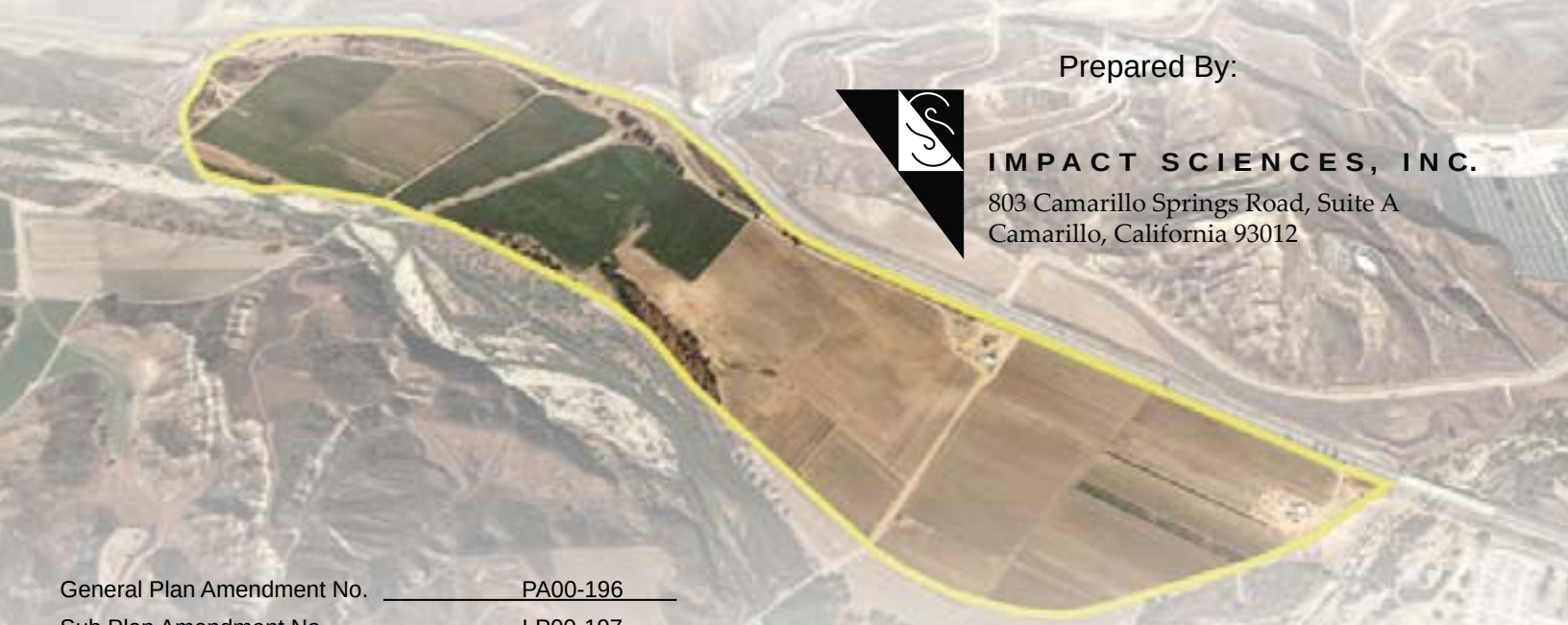
County of Los Angeles

Final Environmental Impact Report

SCH No. 2004021002

Volume II of V

LANDMARK VILLAGE



Prepared By:

IMPACT SCIENCES, INC.
803 Camarillo Springs Road, Suite A
Camarillo, California 93012

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Sub Plan Amendment No.	LP00-197
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NEWHALL RANCH
Newhall Ranch Company

November 2007

FINAL
ENVIRONMENTAL IMPACT REPORT

for
LANDMARK VILLAGE

SCH No. 2004021002

Volume II of V

Prepared for:

Los Angeles County
Department of Regional Planning
320 West Temple Street
Los Angeles, California 90012

Prepared by:

Impact Sciences, Inc.
803 Camarillo Springs Road, Suite A
Camarillo, California 93012
Phone: (805) 437-1900

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TABLE OF CONTENTS

Volume I

Section Page

1.0 INTRODUCTION 1.0-1

2.0 COMMENT LETTERS AND RESPONSES TO COMMENT LETTERS 2.0-1

Topical Responses

Topical Response 1: Perchlorate Treatment Update TR1-1
Topical Response 2: EIS/EIR Project TR2-1
Topical Response 3: Public Review Opportunities TR3-1
Topical Response 4: CLWA's 41,000 AFY Water Transfer TR4-1
Topical Response 5: Litigation Concerning Water Supplies TR5-1
Topical Response 6: Global Climate Change and Its Effects on California Water Supplies TR6-1
Topical Response 7: Global Climate Change and Its Effects on Sensitive Biological Resources TR7-1
Topical Response 8: Greenhouse Gas Emissions and Global Climate Change TR8-1
Topical Response 9: Groundwater Supplies and "Overdraft" Claims TR9-1

State Agencies

A1 Department of California Highway Patrol, December 11, 2007 ..... 2.A-1
A2 Native American Heritage Commission, December 26, 2007 ..... 2.A-4
A3 Governor's Office of Planning and Research, January 4, 2007 ..... 2.A-11
A4 California Fish and Game, January 8, 2007 ..... 2.A-15
A5 Native American Heritage Commission, January 22, 2007 ..... 2.A-17
A6 California Regional Water Quality Control Board, Los Angeles Region, January 22, 2007 ..... 2.A-19
A7 Governor's Office of Planning and Research, January 24, 2007 ..... 2.A-45
A8 Department of Transportation, January 30, 2007 ..... 2.A-49
A9 California Department of Fish and Game, January 29, 2007 ..... 2.A-57
A10 Governor's Office of Planning and Research, February 1, 2007 ..... 2.A-59
A11 Governor's Office of Planning and Research, February 6, 2007 ..... 2.A-63
A12 Governor's Office of Planning and Research, February 7, 2007 ..... 2.A-65
A13 California Department of Fish and Game, February 20, 2007 ..... 2.A-69
A14 Governor's Office of Planning and Research, February 21, 2007 ..... 2.A-72
A15 Governor's Office of Planning and Research, February 26, 2007 ..... 2.A-76

County Agencies

B1 County of Ventura, Resource Management Agency, January 19, 2007 ..... 2.B-1
B2 Los Angeles County Sanitation Districts, January 22, 2007 ..... 2.B-35

Local Agencies and Organizations

C1 Castaic Lake Water Agency, January 16, 2007 ..... 2.C-1
C2 Castaic Lake Water Agency, January 22, 2007 ..... 2.C-3
C3 Southern California Association of Governments, January 22, 2007 ..... 2.C-5
C4 Castaic Union School District, January 22, 2007 ..... 2.C-30
C5 City of Santa Clarita, February 5, 2007 ..... 2.C-37

TABLE OF CONTENTS (continued)

Volume I (continued)

Section Page

Local Agencies and Organizations (continued)

C6 United Water Conservation District, February 7, 2007 ..... 2.C-43
C7 Castaic Lake Water Agency, February 20, 2007 ..... 2.C-45
C8 Castaic Lake Water Agency, February 20, 2007 ..... 2.C-47
C9 United Water Conservation District, February 20, 2007 ..... 2.C-52

Private Organizations

D1 California Water Network, December 11, 2006 ..... 2.D-1
D2 Santa Clarita Organization for Planning and the Environment (SCOPE), January 3, 2007 ..... 2.D-3
D3 Planning and Conservation League, January 5, 2007 ..... 2.D-5
D4 Friends of the Santa Clara River, January 6, 2007 ..... 2.D-7
D5 Sierra Club, January 8, 2007 ..... 2.D-9
D6 TriCounty Watchdogs, January 13, 2007 ..... 2.D-11
D7 Piru Neighborhood Council, January 15, 2007 ..... 2.D-13
D8 Audubon California, January 19, 2007 ..... 2.D-18
D9 TriCounty Watchdogs, January 19, 2007 ..... 2.D-62
D10 California Water Network, January 20, 2007 ..... 2.D-72
D11 TriCounty Watchdogs, January 21, 2007 ..... 2.D-74
D12 Friends of the Santa Clara River, January 21, 2007 ..... 2.D-81
D13 Heal the Bay, January 22, 2007 ..... 2.D-149
D14 Santa Monica Pier Aquarium, January 24, 2007 ..... 2.D-187
D15 Topanga Association for a Scenic Community, January 30, 2007 ..... 2.D-189
D16 Sierra Club, January 30, 2007 ..... 2.D-192
D17 Wishtoyo Foundation, January 31, 2007 ..... 2.D-248
D18 California Water Network, January 31, 2007 ..... 2.D-259
D19 Wild Heritage Planners, January 31, 2007 ..... 2.D-263
D20 California Native Plant Society, February 19, 2007 ..... 2.D-275
D21 Center for Biological Diversity 2.D-295
D22 California Water Network, February 11, 2007 ..... 2.D-354
D23 Friends of the Santa Clara River, February 16, 2007 ..... 2.D-724
D24 Santa Clarita Organization for Planning and the Environment (SCOPE), February 16, 2007 (received February 21, 2007) 2.D-743
D25 Planning and Conservation League, February 20, 2007 ..... 2.D-822
D26 Planning and Conservation League, February 20, 2007 ..... 2.D-824
D27 Lynne Plambeck, Santa Clarita Organization for Planning and the Environment (SCOPE), February 21, 2007 ..... 2.D-832
D28 Friends of the Santa Clara River, February 25, 2007 ..... 2.D-834
D29 Sespe Institute, February 27, 2007 ..... 2.D-840

TABLE OF CONTENTS (continued)

