MITIGATED	NO	NOT APPLICABLE
I.	LAND USE AND PLANNING				
	Would the proposal:				
	a) Conflict with general plan designation or zoning?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b) Conflict with general plan environmental plans or policies adopted by agencies with jurisdiction over the project?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	c) Be incompatible with existing land use in the vicinity?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	d) Affect agricultural resources or operations (e.g., impacts to soils or farmlands, or impacts from incompatible land uses)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	e) Disrupt or divide the physical arrangement of an established community (including a low-income or minority community)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
II.	POPULATION AND HOUSING				
	Would the proposal:				
	a) Cumulatively exceed official regional or local population projections?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b) Induce substantial growth in an area either directly or indirectly (e.g. through projects in an undeveloped area or extension of major infrastructure)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	c) Displace existing housing, especially affordable housing?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
III.	GEOLOGIC PROBLEMS				
	Would the proposal result in or expose people to potential impacts involving:				
	a) Fault rupture?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b) Seismic ground shaking?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	c) Seismic ground failure, including liquefaction?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	d) Seiche, tsunami, or volcanic hazard?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	e) Landslides or mudflows?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

		YES	YES, UNLESS MITIGATED	NO	NOT APPLICABLE
f)	Erosion, changes in topography or unstable soil conditions from excavation, grading, or fill?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
g)	Subsidence of the land?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
h)	Expansive soils?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
i)	Unique geologic or physical features?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

IV. HYDROLOGY AND WATER QUALITY
Would the project:

a)	Violate any water quality standards or waste discharge requirements?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	Have a potentially significant adverse impact on groundwater quality or cause or contribute to an exceedance of applicable groundwater receiving water quality objectives or degradation of beneficial uses?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	Substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of preexisting nearby wells would drop to a level which would not support existin land uses or planned uses for which permits have been granted)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d)	Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on-or off-site?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e)	Create significant adverse environmental impact to drainage patterns due to changes in runoff flow rates or volumes	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f)	Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner which would result in flooding on-or off-site?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
g)	Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
h)	Result in increased impervious surfaces and associated increased runoff?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

	YES	YES, UNLESS MITIGATED	NO	NOT APPLICABLE
i) Result in significant alteration of receiving water quality During or following construction?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
j) Result in an increase in pollutant discharges to receiving Waters? Consider water quality parameters such as Temperature, dissolved oxygen, turbidity and other typical storm water pollutants (e.g., heavy metals, pathogens, petroleum derivatives, synthetic organics, sediment nutrients, oxygen-demanding substances, and trash)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
k) Be a tributary to an already impaired water body as listed On the Clean Water Act Section 303(d) list. If so, can it Result in an increase in any pollutant for which the water Body is already impaired?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
l) Be a tributary to environmentally sensitive areas (e.g., MHCP, RARE, Areas of Special Biological Significance, Etc.)? If so, can it exacerbate already existing sensitive Conditions?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
m) Have a potentially significant environmental impact on surface water quality, to either marine, fresh or wetland waters?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
n) Otherwise substantially degrade water quality?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
o) Place housing within a 100-year flood hazard area as mapped on a federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard Delineation map?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
p) Place within a 100-year flood hazard area Structures that would impede or redirect flood flows?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
q) Expose people or structures to a significant risk of Loss, injury or death involving flooding, including Flooding as a result of the failure of a levee or dam?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
r) Inundation by seiche, tsunami, or mudflow?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

		YES	YES, UNLESS MITIGATED	NO	NOT APPLICABLE
V.	AIR QUALITY				
	Would the proposal:				
	a) Violate any air quality standard or contribute to an existing or projected air quality violation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b) Expose sensitive receptors to pollutants?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	c) Alter air movement, moisture, or temperature, or cause any change in climate?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	d) Create objectionable odors?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
VI.	TRANSPORTATION/CIRCULATION.				
	Would the project result in:				
	a) Increased vehicle trips or traffic congestion?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	b) Hazards to safety from design features (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	c) Inadequate emergency access or access to nearby uses?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	d) Insufficient parking capacity on-site or off-site?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	e) Hazards or barriers for pedestrians or bicyclists?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	f) Conflicts with adopted policies supporting alternative transportation (e.g., bus turnouts, bicycle racks)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	g) Rail, waterborne or air traffic impacts?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
VII.	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)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b) Locally designated species (e.g., heritage trees)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	c) Locally designated natural communities (e.g., oak forest, coastal habitat, etc.)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