Volume II

Section Page

Individuals

E1 Eric Grant, January 9, 2007 ..... 2.E-1
E2 Edward J. Benison, January 11, 2007 ..... 2.E-3
E3 Theresa Brady, January 11, 2007 ..... 2.E-5
E4 Gaylon Roden, January 11, 2007 ..... 2.E-7
E5 Donica Wood, January 11, 2007 ..... 2.E-9
E6 John S. Kelley, January 11, 2007 ..... 2.E-11
E7 David Morran, January 12, 2006[7] 2.E-13
E8 Kenneth J. Kerner, January 16, 2007 ..... 2.E-16
E9 Michael Grenetz, Received January 17, 2007 ..... 2.E-18
E10 Heffernan & Boortz, January 19, 2007 ..... 2.E-20
E11 Teresa Savaikie, January 21, 2007 ..... 2.E-23
E12 Jill Hughes, January 22, 2007 ..... 2.E-62
E13 Marina Tidwell, January 24, 2007 ..... 2.E-64
E14 Jeanette Vosburg, January 24, 2007 ..... 2.E-66
E15 Susan Suntree, January 24, 2007 ..... 2.E-69
E16 Margot Eiser, January 25, 2007 ..... 2.E-71
E17 Walter and Elvera Deonik, Received January 25, 2007 ..... 2.E-75
E18 Celia R. Burnsweig, Received January 25, 2007 ..... 2.E-78
E19 Anita Kasower, Received January 25, 2007 ..... 2.E-81
E20 Caroline Boyer, January 25, 2007 ..... 2.E-84
E21 Mrs. Edward Haas, January 25, 2007 ..... 2.E-86
E22 Mary Morales, January 25, 2007 ..... 2.E-88
E23 Russell Begle, January 25, 2007 ..... 2.E-90
E24 David Slavin, January 25, 2007 ..... 2.E-92
E25 Janet Halper, January 25, 2007 ..... 2.E-94
E26 Ray Daniels, January 25, 2007 ..... 2.E-96
E27 Hammer Weintraub, January 25, 2007 ..... 2.E-98
E28 Jeanne Karpenko, January 25, 2007 ..... 2.E-100
E29 E. Ziel, January 25, 2007 ..... 2.E-102
E30 Ron Peterson, January 25, 2007 ..... 2.E-104
E31 Mary Tyler, January 25, 2007 ..... 2.E-107
E32 Sharon Doyle, January 25, 2007 ..... 2.E-109
E33 Darek Przebieda, January 25, 2007 ..... 2.E-112
E34 Ann Bigler, January 25, 2007 ..... 2.E-114
E35 Ana Cader, January 25, 2007 ..... 2.E-117
E36 Soren Kerk, January 26, 2007 ..... 2.E-119
E37 M. Jason Hall, January 27, 2007 ..... 2.E-121
E38 Andrew Sutphin, January 27, 2007 ..... 2.E-124
E39 Joaquin Dorado, January 28, 2007 ..... 2.E-127
E40 Dr. Randy Martin, January 28, 2007 ..... 2.E-129
E41 Joanne Nagy, January 28, 2007 ..... 2.E-131
E42 Jim Kalember, January 28, 2007 ..... 2.E-134
E43 Judy Hopkins, January 28, 2007 ..... 2.E-136

TABLE OF CONTENTS (continued)

Volume II (continued)

Section Page

Individuals (continued)

E44 Jason Carter, January 29, 2007 ..... 2.E-138
E45 Paula Chadbourne, January 29, 2007 ..... 2.E-140
E46 Laurel Neiswander, January 29, 2007 ..... 2.E-142
E47 Cheryl Kohr, January 29, 2007 ..... 2.E-144
E48 Betty L. Sehnour, Received January 29, 2007 ..... 2.E-147
E49 Bonnie & Jerry Ramey, Received January 29, 2007 ..... 2.E-149
E50 Barry (Illegible), Received January 29, 2007 ..... 2.E-152
E51 Andre Lupica, January 29, 2007 ..... 2.E-154
E52 Perfecto Uribe, January 29, 2007 ..... 2.E-156
E53 Susan DeWinter, January 29, 2007 ..... 2.E-158
E54 Monique Huml, January 29, 2007 ..... 2.E-160
E55 James Frame, January 29, 2007 ..... 2.E-162
E56 James Davis, January 29, 2007 ..... 2.E-164
E57 Eric & Eden Sustin, January 29, 2007 ..... 2.E-166
E58 Weon Kyeum Kim, January 29, 2007 ..... 2.E-168
E59 Melinda Coulter, January 29, 2007 ..... 2.E-170
E60 Brian Smith, January 29, 2007 ..... 2.E-172
E61 Lisa Burke, January 29, 2007 ..... 2.E-174
E62 Jennifer Grossman, January 29, 2007 ..... 2.E-176
E63 Arlie Alfaro, January 29, 2007 ..... 2.E-178
E64 Leo Smith, January 29, 2007 ..... 2.E-180
E65 Lisa Tucker, January 29, 2007 ..... 2.E-182
E66 Lauren Lensch, January 29, 2007 ..... 2.E-184
E67 Angela Mangilit, January 29, 2007 ..... 2.E-186
E68 Adam Laraway, January 29, 2007 ..... 2.E-188
E69 Ivan Chandran, January 29, 2007 ..... 2.E-190
E70 Guru Kalle, January 29, 2007 ..... 2.E-192
E71 Arnold Pilpil, January 29, 2007 ..... 2.E-194
E72 Tim Shaner, January 29, 2007 ..... 2.E-196
E73 Qiana Staral, January 29, 2007 ..... 2.E-198
E74 Mark Fields, January 29, 2007 ..... 2.E-200
E75 Jenny Park, January 29, 2007 ..... 2.E-202
E76 Jim Elliott, January 29, 2007 ..... 2.E-204
E77 Steve Park, January 29, 2007 ..... 2.E-206
E78 Brett Durfee, January 29, 2007 ..... 2.E-208
E79 Dani Lewis, January 29, 2007 ..... 2.E-210
E80 Tony Lewis, January 29, 2007 ..... 2.E-212
E81 Steve Williams, January 29, 2007 ..... 2.E-214
E82 Mike Lizarraga, January 29, 2007 ..... 2.E-216
E83 Edna Dimataga-Fernandez, January 29, 2007 ..... 2.E-218
E84 Eric Jenkins, January 29, 2007 ..... 2.E-220
E85 Juan Molina, January 29, 2007 ..... 2.E-222
E86 Sam Neylan, January 29, 2007 ..... 2.E-224

TABLE OF CONTENTS (continued)

Volume II (continued)

Section Page

Individuals (continued)

E87 Jaleen Mastroianni, January 29, 2007 ..... 2.E-226
E88 Guy Craighead, January 29, 2007 ..... 2.E-228
E89 Quang Pham, January 29, 2007 ..... 2.E-230
E90 Joanne Hedge, January 30, 2007 ..... 2.E-232
E91 Judith McClure, January 30, 2007 ..... 2.E-234
E92 Mong Chong, January 30, 2007 ..... 2.E-236
E93 Liza Amtmanis, January 30, 2007 ..... 2.E-239
E94 Bryan S. Bergstrand, January 30, 2007 ..... 2.E-244
E95 Catherine Deme, January 30, 2007 ..... 2.E-247
E96 Joan Byrd, January 30, 2007 ..... 2.E-249
E97 Kohei Tomita, January 30, 2007 ..... 2.E-251
E98 Michael Bridge, January 30, 2007 ..... 2.E-253
E99 Judith Fernandez, January 30, 2007 ..... 2.E-255
E100 Kelli Garner, January 30, 2007 ..... 2.E-257
E101 Larry Wims, January 30, 2007 ..... 2.E-259
E102 Dan Suess, January 30, 2007 ..... 2.E-261
E103 Greg Gardner, January 30, 2007 ..... 2.E-263
E104 April Woodson, January 30, 2007 ..... 2.E-265
E105 Diane Abergel, January 30, 2007 ..... 2.E-267
E106 Suzanne Borkoski, January 30, 2007 ..... 2.E-269
E107 Brian Donovan, January 30, 2007 ..... 2.E-271
E108 Stephanie Hardie, January 30, 2007 ..... 2.E-273
E109 Elaine Voelker, January 30, 2007 ..... 2.E-275
E110 Lloyd Armour, January 30, 2007 ..... 2.E-277
E111 Gino Fronti, January 30, 2007 ..... 2.E-279
E112 Carrie Steele, January 30, 2007 ..... 2.E-281
E113 Sheila Dudman, January 30, 2007 ..... 2.E-283
E114 Robert Macasaet, January 30, 2007 ..... 2.E-285
E115 Sam Yako, January 30, 2007 ..... 2.E-287
E116 Judee Guzman, January 30, 2007 ..... 2.E-289
E117 Deborah Donovan, January 30, 2007 ..... 2.E-291
E118 Michelle Eckard, January 30, 2007 ..... 2.E-293
E110 Lisa Yun, January 30, 2007 ..... 2.E-295
E120 Jenni Millan, January 30, 2007 ..... 2.E-297
E121 Melinda Vos, January 30, 2007 ..... 2.E-299
E122 Ron Smith, January 30, 2007 ..... 2.E-301
E123 Larry See, January 30, 2007 ..... 2.E-303
E124 Patty Douglas, January 30, 2007 ..... 2.E-305
E125 Merian Young, January 30, 2007 ..... 2.E-307
E126 Byron Davis, January 30, 2007 ..... 2.E-309
E127 Alison Marek, January 30, 2007 ..... 2.E-311
E128 Pablo Monterrosa, January 30, 2007 ..... 2.E-313
E129 Gregg Herrera, January 30, 2007 ..... 2.E-315

TABLE OF CONTENTS (continued)

Volume II (continued)

Section Page

Individuals (continued)

E130 Larry T. Moen, January 30, 2007 ..... 2.E-317
E131 Mason Abedinzadeh, January 30, 2007 ..... 2.E-319
E132 Jennifer Little, January 30, 2007 ..... 2.E-321
E133 Marissa DiBlasio, January 30, 2007 ..... 2.E-323
E134 Karleen Jones, January 30, 2007 ..... 2.E-325
E135 Danielle Rueff, January 30, 2007 ..... 2.E-327
E136 Amy Underwood, January 30, 2007 ..... 2.E-329
E137 Sandra & Jim Elliott, January 30, 2007 ..... 2.E-331
E138 Charles Chung, January 30, 2007 ..... 2.E-333
E139 Jennifer Cabrera, January 30, 2007 ..... 2.E-335
E140 Jennifer Robinson, January 30, 2007 ..... 2.E-337
E141 Kate Wolf, January 31, 2007 ..... 2.E-339
E142 C. Chase (Illegible), January 25, 2007 ..... 2.E-341
E143 David Magney Environmental Consulting, January 30, 2007 ..... 2.E-343
E144 Darri Raskin and Florence Raskin, January 30, 2007 ..... 2.E-384
E145 William Pogiter, January 30, 2007 ..... 2.E-387
E146 B. Raskin, January 30, 2007 ..... 2.E-390
E147 W.A. Coonfield, January 30, 2007 ..... 2.E-393
E148 Ed Raskin and family, January 30, 2007 ..... 2.E-396
E149 Shirley Galat and multiple signatures (no date) 2.E-399
E150 B. Rowan, January 31, 2007 ..... 2.E-402
E151 Abel Ramos, January 31, 2007 ..... 2.E-404
E152 Kristyn Gray, January 31, 2007 ..... 2.E-406
E153 Jesenia Mendoza, January 31, 2007 ..... 2.E-408
E154 Benjamin Ludovico, January 31, 2007 ..... 2.E-410
E155 Cristine Monfore, January 31, 2007 ..... 2.E-412
E156 Andrea & James Gutman, January 31, 2007 ..... 2.E-414
E157 Rod Kaufman, February 1, 2007 ..... 2.E-417
E158 Linda Siversten, February 1, 2007 ..... 2.E-419
E159 Debbie de Courson, February 1, 2007 ..... 2.E-421
E160 Davey Lopez, February 1, 2007 ..... 2.E-423
E161 Bryan Good, February 1, 2007 ..... 2.E-425
E162 Nancy Winters, February 2, 2007 ..... 2.E-427
E163 Celeste Dye, February 5, 2007 ..... 2.E-430
E164 James Starkweather, February 5, 2007 ..... 2.E-433
E165 Tony Lewis, February 5, 2007 ..... 2.E-435
E166 Karen Aguilar, February 5, 2007 ..... 2.E-437
E167 Teresa Rutherford, February 5, 2007 ..... 2.E-439
E168 Courtney Kang, February 5, 2007 ..... 2.E-441
E169 Mary Elisa Cobarruibas, February 5, 2007 ..... 2.E-443
E170 Richard F Doctor, February 8, 2007 ..... 2.E-445
E171 Dorothy Geisler, February 8, 2007 ..... 2.E-447
E172 Carol Lutness, February 8, 2007 ..... 2.E-450

TABLE OF CONTENTS (continued)

Volume II (continued)

Section Page

Individuals (continued)

E173 Dean Webb, February 8, 2007 ..... 2.E-453
E174 Katherine Squires, February 10, 2007 ..... 2.E-455
E175 Katherine Squires, February 11, 2007 ..... 2.E-460
E176 Dinda Evans January 9, 2007 ..... 2.E-462
E177 Barbara Cogswell, February 12, 2007 ..... 2.E-467
E178 Willis Simms, February 12, 2007 ..... 2.E-470
E179 James Tejani, February 13, 2007 ..... 2.E-474
E180 Edward Simpson, February 15, 2007 ..... 2.E-476
E181 David King?, February 16, 2007 ..... 2.E-479
E182 Dr. Mary Brenneman, February 18, 2007 ..... 2.E-481
E183 Barbara Wamploe, February 19, 2007 ..... 2.E-483
E184 Geoff Webberley, February 19, 2007 ..... 2.E-489
E185 Tracy Scarrino, February 19, 2007 ..... 2.E-491
E186 Cody Hitt, February 19, 2007 ..... 2.E-493
E187 Dan and Gina Nordenstrom, February 20, 2007 ..... 2.E-496
E188 Snowdy Dodson, February 20, 2007 ..... 2.E-504
E189 Thomas Barron, February 20, 2007 ..... 2.E-506
E190 Celia Lamborn, February 20, 2007 ..... 2.E-509
E191 Lech Ross?, February 20, 2007 ..... 2.E-511
E192 Janeice McConnell, February 20, 2007 ..... 2.E-513
E193 Teresa Savaikie, June 26, 2007 ..... 2.E-519
E194 Bette Simons, February 19, 2007 ..... 2.E-527
E195 Elizabeth McMahon, February 20, 2007 ..... 2.E-529
E196 Gayle Dufour, February 20, 2007 ..... 2.E-532
E197 Laurel Neiswander, February 20, 2007 ..... 2.E-535
E198 Betty Schnaar, February 20, 2007 ..... 2.E-537
E199 Linda Klein, February 20, 2007 ..... 2.E-539
E200 Elaine Trogman, February 20, 2007 ..... 2.E-542
E201 Alan Pollack, M.D., February 20, 2007 ..... 2.E-544
E202 Ken Platner (no date) 2.E-546
E203 Charles Beals, February 20, 2007 ..... 2.E-548
E204 Wyndee Haley (no date) 2.E-550
E205 Dan McCroy (no date) 2.E-552
E206 Kathleen Grantham, February 21, 2007 ..... 2.E-555
E207 Sylvia Garcia, February 21, 2007 ..... 2.E-558
E208 Stephen ?, February 21, 2007 ..... 2.E-560
E209 Thomas Barron, February 21, 2007 ..... 2.E-562
E210 Alfonso Montilla, February 22, 2007 ..... 2.E-564
E211 Thomas Barron, February 27, 2007 ..... 2.E-566
E212 Thomas Barron (no date) 2.E-568
E213 Gail and George MacDonald (no date) 2.E-573
E214 Esther and Martin Kaplinsky, January 28, 2007 ..... 2.E-575

TABLE OF CONTENTS (continued)

Volume II (continued)

Section Page

Late Letters

D30 Center for Contract Compliance, March 6, 2007 ..... 2.F-1
D31 Sierra Club, March 14, 2007 ..... 2.F-3
D32 San Fernando Valley Audubon Society, March 28, 2007 ..... 2.F-32
D33 West Ranch Town Council, April 2, 2007 ..... 2.F-35
D34 Sierra Club, April 13, 2007 ..... 2.F-37
D35 Sierra Club, May 1, 2007 ..... 2.F-49
D36 Friends of the Santa Clara River, July 24, 2007 ..... 2.F-77
E215 Paul Ayers, March 9, 2007 ..... 2.F-172
E216 Ingeborg Prochazka, March 12, 2007 ..... 2.F-175
E217 Brian O'Reilly, March 26, 2007 ..... 2.F-177
E218 Carol Winkler, April 2, 2007 ..... 2.F-179
E219 Evelyn Carpenter (no date) 2.F-183
E220 Barbara Cogwell (no date) 2.F-187
E221 Carole Lutness, April 1, 2007 ..... 2.F-191
E222 Deana Perozzi, April 1, 2007 ..... 2.F-195
E223 Frank Ford (no date) 2.F-199
E224 Mary Indermule (no date) 2.F-203
E225 Christine Johann and Stephen Cartotto (no date) 2.F-207
E226 Dr. Mha Atma Khalsa and Martha Oaklander, March 29, 2007 ..... 2.F-211

Hearing Testimony and Responses

Regional Planning Commission Transcript, January 31, 2007 ..... RPC1-1
Regional Planning Commission Transcript, February 28, 2007 ..... RPC2-1

3.0 REVISED DRAFT EIR PAGES 3.0-1

TABLE OF CONTENTS (continued)

APPENDICES

Volume III

Appendix A Biological Resources
Oak Tree Relocation Report, Richard Johnson, May 2003
Summary of Late Winter and Spring Surveys with Focus on the California Condor, Bloom Biological, Inc., July 2007
Effect of Urbanization on Aquifer Recharge in the Santa Clarita Valley, John Porcello, CH2MHILL, February 22, 2004
CDFG Buffer Criteria, Volume II, October 2001
Preliminary Fuel Modification Plan, Dudek, May 2007
Mariposa Lily Plan, Dudek, June 2007
Draft Spineflower Conservation Plan, Dudek, June 2007
Santa Clara River Watershed Study, Dudek, June 2007
Report on Interim Late Winter and Spring Survey of Raptors and Special-Status Bird Species, Bloom Biological, Inc., June 2007
SEATAC Biota Report

Volume IV

Appendix A Biological Resources (continued)
SEATAC Biota Report (continued)
Draft Landmark Village Biota Report – Supplemental Information Submitted to SEATAC, November 2005
Minutes of the SEATAC Meeting on August 1, 2005
Summary of Southwestern Arroyo Toad Surveys, Bloom Biological, Inc., July 11, 2007
Draft Candidate Conservation Agreement for the San Fernando Valley Spineflower
Wetlands Mitigation Plan, Dudek, 2007
Mitigation Feasibility Study, Dudek, 2007
Letter report on Focused California Gnatcatcher Surveys, Dudek, July 2007
Memorandum from Dr. Thomas R. Haglund, San Marino Environmental Associates, to Mr. Lee Stark, February 4, 2003
Kern County Superior Court Ruling on Motion to Discharge Peremptory Writ, October 22, 2003
Buried Soil Cement Evaluation after 2004/05 Winter Storm, PACE, May 8, 2007
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Appendix B Water Resources
CLWA Memorandum to Board of Directors, June 1, 2007
Monterey Settlement Agreement
Friends of the Santa Clara River v. Castaic Lake Water Agency, 2003 WL 22839353 (Friends II)
DWR "News for Immediate Release," April 18, 2006
DWR Notice to SWP Contractors, May 23, 2007
DWR Bulletin 132-04, Management of the California State Water Project, September 2005
DWR Bulletin 132-03, Management of the California State Water Project, December 2004
DWR Bulletin 132-02, Management of the California State Water Project, January 2004