		YES	YES, UNLESS MITIGATED	NO	NOT APPLICABLE
d)	Wetland habitat (e.g., marsh, riparian, and vernal pool)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e)	Wildlife dispersal or migration corridors?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
VIII.	ENERGY AND MINERAL RESOURCES. Would the proposal:				
a)	Conflict with adopted energy conservation plans?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	Use non-renewable resources in a wasteful and inefficient manner?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
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?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
IX.	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)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	Possible interference with an emergency response or emergency evacuation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	The creation of any health hazard or potential health hazard?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d)	Exposure of people to existing sources of potential health hazards?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e)	Increased fire hazard in areas with flammable brush, grass, or trees?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
X.	NOISE. Would the proposal result in:				
a)	Increases in existing noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	Exposure of people to severe noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
XI.	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?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

	YES	YES, UNLESS MITIGATED	NO	NOT APPLICABLE
b) Police protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Schools?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Maintenance of public facilities, including roads?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Other governmental services?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

XII. 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?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Communications systems?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Local or regional water treatment or distribution facilities?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Sewer or septic tanks?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Storm water drainage?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f) Solid waste disposal?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
g) Local or regional water supplies?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

XIII. AESTHETICS. Would the proposal:

a) Affect a scenic vista or scenic highway?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Have a demonstrable negative aesthetic effect?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Create light or glare?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

XIV. CULTURAL RESOURCES. Would the proposal:

a) Disturb paleontological resources?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Disturb archaeological resources?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c) Affect historical resources?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d) Have the potential to cause a physical change which would affect unique ethnic cultural values?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Restrict existing religious or sacred uses within the potential impact area?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

YES, UNLESS MITIGATED NO NOT APPLICABLE

XV. RECREATION. Would the proposal:

- a) Increase the demand for neighborhood or regional parks or other recreational facilities?
- b) Affect existing recreational opportunities?

<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

XVI. 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?
- b) Does the project have the potential to achieve short-term, to the disadvantage of long-term, environmental goals?
- 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 connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects.)
- d) Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?

<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

XVII EARLIER ANALYSES.

Earlier analyses may be used where, pursuant to the tiering, program EIR, or other CEQA process, one or more effects have been adequately analyzed in an earlier EIR or Negative Declaration. Section 15063(c)(3)(D). The following is a discussion of earlier analyses:

None.

XVIII MITIGATION MEASURES

Traffic:

A traffic control plan shall be submitted to and approved by the City prior to commencement of construction activities.

Cultural Resources:

The following mitigation measures shall be implemented during grading activities at the cemetery site, related walkways and the disposal site:

- An archaeological monitor shall be on-site during ground-disturbing activities, such as brushing, scarification, grading, and trenching within the boundaries of the cemetery addition and disposal area due to the potential for encountering cultural features, such as human burials.
- A pre-excavation agreement shall be executed between the applicant and the San Luis Rey Band of Mission Indians, specifying the treatment of human remains and any cultural resources uncovered and requiring Native American monitoring for all ground-disturbing activities.
- Native American monitors shall be present throughout all ground-disturbing activities, such as brushing, scarification, grading, and trenching for the entire project area. The powers of the monitors and the details of their work shall be laid out in the pre-excavation agreement.
- The archaeological monitors and Native American monitors shall have the authority to temporarily halt or redirect grading, in order to examine any finds made during the course of monitoring. The monitors shall determine the need for further studies to assess unexpected cultural material encountered during monitoring.

XIX REFERENCES USED IN COMPLETING THIS INITIAL STUDY

The following documents may be viewed at the City of Oceanside Planning Department, 300 North Coast Highway, Oceanside California:

Affinis

Biological Resources Report – Mission San Luis Rey, California. January, 2001.

Oceanside, City of

Land Use Element (of the General Plan). 1989.

Noise Element (of the General Plan). 1974

Noise Ordinance.

Zoning Ordinance. 1995

RECON

Review of Previously Completed Evaluations for the Proposed Mission San Luis Rey Waterline Construction Project. March 20, 2003.

The Center for Spanish Colonial Research

San Luis Rey Archaeology – Water Pipe Project – CA Sdi-241 Preliminary Findings. November 13, 2001.

**EXPLANATION OF THE
ENVIRONMENTAL CHECKLIST
FOR THE
MISSION SAN LUIS REY
WATERLINE CONSTRUCTION PROJECT**

I. LAND USE AND PLANNING - Questions a, b, c, d, and e:

The proposed waterline project is in conformance with the current and proposed future uses on the Mission property. The waterline will be used for fire protection purposes as well as a future source of potable water. Potential construction-related noise and air quality impacts will be reduced through adherence to the City's Noise Ordinance, Grading Ordinance, and Air Pollution Control District rules.

II. POPULATION AND HOUSING - Questions a, b, and c:

The proposed project is construction of a waterline that will not affect existing housing or induce population growth in the area.

III. GEOLOGIC PROBLEMS - Questions a, b, c, d, e, f, g, h, and i:

The majority of the proposed project site has been disturbed by past activities. No unique geologic features on the site or surrounding area would prohibit expansion of the cemetery into the project site. Construction grading and trenching for the waterline may result in erosion and sediment impacts to the surrounding area. The project applicant will be required to provide erosion control in compliance with the City's Erosion Control Ordinance.

IV. WATER - Questions a, b, c, d, e, f, g, h, I, j, k, l, m, n, o, p, q, r:

The project site contains no major drainage courses and construction will occur in areas outside the 100-year floodplain. Construction related erosion and urban runoff pollutants have the potential to degrade water quality in the area. Implementation of water quality control measures in the City's Erosion Control Ordinance will reduce potential water quality impacts to below a level of significance.

V. AIR QUALITY - Questions a, b, c, and d:

Air pollution standards are regulated through Federal Clean Air Act of 1970 and the Clean Air Amendment of 1977. Current standards are set for sulfur dioxide, carbon monoxide, nitrogen dioxide, hydrocarbons, ozone, and particulates of less than 10 microns in size. State of California standards, established by the Air Resources Board are generally more restrictive than national standards, and have incorporated additional pollutants, such as hydrogen sulfide.

The San Diego Air Pollution Control District (APCD) is responsible for administering state and federal air quality standards in San Diego County. Its tasks include monitoring air pollution, promoting rules and regulations, and preparing the State Implementation Plan (SIP), which includes strategies for reducing air pollution in the region.

Construction and grading of the site will involve trenching and backfilling of dirt for the waterline. Grading and filling of the site will need to comply with all applicable rules and regulations of the San Diego Air Pollution Control District (APCD Rule 51). Dust control through regular watering and other fugitive dust abatement measures required by APCD will reduce dust emission levels by 50 to 75 percent.

The San Diego Air Basin (SDAB) is classified as a federal and state "serious" nonattainment area for ozone and must attain federal ozone standards by 1999. The SDAB is a federal attainment area for particulate matter, but is a state nonattainment area for this pollutant. The proposed residential project is consistent with projected land uses in the area and is consistent with the SIP. The proposed waterline project would not generate significant vehicle trips on a daily basis. No significant air quality impacts would result from project construction or operation.

VI. TRANSPORTATION/CIRCULATION - Questions a, b, c, e, f, and g:

The proposed waterline construction project would not generate significant vehicle trips on a daily basis. However, construction activities would occur in internal Mission roads and at the main entry-point to the Mission possibly resulting in construction-related delays and conflicts with normal traffic flow in the area. A traffic control plan will need to be prepared and implemented during construction.