TABLE OF CONTENTS (continued)

APPENDICES (Continued)

Volume IV (continued)

Appendix B Water Resources (continued)
DWR Bulletin 132-01, Management of the California State Water Project, December 2002
DWR's "Notices to State Water Project Contractors" 2000 to 2006
Sacramento County Trial Court's Order (re: Monterey Settlement Agreement)
Judgment Granting Peremptory Writ of Mandate, October 25, 2002
DWR Brief in the 41K litigation
California Water Impact Network, et al. v. Castaic Lake Water Agency, Appellate Court 2d Civil No. B177978 (Second District Court of Appeal's unpublished decision)
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Order Granting Plaintiff's Application for Temporary Restraining Order, February 3, 2006;
Order Granting Plaintiff's Motion for Preliminary Injunction, February 15, 2006
Governor Schwarzenegger's release issued July 17, 2007, http://gov.ca.gov/index.php?/print-version/press-release/6972/
2006 Santa Clarita Valley Water Report, May 2007

Volume V

Appendix B Water Resources (continued)
DWR's Progress on Incorporating Climate Change into Management of California's Water Resources, July 2006
Emissions Pathways, Climate Change, Impacts on California, Katharine Hayhoe, et al., August 24, 2004
Pondering a Climate Conundrum in Antarctic, Nature, January 13, 2002
Buried Soil Cement Evaluation after 2004/05 Winter Storm, PACE, May 8, 2007
In Hot Water: Water Management Strategies to Weather the Effects of Global Warming, NRDC, July 2007
Minute Order and Statement of Decision for the 2005 UWMP
Janavs Decision
Adopted Waste Discharge Requirements and National Pollutant Discharge Elimination System (NPDES) Permit – Newhall Ranch Sanitation District, Newhall Ranch Water Reclamation Plant (NPDES No. CA0064556, CI No. 9322)
Court of Appeal Decision in West Creek, September 25, 2007
Wanger Decision, May 25, 2007

TABLE OF CONTENTS (continued)

APPENDICES (Continued)

Volume V (continued)

Appendix C Air Quality
Santa Clarita Subregional Analysis, November 2004
Newhall Ranch Specific Plan FEIR Air Quality Mitigation Measures
Nonattainment Areas
Unmitigated Construction Emissions
2002 Annual Average Daily Truck Traffic on the California State Highway System
URBEMIS2002 Unmitigated Operational Emissions – Summertime
URBEMIS2002 Unmitigated Operational Emissions – Wintertime
Construction Health Risk Assessment
SCAQMD Rule 403, Fugitive Dust
Mitigated Construction Emissions
Summertime Operational Emissions Reductions
Wintertime Operational Emissions Reductions
Localized Significance Threshold Analysis
Assessment of the Contribution of Local Emissions versus Transport to Ozone and Particulate Matter Air Quality in the Santa Clarita Valley, February 22, 2007 Staff Report

Appendix D Fiscal Issues
Newhall Ranch Fiscal Impact Analysis, September 2006

Appendix E Cultural/Paleontological Resources
Letter from W&S Consultants, February 15, 2007

Appendix F Land Use
Sustainability Summary
Affordable Housing Program

Appendix G Water Quality
Letter from California Regional Water Quality Control Board, September 11, 2007
Waste Discharge Requirements for the Newhall Ranch Sanitation District (Newhall Ranch Water Reclamation Plant), Discharge to the Santa Clara River, Order No. R4-2007-0046, NPDES No. CA0064556

Appendix H Staff Reports
January 31, 2007 Staff Report
February 22, 2007 Staff Report

LIST OF FIGURES

Figure		Page
B-1	Existing Buried Soil Cement Bank Protection along Santa Clara River at the Bridgeport Project	2.B-26
B-2	Buried Soil Cement at Bridgeport after 2004/2005 Storms	2.B-27
B-3	Aerial Photography of Still-Buried Soil Cement Bank Protection on San Francisquito Creek at Copper Hill Road Following the 2004/2005 Winter High Flow Events	2.B-27
D-1	Existing Buried Soil Cement Bank Protection along Santa Clara River at the Bridgeport Project	2.D-126
D-2	Buried Soil Cement at Bridgeport after 2004/2005 Storms	2.D-126
D-3	Aerial Photography of Still-Buried Soil Cement Bank Protection on San Francisquito Creek at Copper Hill Road Following the 2004/2005 Winter High Flow Events	2.D-127

LIST OF TABLES

Table		Page
TR8-1	Comparison of Bills Introduced in the Senate to Control GHG Emissions	TR8-12
TR8-2	Early Action GHG Reduction Measures Considered by ARB and CAT (Landmark Village)	TR8-16
TR8-3	Stakeholder Suggestions Potentially Relevant to the Residential Development Sector (Landmark Village)	TR8-17
TR9-1	Groundwater Operating Plan for the Santa Clarita Valley	TR9-6
A-1	Effluent Limitiations in the Newhall Ranch WRP Draft NPDES Permit	2.A-27
A-2	LADPW Pesticide Sampling Summary	2.A-30
A-3	Landmark Village Site Design BMPs	2.A-34
D-1	Santa Clara River Landmark Village Existing and Proposed Conditions HEC-RAS Model Capital Water Surface Elevation and Velocity Below Potrero Canyon Creek	2.D-15
E-1	Plant Subtaxa, Range, and Status	2.E-359

Taylor, Gloria

From: Eric Grant [ericgrant@alumni.usc.edu]
Sent: Tuesday, January 09, 2007 10:24 AM
To: Tae, Susan
Subject: The Newhall Ranch project

The Newhall Ranch project:

In an era of global warming, we cannot continue to approve automobile based sprawl housing. You must re-think the landuse policies and not approve projects such as this. 1

1. Please extend the comment period to 120 days 2
2. Do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration 3
3. Oppose building in a Significant Ecological Area 4
4. Oppose destruction of 67 oaks 5
5. Request that impacts to global warming be addressed and mitigated before the project can be approved. 6

Click-click here to download pictures. To help protect your privacy, Outlook prevented automatic download of this picture from the Internet.

Grant

1/31/2007

E1. Letter from Eric Grant, dated January 9, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 5

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E2

23621 Mesa Ct.
Valencia Ca 91355
11 Jan 2007

Ms. Susan Tae
Los Angeles Regional Planning - LA County
320 W. Temple St.
Los Angeles Ca 90013

RECEIVED
JAN 17 2007

Dear Ms Tae:

I wish to present some points relative to the Newhall Ranch Project - Phase I:

A.) Please extend the comment period to 120 days. 1

B.) Please take no action regarding approval of the Newhall Ranch Project prior to the EIS on the Santa Clara River being released. 2

C.) Please oppose any building in Significant Ecological Area (SEC) 23. 3

D.) Do not allow the destruction of the 67 oak trees as planned in Phase I of the Newhall Ranch Project. 4

Thank you for your support regarding these matters.

Respectfully,

Edward J. Benison

E2. Letter from Edward Benison, dated January 11, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment is noted. No further response it required given the comment does not address or question the content of the Draft EIR.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E3

21721 Septo St. #120
Chatsworth, CA 91311
January 11, 2007

Mr. Daniel Fierros
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village (Project No. 00-196-(5)
Request for Extension of EIR Comment Period

Dear Mr. Fierros

I would like an extension of the comment period for review of the EIR. I would also like to be given notification of where I can locate a copy for review. I understand that they are often available at County Libraries. Please let me know if this is in fact the case. My phone number is (818) 349-8889 and (818) 59[illegible]3-9223. 1 2

I understand that the Environmental Quality Act is a partnership that requires public participation to provide you with information in order that the best project for both the developer and the community will result from the planning process. Therefore, I hope that the County will consider extending the comment period. 3 4

I understand that an EIS will also be required for this project. It would therefore be sensible to allow time for both to be reviewed thoroughly and in conjunction with one another. The EIS has not yet been released. I believe that this process should not precede the release of that document because impacts identified and mitigated in that EIS may very well affect the design of the project before you. 5

Thus, I request that the comment period be extended to 120 days, ending March 24th, 2007. I thank you in advance for ensuring that this project receives the thorough public review that it deserves. 6

Sincerely,

Theresa Brady

E3. Letter from Theresa Brady, dated January 11, 2007

Response 1

The comment requests an extension for the public comment period. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

The comment requested information as to the availability of the Draft EIR for review. The Landmark Village Draft EIR is available for review at the Newhall County Library, 22704 West 9th Street, Newhall, California 91321; Valencia County Library, 223743 West Valencia Boulevard, Valencia, California 91355 and Canyon Country Joanne Darcy Library, 19601 Soledad Canyon Road, Canyon Country, California 91351. The Draft EIR is also available on the County of Los Angeles Department of Regional Planning website and at the Department of Regional Planning, Impact Analysis Section, Room 1348, 320 West Temple Street, Los Angeles, California 90012. For additional information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities.

Response 3

Please see **Response 1**, above.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

Please see **Response 4**, above.

Response 6

Please see **Response 1**, above.

Letter No. E4

Ms Susan Tae

Jan 11, 2007

L A County Regional Planning Dept
320 West Temple St
Los Angeles, Ca 90013

RECEIVED
JAN 17 2007

Dear Ms Tae

I would like to express some comments on phase 1 of the newhall Ranch Project:

1. Please extend the comment area to 120 days — 1
2. Oppose building in a Significant Ecological Area — 2
3. Oppose destruction of 67 oaks — 3
4. Do not approve the project before EIS on the Santa Clara River has been released/completed because this may change the project configuration — 4

Sincerely
Marylou Rodan
22641 Copperhill Dr #82
Saugus, Ca. 91350

E4. Letter from Galon Roden, dated January 11, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Letter No. E5

RECEIVED
JAN 17 2007

Jan. 11, 2007

Ms Susan Tae
L.A. County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch Project

Dear Ms. Tae:

Please oppose building in SEA 23. 1

Please oppose destruction of 67 oaks, they take hundreds of years to grow. 2

Please extend the comment period to 120 days. 3

Please don't approve this before the Environmental Impact ~~Report~~ Study on the Santa Clara River is completed. 4

This project is going to impact the traffic flow immensely and that is bad enough. 5

It is difficult to plan well given our current transportation systems.

Very truly yours
Bonnie Wood
27611 Nugget Dr. #3
Santa Clarita, CA 91387

E5. Letter from Donica Wood, dated January 11, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment addresses traffic flow, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E6

RECEIVED
JAN 22 2007

JAN. 11, 2007

MS. SUSAN TOE,
L.A. COUNTY REGIONAL PLANNING DEPT.

I AM WRITING TO EXPRESS MY OPPOSITION TO THE PROPOSED NEWHALL RANCH PROJECT. 1

AT LEAST THE FIRST PHASE SHOULD SHOULD BE POSTPONED UNTIL PEOPLE CAN BE BETTER INFORMED ABOUT THE PROJECT. 2

IS THE PROJECT BEING PROPOSED IN A SIGNIFICANT ECOLOGICAL AREA? 3

IF SO, ITS CONSTRUCTION WOULD BE OPPOSED BY MYSELF. 4

ALSO THE ISSUE OF "GLOBAL WARMING" MAY BE AN ISSUE WHICH MAY CAUSE OPPOSITION TO THE PROJECT. 5

THANK YOU FOR YOUR KIND CONSIDERATION OF THESE ISSUES

John Skelley
15670 POPPYSEED LANE
CANYON COUNTRY, CA 91387

E6. Letter from John S. Kelly, dated January 11, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

Please see **Response 1**, above.

Response 4

Please see **Response 1**, above.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E7

RECEIVED
JAN 17 2007

12 January 2006
26092 Monterey Ave
Valencia, CA 91355

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 West Temple Street
Los Angeles, CA 90013

Dear Ms Tae:

I am writing regarding the first phase of the proposed Newhall ranch project. This ill-conceived project along the Santa Clara River needs significant modification. I encourage you to extend the comment period to 120 days. Also no approval should be given until the EIS on the Santa Clara River has been completed. Sixty seven oaks need to be protected. There should be no building in SEA 23. This project as proposed will have adverse effects on our efforts to limit CO_2 emission, the principal cause of global warming. Our dependence on auto-based developments needs to be changed. 1 2 3 4 5 6 7

Sincerely yours
David Moran

E7. Letter from David Moran, dated January 12, 2006[7]

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment requests an extension of the public comment period. Additional time for public comment has been provided. For additional information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E8

Jan 16, 2007

Ms Susan Tae
Los angeles Regional Planning Dept.
320 West Temple Street
Los angeles, Ca. 90013

REC
JAN 1 2007

Subject: Proposed Newhall Ranch Project

Ms Tae

In reference to the above subject, I am requesting that you extend the comment period to 120 days, 1
oppose building in a S.E.A., 2
oppose the destruction of 67 oaks, 3
request that impacts to global warming be addressed and mitigated before the project can be approved. 4
In addition, do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration 5

Thank you for these considerations.

Sincerely

Kenneth J. Keiser
16743 HIGHFALLS ST.
CANYON COUNTRY, CA
91387

E8. Letter from Kenneth Kerner, dated January 16, 2007

Response 1

The comment requests an extension of the public comment period. Additional time for public comment has been provided. For additional information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 5

Please see **Topical Response 2**: EIS/EIR Project.

Letter No. E9

Ms. Susan Tae,
LA County Regional Planning Dept.
320 West Temple Street
LA, Ca 90013

RECEIVED
JAN 17 2007

Ms. Tae,

I care deeply about the Santa Clara River. 1
Please extend the comment period so more people have 2
time to comment and review this issue. Also,
I greatly oppose building in such ecologically significant 3
region. The cutting down of 67 precious oaks is
entirely inappropriate. And finally, it is unethical and 4
specious to approve project before the Santa Clara 5
River EIS is completed. Please, take your time and
complete this project in a way that does not 6
harm the quality of life of my community

Sincerely,
Michael Grenetz of Santa Clarita

E9. Letter from Michael Grenetz, dated January 19, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment requests an extension of the public comment period. Additional time for public comment has been provided. For additional information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 2**: EIS/EIR Project.

Response 6

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E10

Heffernan & Boortz
A Partnership Composed of Law Corporations
26 Corporate Plaza - Suite 100
Newport Beach, California 92660
Telephone (949) 640-4300
Facsimile (949) 721-1140
e-mail dboortz@hblaw.net

January 19, 2007

Mr. Daniel Fierros
County of Los Angeles
Department of Regional Planning
Impact Analysis Section, Room 1348
320 West Temple Street
Los Angeles, CA 90012

Re: Draft Environmental Impact Report ("DEIR") for Landmark Village
Tentative Tract Map No. TR53108
State Clearinghouse No. 2004021002

Dear Mr. Fierros:

Our firm represents the owner of Travel Village, the recreational vehicle park situated adjacent to Castaic Creek and the site of the proposed Landmark Village project (the "Project"). We have been asked by our client to provide you with the following comments concerning the above-referenced DEIR: 1

Based on an initial review of the DEIR, our client has no objection to the Project as described in the DEIR assuming that the following understandings remain in place:

1. It is our understanding that the development of the Project as described in the DEIR will not have any impact (whether by velocity or surface level) upon the Travel Village property insofar as the flow of water through both Castaic Creek and the Santa Clarita River are concerned; 2

2. We also understand that no modifications or improvements will be required for or made to the Travel Village property as a result of the Project other than those bank stabilization improvements that will be installed by the County or the Newhall Land and Farming Company pursuant to the State Route 126 and Commerce Center Drive Interchange project (the "SR 126 Project"); and 3

3. Finally, we understand that the development of the Project will not adversely impact the design or timing of the construction of the SR 126 Project improvements 4

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01/19/07

serving the Travel Village property including (i) the traffic light and intersection on SR 126 providing direct access to the Travel Village property at its west end, (ii) the service road providing access to the Travel Village property from Henry Mayo Drive, (iii) the sound attenuation walls along SR 126 and (iv) the inclusion of lateral connections and related facilities (e.g., manhole access facilities) for any utility services to be located within the utility corridor for connection to the Travel Village property. 4

Additionally, we ask, unless that portion of Henry Mayo Drive between the east end of the Travel Village property and Commerce Center Drive is to be currently completed to full-street improvement level as part of either the Project or the SR 126 Project, that our client be given the option to install those street improvements that will not otherwise be constructed now to facilitate improved emergency access to and from the Travel Village property. Given the increased danger inherent in the substantial development and construction activities that will be taking place in close proximity to Travel Village during the next several years, providing additional access for the park's tenants, guests and employees is of critical importance. 5

Thank you for the opportunity to provide our comments on the DEIR and the Project. Please do not hesitate to contact us immediately should you have any questions.

Very truly yours,

DONALD L. BOORTZ

cc: Travel Village

- Heffernan & Boortz -
A Partnership Composed of Law Corporations

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01/19/07

E10. Letter from Hefferman & Boortz, dated January 19, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment restates information contained in the Landmark Village Draft EIR, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 3

Please see **Response 2**, above.

Response 4

Please see **Response 2**, above.

Response 5

The County acknowledges your input and comment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E11

January 21, 2007

Mr. Daniel Fierros
Los Angeles County
Department of Regional Planning
320 West Temple Street
Los Angeles, CA 90012

Thank you for the opportunity to comment on the Draft Environmental Impact Report for the Landmark Village phase of the proposed Newhall Ranch development west of Santa Clarita **(Project No. 00-196 / Tract Map No. 53108 / Landmark Village.**

I am a local environmental activist living in the Santa Clarita area. I am also a mother of three young children who live, play and go to school in the Santa Clarita Valley. It is of serious concern to me that the County of Los Angeles and the City of Santa Clarita continues to approve all of these housing developments -- in spite of the fact that it is well documented that these projects will seriously further degrade the air quality of the Santa Clarita Valley, and surrounding areas. A recent study done by the City of Santa Clarita found that, more than 51% of the working population in Santa Clarita has to commute to the San FernandoValley and beyond. Each one of these sprawling developments that entice people to move from the San FernandoValley and Los Angeles -- without supplying adequate local employment opportunities -- contributes to our already declining air quality with commuter traffic while clogging our roads and freeways. New housing is not what is required to support the Santa Clarita Valley. Smart planning would create and attract businesses to employ the many folks that live in Santa Clarita, but still have to commute to better paying jobs in San Fernando and Los Angeles. 1 2 3

Yet, project after project has been approved with so-called overriding considerations. It troubles me that a society would override the health of our children and shorten their life span in doing so. This is not smart planning, smart planning would ensure that projects are built that include jobs to support those currently living here to reduce our already degraded air quality and relieve congestion on our roads and freeways that travel through Los Angeles, Ventura and Kern Counties. It is irresponsible to continue building housing developments that will further strain our already maxed out roads and freeway systems, while threatening the health of our most precious gift -- the future generation, our children. The result is short term financial benefits and long term consequences to our children's health and well being. 4 5