Mitigation

A traffic control plan shall be submitted to and approved by the City prior to commencement of construction activities.

VII. BIOLOGICAL RESOURCES - Questions a, b, c, d, and e:

The waterline construction will occur in areas of the Mission property that have been previously disturbed and contain no native habitat. No impacts would occur and no mitigation is required for this portion of the project.

VIII. ENERGY AND MINERAL RESOURCES - Questions a, b, and c:

The proposed project would not conflict with adopted energy conservation plans, use non-renewable resources in a wasteful manner, or result in the loss of a known mineral resource that would be of future value to the region.

IX. HAZARDS - Questions a, b, c, d, and e:

No hazardous uses or materials are proposed at the project site. No hazardous waste site is located in the project vicinity per review of San Diego County Environmental Assessment listing dated June 8, 1998.

X. NOISE - Questions a and b:

Proposed project would not generate significant amounts of noise as it will not generate significant amounts of traffic and will be located away from sensitive noise receptors. No noise impacts have been identified. The City's Noise and Grading Ordinances regulate construction-related noise.

XI. PUBLIC SERVICES - Questions a, b, d, and e:

The proposed project would not require significant levels of additional public services. Therefore, no adverse impacts would occur in relation to fire protection, schools, parks, or other governmental services.

XII. UTILITIES AND SERVICE SYSTEMS - Questions e, f, and g:

The proposed project would not substantially affect power and natural gas supplies or systems, communication systems, water or sewer systems, or solid waste disposal systems.

XIII. AESTHETICS - Questions a, b, and c:

The proposed project would not result in the obstruction of any scenic vista or view open to the public. The only above ground structures will be fire hydrants that will not detract from the appearance of the Mission to visitors. No visual impacts would occur from project implementation.

XIV. CULTURAL RESOURCES - Questions a, b, c, d, and e:

The Center for Spanish Colonial Research (2001) prepared preliminary findings for potential cultural resources to occur within the waterline alignment. RECON (2003) reviewed these findings and recommended mitigation measures for addressing potential cultural resource impacts. These reports are summarized below.

The Mission San Luis Rey de Francia and an area approximately one-half mile around the Mission are listed on the National Register of Historic Places, as well as being a California Historical Landmark. The entire site is recorded as CA-SDI-241. The Center of Colonial Research (CFRC) evaluation of the proposed waterline alignment consisted of a series of approximately 1-meter units placed along the alignment. Based on previously completed research and excavation work within the Mission grounds, the area of work was determined to be an area of high sensitivity for buried archaeological artifacts and features.

There are three potential areas with buried architectural elements along the proposed pipeline route. The irrigation ditch that may have been exposed in sample unit C3, a portion of the acequia that was exposed in sample unit B2, and the cobble footing that appeared in sample unit C2. The exposure of these areas is possible during construction. A qualified archaeological and Native American monitor should be present for the construction phase of the proposed project. The monitors should attend a pre-construction meeting and apprise the construction crew of their responsibilities and authority.

Mitigation

The following mitigation measures shall be implemented during grading activities for the waterline:

- An archaeological monitor shall be on-site during ground-disturbing activities, such as brushing, scarification, grading, and trenching within the boundaries of the cemetery addition and disposal area due to the potential for encountering cultural features, such as human burials.
- A pre-excavation agreement shall be executed between the applicant and the San Luis Rey Band of Mission Indians, specifying the treatment of human remains and any cultural resources uncovered and requiring Native American monitoring for all ground-disturbing activities.
- Native American monitors shall be present throughout all ground-disturbing activities, such as brushing, scarification, grading, and trenching for the entire project area. The powers of the monitors and the details of their work shall be laid out in the pre-excavation agreement.
- The archaeological monitors and Native American monitors shall have the authority to temporarily halt or redirect grading, in order to examine any finds made during the course of monitoring. The monitors shall determine the need for further studies to assess unexpected cultural material encountered during monitoring.

XV. RECREATION - Questions a and b:

The proposed project would not impact the quality or quantity of existing recreational activities in the area.

COMMENTS RECEIVED DURING PUBLIC REVIEW



Gray Davis
Governor

STATE OF CALIFORNIA
Governor's Office of Planning and Research
State Clearinghouse



Tal Finney
Interim Director

June 26, 2003

Jerry Hittleman
City of Oceanside
300 North Coast Highway
Oceanside, CA 92054

Subject: Mission San Luis Rey Waterline Project
SCH#: 2003051130

Dear Jerry Hittleman:

The State Clearinghouse submitted the above named Negative Declaration to selected state agencies for review. The review period closed on June 25, 2003, and no state agencies submitted comments by that date. This letter acknowledges that you have complied with the State Clearinghouse review requirements for draft environmental documents, pursuant to the California Environmental Quality Act.

Please call the State Clearinghouse at (916) 445-0613 if you have any questions regarding the environmental review process. If you have a question about the above-named project, please refer to the ten-digit State Clearinghouse number when contacting this office.

Sincerely,

Terry Roberts
Director, State Clearinghouse

RECEIVED

JUN 30 2003

Planning Department

**Document Details Report
State Clearinghouse Data Base**

SCH# 2003051130
Project Title Mission San Luis Rey Waterline Project
Lead Agency Oceanside, City of

Type **Neg** Negative Declaration
Description A proposed new public waterline is planned to traverse the area in front of the Mission San Luis Rey connecting to an existing waterline in Peyri Drive and Mission Avenue.

Lead Agency Contact

Name Jerry Hittleman
Agency City of Oceanside
Phone 760-435-3535 **Fax**
email
Address 300 North Coast Highway
City Oceanside **State** CA **Zip** 92054

Project Location

County San Diego
City Oceanside
Region
Cross Streets Mission Avenue and Rancho Del Oro Drive
Parcel No.
Township **Range** **Section** **Base**

Proximity to:

Highways 76
Airports
Railways
Waterways San Luis Rey River
Schools
Land Use Mission San Luis Rey/Public and Semi-Public/Private Institutional

Project Issues Archaeologic-Historic; Traffic/Circulation

Reviewing Agencies Resources Agency; Department of Boating and Waterways; California Coastal Commission; Department of Fish and Game, Region 5; Office of Historic Preservation; Department of Parks and Recreation; Department of Water Resources; Caltrans, District 11; State Water Resources Control Board, Division of Water Quality; Regional Water Quality Control Board, Region 9; Native American Heritage Commission

Date Received 05/27/2003 **Start of Review** 05/27/2003 **End of Review** 06/25/2003



San Diego County Archaeological Society, Inc.

Environmental Review Committee

16 March 2003

RECEIVED

MAR 18 2003

Planning Department

To: Mr. Jerry Hittleman
Senior Environmental Planner
Planning Department
City of Oceanside
300 North Coast Highway
Oceanside, California 92054

Subject: Power Line Undergrounding near Mission San Luis Rey

Dear Mr. Hittleman:

About a week ago, the Union-Tribune reported that the Oceanside City Council had voted to put the highest priority on undergrounding of power lines in the Mission San Luis Rey historic area.

We urge the City to ensure that all undergrounding in the vicinity of the Mission be monitored by a qualified archaeological monitor. Indeed, it would be wise for the City to meet with SDG&E and a qualified archaeologist to identify exactly which areas require such monitoring. Detailed conditions for the monitoring program should be specified in advance, addressing what happens if any resources are encountered. These requirements should extend from the authority of the monitor to halt or direct further excavation pending evaluation of the discovery, on through the report preparation and ultimate disposition of the resulting material and the associated records.

We appreciate the City's concern with the visual enhancement to the area around the Mission and offer this recommendation in the spirit of that concern.

Sincerely,


James W. Royle, Jr., Chairperson
Environmental Review Committee

cc: SDCAS President
File