Regarding the Santa Clara River, it is a precious gift to our county. We have to save it now. The Nature Conservancy has recently submitted a report called the Santa Clara River Watershed Plan. It outlines the most significant ecological areas within the Santa Clara River. Much of this land is within the proposed Landmark Village plan, and the rest of the proposed Newhall Ranch project area. Audubon California has said the Santa Clara River -- especially in LA County -- is on the verge of disaster. American Rivers designated the river as one of the top 10 endangered rivers in the Country. Many organizations and individuals recognize the value of the Santa Clara River and the imminent threat to it. We need the County of Los Angeles to recognize the value of the Santa Clara River, by appreciating and protecting this resource from further development. We must find a way of protecting the Santa Clara River from more degradation. We can do this by making all the projects back up off the Santa Clara River -- and out of its floodplain -- and making acquisitions of important wildlife habitats along the river corridor and associated upland habitat, with a focus on connectivity with other areas. 6 7 8 9 10

The nearly five and a half linear miles of riparian degradation being proposed in the Landmark Village Project area is a significant and negative impact on the ecosystem. It is a permanent disturbance that will eliminate breeding and foraging habitat for the endangered arroyo toad, the California fully protected unarmored threespined stickleback, the southwestern pond turtle, the Santa Ana sucker, the two-striped garter snake, the 11 12

endangered Least Bell's Vireo, the fully protected White-tailed Kite and the many sensitive species that are known or expected to occur within the project area. 12

Stream hydrology, ecology, and morphology are influenced by impervious cover, as is overall stream water quality. The proximity of this proposed project to the Santa Clara River will create severe negative impacts. Urban development in the riparian zone and hardening/stabilizing of the stream banks will increase the impervious cover in this natural ecosystem. This hydromodification of riparian habitat and wetlands will reduce groundwater recharge; increase streambank erosion; increase channel scour; increase storm water concentrations of metals, hydrocarbons and priority pollutants; reduce amphibian and reptile populations; reduce fish diversity; and reduce diversity of aquatic insects. Stream degradation in many streams can be measured when there is as little as 10% impervious cover in the watershed (Schueler 1994, Cappiella and Brown 2001). 13 14 15

Higher traffic volumes translate into higher levels of stormwater pollution running off of commercial parking lots and high-traffic streets, contributing a very high and disproportionate amount of the total pollution load (Beech 2002). 16

The Santa Clara River in the section of Landmark Village, the pending Embarcadero Project, and the Commerce Center Drive Project contain all the primary constituent elements, including breeding pools in low gradient stream segments, sandy substrates, seasonal flood flows, and riparian and upland habitats for foraging and dispersal. Special management considerations are required to address urban development in these areas. There are breeding arroyo toads within a short distance of the project area, and with proper management the population near the Landmark Village site has the potential to greatly increase in size with appropriate conservation and protections. 17

The arroyo toad has been documented in the Santa Clara River Watershed near the Landmark Village project area. Including but not limited to: Upper Piru Creek, Castaic Junction, and Upstream of I-5. 18

Arroyo toads have perhaps the most specialized habitat requirements of any amphibians found in California – shallow, exposed streamside, quiet water stretches, or overflow pools with silt-free sandy or gravelly bottoms particularly favored for breeding (Jennings and Hayes 1994, Stebbins 2003). Impacts from human activities can affect water quality, flow frequency, sedimentation, and the degradation or loss of surrounding uplands reduces and eliminates foraging and overwintering habitat (U.S. Fish and Wildlife Service 1999). Artificial stabilization of the river will eliminate the river's capacity to meander and will increase the flow velocities, scouring the banks (Riley 1998). Hydromodification of natural streambeds by channelization or stabilization for flood control extend the negative effects of arroyo toad habitat by destroying potential dispersal routes between closely spaced tributary streams (U.S. Fish and Wildlife Service 1999). 19

The southwestern arroyo toad, one of the "true toads," is specialized for life in an unstable habitat. No more than three inches long, this small toad was once found throughout coastal rivers and streams in southern and central California, from Monterey to San Diego counties, as well as in Baja California. The toad hatches in a river or stream and begins to develop in water; as an adult, it lives on land, where it forages for insects (mostly ants) and digs burrows on sandy terraces. 20

The same issues that caused the decline and eventual listing of the arroyo toad as an endangered species will occur within the Landmark Village project area. 21

As recognized Arroyo toad populations have suffered throughout the twentieth century as watersheds in southern California have been dammed and polluted by siltation from development and other activities. The toad's habitat has been degraded, fragmented and reduced by urban sprawl, dams, cattle grazing, mining and off-road vehicle use; it now survives only in 22 small, isolated headwaters. In addition, having lost over 80% of 22

its habitat in Southern California and as populations dwindle, the toad has become more vulnerable to other factors that reduce species, such as predation by introduced species. 22

Projects built and approved within Newhall Land's Natural River Management have failed to address the loss of habitat for the endangered arroyo toad partly because Newhall denied their presence. 23 Even once it became well documented that the arroyo toads occurred within the Natural River Management Plan, no meaningful mitigations were made to protect the arroyo toad from further harm. 24 Newhall Land, the City of Santa Clarita, LA County Sheriff's Department and State and Federal Agencies have not fulfilled their mitigation measures in the Natural River Management Plan. For instance, constant off road vehicle use continues right in the Santa Clara River, creating apparent off road vehicle "parks" right within the arroyo toad habitat, including near and on where both arroyo toad tadpoles and adults have been previously observed. This is evident in the following photograph taken in December 2006 (just a few weeks ago) by Lisa Fimiani, with Los Angeles Audubon, during Audubon's 2006 Santa Clarita Christmas Bird Count. 25

Since it has been well documented that mitigation measures have failed within Newhall Lands Natural River Management it is quite clear that these same mitigations as proposed in the Landmark DEIR will fail to address impacts to the arroyo toad and many other sensitive species. It is also clear that the City of Santa Clarita, County of Los Angeles, California Department of Fish and Game, US Fish and Wildlife, and the Army Corps of Engineers have not yet figured out how to enforce such mitigation. 26 27

Unarmored Threespined stickleback (*Gatserosteus aculeatus williamsoni*) 28
Santa Clara River populations of the unarmored threespined stickleback (*Gatserosteus aculeatus williamsoni*) have survived because of the relative lack of urbanization and the existence of barriers to dispersal of plated

sticklebacks and exotic organisms. *G. a. williamsoni* has been extirpated from most of the river due to habitat destruction because of channelization, drying of streams by groundwater pumping, and the introduction of exotic organisms, such as mosquito fish (City of Santa Clarita 1991). The same issues that caused this species decline will occur within the Landmark Village Project area. 28

There will be a loss of 169 acres of wetlands, which will be filled to raise the development out of the flood plain (4.2 Hydrology). Rather than destroying the wetland area by dumping fill material into the river, there should be no construction in the floodplain. Any urban development in this area should be set back a minimum of 500 feet from the upland edge of the riparian zone. This buffer serves to not only preserve the riparian habitat; it also provides a buffer from stormwater runoff from the impervious surfaces of the developed areas. 29 30 31

The constructed hydrologic systems to convey stormwater away from homes and roads exacerbate the degradation of the riparian zone. Not only do the concrete boxes and channels add to impervious cover of the area, they concentrate the pollutants in high velocity runoff, both scouring the streambanks downstream and degrading the water quality. They prevent the natural percolation of rainfall. Additionally, these constructed capital projects will become publicly maintained facilities. In other words, the will be operated and maintained at taxpayer expense. 32 33 34

Downstream erosion resulting from concentrated and high velocity flows from the proposed narrowing of the river and bank hardening has not been adequately addressed. Both northern and southern banks of the river are proposed to be degraded by soil cement, reinforced concrete, or riprap. These are mischaracterized as improvements, but they in fact negatively affect the natural flow and structure of the river and degrade wildlife habitat. 35 36

The DEIR erroneously calls exposed soil cement a naturalized and aesthetic bank protection method. It is, in fact, a cement channel. It also errs in claiming that re-vegetation of soil dumped on the cement will maintain the natural habitat presently found along the river. The Santa Clara River is a dynamic system. Grading its banks, pouring in cement, and covering it with dirt does not produce a natural habitat. There is a false assumption that an ecosystem can be buried with cement and then recreated. As proposed in this DEIR, the excavation and placement of up to 5.8 million cubic yards of fill in the floodplain combined with almost five and a half linear miles of hardened banks, the river's natural meandering system is slated for destruction. 37 38 39 40

Edge effects: 41

With continued development and increasing human population along the Santa Clara River and its tributaries so do the threats that people bring to the watershed and species. Currently Off Road Vehicle (ORV) use continues in the Santa Clara River, in spite of the fact that it is an illegal activity. Environmentalists and organizations have met with the City of Santa Clarita, the Local Sheriff's Department, contacted Fish and Game and Fish and Wildlife to no avail. These agencies evidently do not have the personnel or the will to implement and enforce mitigation measures as set forth in the approvals of prior developments. For instance, in Newhall Lands Natural River Management Plan we have tried to address the ORV use in the Santa Clara River. Unfortunately, we have been unable to reduce these impacts as evident in photograph above. 42

Urbanization, increases Brown-Headed Cowbird 43

Mitigation measures to control Brown-headed Cowbirds in the Landmark Village DEIR does not fix the root causes which drives high rates of parasitism to threatened and endangered species. Cleary habitat loss will increase the cowbird population.

In the last century, Brown-headed Cowbirds have experienced massive range expansions and population explosions as forests have been opened to make way for agricultural and suburban landscapes. Clearly the increase in parasitism has been caused by human encroachment and fragmentation of the host species habitat.

Cowbird control is a short-term solution that ignores the real problem of habitat degradation as a result of agriculture, grazing and development.

Cowbirds occur most often in agricultural/residential landscapes near open woodlands. Cowbirds frequent woodland edges created when deforestation leads to a mosaic of trees and open brush/grassland. 43

Fragmented forests have proportionally more edge than contiguous forests, creating small woodlots that are easy for cowbirds to penetrate.

Rates of parasitism depend on the proximity of cowbird feeding sites to host breeding sites. Cowbirds search for hosts near woodland edges and feed in agricultural/residential areas, They are often seen at home bird feeders. The closer such cowbird foraging areas are to host breeding habitats, the more likely hosts will suffer cowbird parasitism (Halterman and Laymon, Tewksbury et al.).

44

Landmark Village will negatively affect threatened and endangered species. Loss of Habitat will likely increase the cowbird population. In addition, the use human bird feeders in developments along the project area will attract Brown-headed Cowbirds. Additionally Brown-headed Cowbirds may not be as easily trapped and removed from the riparian areas, as they may learn to avoid the traps because food will be offered in the housing development. 45

Further mitigation measures may be required, including the exclusion of Bird Feeders in new residential areas.

Non – Native Species

Habitat Loss in the Landmark Village Project area will increase the populations of non-native species. The DEIR does not adequately address the many negative impacts that non-native species will have on native wildlife. Therefore the DEIR fails to address this in any meaningful way. The list of introduced species and their impacts on the environment are many. Here I address just a few of the species that will impact native species. 46

The introduced European Starling and European House Sparrow cause serious decline in native bird populations. They evict Bluebirds, Swallows, Wrens, Nuthatches and Woodpeckers from their nests and tree holes and often destroy the eggs and young in the process. In addition, Starlings have been found to have a very negative impact on American Kestrels, the smallest falcon in North America. Both Starling and House Sparrow populations will increase with development of the Landmark Village Project Area. These species are not realized as pests in the Landmark DEIR. Therefore, their impacts to native bird species have not been adequately analyzed or addressed in the DEIR. It is important to note that House Sparrows can be plentiful at bird feeding stations in yards and gardens. Both the Sparrow and Starling make good living off our trash, pet food and bird feeding stations. An amended DEIR should be required in order to address the impacts of these non-native species on our native bird populations. 47

Norway Rats and House Mice The Landmark Village DEIR does not address the increase of non-native Norway Rats or House Mice.

48

Within the vicinity of human inhabitation, they subsist well on carrion, refuse, offal and spoiled food, bird feeders and pet food... They will feed on a multitude of native birds, reptiles, amphibians and plants. This increase of non-native rodents will have a serious impact on our native species. Human constructions provide

excellent shelter for these commensals, and around urban areas the population density of House Mouse can reach 10 per square metre, 1000 times of that in the wild. 48

It is estimated that one rat occurs per person in homes and related areas, (Wachtel and McNeely 1985). 49

Anticoagulant use is NOT the answer and here is why:

Poisons set out to kill non-native populations, such as anticoagulants, should not be used as a method to reduce non-native rodent populations as they can negatively impact non-target species and cause secondary poisoning to native wildlife that feed upon the poisoned rodents. In developed areas along the Santa Clara River and it's tributaries rodent bait stations are currently being used. The County of Ventura is currently taking measures to reduce the use of anticoagulants in order to reduce the impacts to non-target species. Biological methods must be studied and implemented to reduce the number of non native rodents without the use of harmful poisons. The utilization of Barn Owl houses, raptor perches, American Kestrel houses, etc., can all help keep the population of rodents down. In addition, trash must be properly disposed of and covered, and bird feeders should not be allowed in the project area. 50

It should also be noted that anticoagulants have killed mountain lions not far from the proposed Landmark Village project area. It is believed that two mountains lions likely fed on dead or dying coyotes that had eaten poisoned rodents. Anticoagulants are also partly responsible for the decline in the bobcat and coyote population. In addition, they impact other non-target species, such as Owls, Hawks and Falcons.

Rodent poison blamed after two mountain lions are found dead in Simi Hills
By Daniel Wolowicz
Special to the Simi Valley Acorn

Within the past three months, two mountain lions were found dead in the Simi Hills.

The two carnivores—a female known as P4 and a male called P3

—were among the wildlife tracked by National Park Service naturalist Seth Riley in a recent study. His research found that suburban development and pest control substances cause problems for wild animals in the local habitat. 51

Riley, a wildlife ecologist for the Santa Monica Mountains National Recreations Area, recently addressed a standing-room-only crowd at the National Park Service Visitor Center in Thousand Oaks.

In his lecture "Carnivores on the Fringe," he presented the results of his nine years of field research on the impact of urbanization on large carnivores.

Hosted by the NPS, the lecture was part of a series that lets the public speak directly with scientists, said Park Ranger Sheila Braden, the event's coordinator.

Riley's talk focused on bobcats, coyotes and mountain lions. His fieldwork on bobcats and coyotes was done primarily in the Simi Hills, while he tracked the mountain lions throughout the Santa Monica Mountains, the Simi Hills and the Santa Susana Mountains.

Specifically, Riley noted how major freeways and roadways, as well as toxic anticoagulants used in most major rodent poisons, have hurt the large carnivore population.

"The main reason for this lecture is to show people how their everyday lives affect the local wildlife," Riley said. "The simple usage of rat poison can have a complex affect on the total ecosystem, even on large cats such as mountain lions."

Using radio collars and motion sensor cameras hidden in the brush along known wildlife trails, Riley tracked animals throughout Ventura County and into the Santa Monica Mountains.

"On the coyotes and bobcats, we use basic VHF tracking collars," Riley said. "But on the mountain lions, we can use VHF collars with global positioning capability, which uploads the animal's location to a satellite on a regular basis. We can then download the information and better understand the lions' patterns."

Riley noted that the relatively new GPS technology has added a means to collect data that scientists couldn't previously have acquired.

Riley based his findings on the tracking of more than 100 coyotes, 15 to 20 bobcats, four adult mountain lions and four mountain lion cubs recently found in the Simi Hills.

The increase in urban development has brought a marked decrease in the animals' daytime movement, Riley said. In addition to the fact that these animals are primarily nocturnal, Riley thinks they curb their daytime movement to avoid human contact.

Scientists estimate 1,400 acres of natural habitat are destroyed annually to make room for urban development in the 350-square-mile Santa Monica Mountains, according to the Los Angeles Times.

"In some cases, these animals end up living in habitats totally surrounded by developed land," Riley said.

Because large predators require an enormous amount of space to find food and mates—an adult male mountain lion prowls about 300 square miles—Riley said many of the animals cross busy roads or freeways on a regular basis.

However, highways aren't the primary reason so many large carnivores die prematurely, according to Riley.

51

Within a group of tracked bobcats, 28 died. Of those deaths, vehicles killed only six. There were 18 tracked coyote deaths, and only five were a result of road fatalities.

"The deaths by car are pretty low, considering how many animals we track," Riley said. "It was the anticoagulants that had a much more devastating effect on the lives of the animals."

Anticoagulants are toxins used in major rodent poisons like d-Con, which is available at hardware stores. Often used by schools, parks, golf courses, housing developments, even the National Park Service, anticoagulants are eaten by rodents and cause the blood to thin, resulting in death from massive internal bleeding. The two most common anticoagulants are bromadiolone and brodifacoum.

Rodents have developed greater resistance to the chemicals. Higher and higher doses of the poisons are required to kill rodents, which, in turn, are eaten by coyotes and bobcats. If an average-sized coyote, about 30 to 40 pounds, ingests three or four rodents over a short period of time, there's a good chance these

anticoagulants will pass from the infected rodent to the coyote, killing him.

Although most felines have high resistance to the toxin, Riley said toxicology reports showed 80 percent of bobcats tested in the area had some levels of anticoagulants, and 23 of 31 studied bobcats were carrying more than one toxin.

51

Riley's study took a dramatic turn in the spring of 2002. A disproportionate number of bobcats were dying from what scientists thought was a form of mange, a typically non-lethal strain of the skin disease that's found primarily in cats.

A previously recorded 77 percent chance of survival from year-to-year for bobcats dropped to 50 percent in 2002 and then to only 20 percent in 2003.

Scientists realized bobcats that died of mange also had high levels of anticoagulants in their systems. Together, these two factors caused a nearly 50 percent drop in survival rates for local bobcats in a two-year period.

"We're working very hard to get this information published," Riley said. Then, he said, they'll try to let the public know "how they can make a difference."

Anticoagulants also affect the largest of the local cats—the mountain lions. Scientists suspect cougars acquire toxins from coyotes, which are one of their primary food sources.

Toxicology reports conducted by scientists from UC Davis concluded that the mountain lions P4 and P3 had high levels of anticoagulants.

Riley estimates that the Santa Monica Mountains and the Simi Hills provide enough habitat to support about eight adult mountain lions. Before the deaths of P4 and P3, Riley's team tracked four adult lions and four mountain lion cubs. So when two of the four known adult lions died in a relatively short amount of time, Riley and his team took special note because their deaths were preventable.

Riley, who received his doctorate degree in ecology from UC Davis and is an adjunct professor at UCLA, believes there's hope for these animals. 51

The recent discovery of the four lion cubs heartens the ecologist.

"It's great that (the cubs) are out there," he said. "Right now, they're about 5 months old. We're really interested in tracking them after they've grown up so we can better understand where they go. That would be the next step in our study if we could find available funding."

Keeping the public informed, Riley said, coupled with efforts by Caltrans and other agencies to build animal-friendly bridges and tunnels for roadways will help maintain the wildlife population.

52

Domestic Cats:

Landmark Village DEIR does not address the impacts of domestic cats on our wildlife population or any meaningful mitigation to ensure that cats do not have access to our native species.

Landmark Village will cause loss and fragmentation of wildlife habitat, resulting from development, road construction, and other land uses. This is by far the leading cause of declining bird populations. However, with an estimated 20,000 plus homes to be build in the Newhall Ranch project, we must also address the fact that domestic cats will more than likely become numerous within the project area and will wreak havoc on threatened and endangered species. Domestic cats are numerous, efficient, non-native predators who will dramatically contribute to the decline of species. For example, habitat fragmentation provides cats easier access to wildlife forced to live on smaller and smaller tracts of native land. Rather than providing havens for wild creatures, these smaller tracts can become death traps instead.

53

Cats are non-native species and their outdoor presence in the project area should not be permitted. Homeowners and associations must agree that cats found outdoors will be trapped and immediately turned over to animal control.

Introduced cats are a serious threat to native birds and other animals. There are an estimated 63 million pet cats in the United States (Nassar and Mosier 1991), plus as many as 30 million feral cats (Luoma 1997). Cats prey on native birds (Fitzgerald 1990), plus small native mammals, amphibians, and reptiles (Dunn and Tessaglia 1994). Cornell University estimates that about 465 million birds are killed by cats per year in the United States.

David Pimentel, Lori Lach, Rodolfo Zuniga, and Doug Morrison
College of Agriculture and Life Sciences
Cornell University .

The following studies and data provided by the American Birds Conservancy:

How many birds and other wildlife do domestic cats kill each year in the U.S.? No one knows, although reasonable extrapolations from scientific data can be made. Nationwide, cats are estimated to kill hundreds of millions of birds and more than a billion small mammals, such as rabbits, chipmunks, squirrels, and shrews each year. Cats kill not only plentiful animals, but also rare and endangered species for which the loss of even one animal is significant. The scientific community is increasingly concerned about cat predation. How many birds and other wildlife do domestic cats kill each year in the U.S.? The scientific community is increasingly concerned about cat predation.

There are over 66 million pet cats in the United States. A recent poll shows approximately 35 percent are kept exclusively indoors, leaving more than 40 million owned cats free to kill birds and other wildlife, all or part of the time. In addition, millions of stray and feral cats roam our cities, suburbs, farmlands and natural areas. Abandoned by their owners or lost (stray), or descendants of strays and shunning all human contact (feral), these cats are victims of human irresponsibility through owner abandonment and the failure to spay or neuter pets. No one knows how many homeless cats there are in the U.S., but estimates range from 60 to 100 million. These creatures lead short, miserable lives.

Loss and fragmentation of wildlife habitat, resulting from development, road construction, intensive agriculture, and other land uses, are by far the leading causes of declining bird populations. Domestic cats are numerous, efficient, non-native predators who contribute to the decline. For example, habitat fragmentation provides cats easier access to wildlife forced to live on smaller and smaller tracts of land. Rather than providing havens for wild creatures, these smaller tracts can be death traps instead.

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Cats Are Not a Natural Part of Ecosystems

The domestic cat, Felis catus, is a descendant of the wild cat of Africa and extreme southwestern Asia, Felis silvestris libyca. Domesticated in Egypt approximately 4,000 years ago, cats were introduced to Europe around 2,000 years ago. Cats were introduced to North America when Europeans arrived on this continent, but were brought in large numbers during the latter part of the nineteenth century in an attempt to control burgeoning rodent populations associated with the spread of agriculture. Some people presume that a cat killing certain animals, such as field mice, is beneficial, but native small mammals are important to maintaining biologically diverse ecosystems. For example, mice and shrews are an important food source for birds such as the Great Horned Owl, Red-tailed Hawk, and American Kestrel.

Cats Compete With Native Predators

Owned cats have huge advantages over native predators. They may be afforded some protection from disease, predation, competition, and starvation, factors, which control native predators such as owls, bobcats, and foxes. Cats with dependable food supplies are not as vulnerable to changes in prey populations. Unlike many native predators, cats are not strictly territorial, keeping members of their own species out of a given area. As a result, cats can exist at much higher densities and may out-compete native predators for food. In addition, unaltered cats are prolific breeders. A female cat can have up to three litters per year, with four to six kittens per litter.

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Cats Transmit Disease to Wildlife

Unvaccinated cats can transmit rabies and cats are the domestic animal most frequently reported rabid to the Centers for Disease Control and Prevention. Cats are also suspected of spreading feline leukemia virus to a mountain lion in California and may have infected the endangered Florida panther with feline distemper. Feline infectious peritonitis has been diagnosed in mountain lion and lynx, and feline immunodeficiency virus has been found in Florida panther and bobcats

Studies of Cat Predation

Extensive studies of the feeding habits of domestic, free-roaming cats have been conducted over the last 50 years in Europe, North America, Australia, Africa, and on at least 22 islands. These studies show that approximately 60 to 70 percent of the wildlife cats kill are small mammals, 20 to 30 percent are birds, and up to 10 percent are amphibians, reptiles, and insects.

Scientists have found that the number and types of animals killed by cats vary greatly, depending on the individual cat, time of year, and availability of prey. Some free-roaming domestic cats kill more than 100 animals each year. Some cats specialize in killing birds while others take mainly small mammals. One regularly fed cat that roamed a wildlife experiment station was recorded to have killed more than 1600 animals (mostly small mammals) over 18 months. Rural cats take more prey than suburban or urban cats. Birds that nest or feed on the ground are the most susceptible to cat predation, as are nestlings and fledglings of many other bird species. Following are summaries of specific studies:

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Wisconsin Study: Researchers at the University of Wisconsin coupled their four-year cat predation study with data from other studies, and predicted a range of values for the number of birds killed each year in the state. By estimating the number of free-ranging cats in rural areas, the number of kills per cat, and the proportion of birds killed, the researchers calculated that rural free-roaming cats kill at least 7.8 million and perhaps as many as 217 million birds a year in Wisconsin. They estimated that in some parts of the state, free-roaming cat densities reach 114 cats per square mile, outnumbering all similar-sized native predators. (Coleman, J.S. and S.A. Temple. 1995. How many birds do cats kill? Wildlife Control Technology:44.)Wisconsin Study: Researchers at the University of Wisconsin coupled their four-year cat predation study with data from other studies, and predicted a range of values for the number of birds killed each year in the state. By estimating the number of free-ranging cats in rural areas, the number of kills per cat, and the proportion of birds killed, the researchers calculated that rural free-roaming cats kill at least 7.8 million and perhaps as many as 217 million birds a year in Wisconsin. They estimated that in some parts of the state, free-roaming cat densities reach 114 cats per square mile, outnumbering all similar-sized native predators. (Coleman, J.S. and S.A. Temple. 1995. How many birds do cats kill? Wildlife Control Technology:44.)

Virginia Study: Virginia researchers compared free-roaming domestic pet cats in a rural setting and a more urban one. A total of 27 native species (eight bird, two amphibian, nine reptile, and eight mammal, including the star-nosed mole, a species of special state concern) were captured by a single rural cat. Four urban cats captured 21 native species (six bird, seven reptile, eight mammal). Between January and November 1990 each cat caught, on average, 26 native individuals in the urban area, and 83 in the rural area. The study did not count prey killed and completely consumed, prey killed and left elsewhere, or non-native prey. (Mitchell, J. and R.A.Beck. 1992. Free-ranging domestic cat predation on native vertebrates in rural and urban Virginia. Virginia Journal of Science 43:197-206.)Virginia Study: Virginia researchers compared free-roaming domestic pet cats in a rural setting and a more urban one. A total of 27 native species (eight bird, two amphibian, nine reptile, and eight mammal, including the star-nosed mole, a species of special state concern) were captured by a single rural cat. Four urban cats captured 21 native species (six bird, seven reptile, eight mammal). Between January and

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Yet another reason that bird feeders should be prohibited in the project area: Death to bird population.

Cats at Bird Feeders Study: A continent-wide survey of 5,500 homes with bird feeders during the winter of 1989-90 showed that the domestic cat was a significant predator of birds at feeders. Species killed by cats at bird feeders included Dark-eyed Junco, Pine Siskin, Northern Cardinal, and American Goldfinch. (Dunn, E.H. and D.L. Tessaglia. 1994. Predation of birds at feeders in winter. J. Field Ornithology 65(1):8-16.) Cats at Bird Feeders **Study**: A continent-wide survey of 5,500 homes with bird feeders during the winter of 1989-90 showed that the domestic cat was a significant predator of birds at feeders. Species killed by cats at bird feeders included Dark-eyed Junco, Pine Siskin, Northern Cardinal, and American Goldfinch. (Dunn, E.H. and D.L. Tessaglia. 1994. Predation of birds at feeders in winter. J. Field Ornithology 65(1):8-16.)

Cats on Islands

Because some island bird populations evolved in the absence of mammalian predators, they have no defense mechanisms against them. When an efficient predator such as the domestic cat is introduced or abandoned on an island, elimination of entire bird populations can result. Domestic cats are considered primarily responsible for the extinction of eight island bird species and the eradication of over 40 bird species from New Zealand islands alone. Island bird species that are now extinct primarily due to cat predation include the following: Stephen's Island Wren, South Island Thrush, Chatham Island Rail, Stewart Island Snipe, and the Auckland Island Merganser. On Marion Island in the Sub-Antarctic Indian Ocean, cats were estimated to kill about 450,000 seabirds annually prior to cat eradication efforts.

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Cat Predation of Wildlife in Habitat Reduced to Islands

Cats can have highly significant impacts on local wildlife populations, especially in habitat "islands" such as suburban and urban parks, wildlife refuges, and other habitats that are surrounded by human development. For birds, the loss of species from habitat islands is well documented, and nest predation is an important cause of the decline of neotropical migrants. The Point Arena mountain beaver, Stephen's kangaroo rat, and Pacific pocket mouse, protected under the Federal Endangered Species Act, now live on habitat islands created by destruction and fragmentation of their habitat in California. Domestic cat predation by pet and feral cats on these species is a serious threat to their future existence on the habitat that is left.

Cat Predation of Federally-Protected Wildlife

The Migratory Bird Treaty Act (MBTA) prohibits the hunting, taking, capturing, or killing of any migratory bird. However, owners of free-roaming domestic cats permit their pets to kill birds protected by the MBTA in seeming violation of this landmark law. Domestic cats are also killing birds and other wildlife protected under the Endangered Species Act.

Through the Endangered Species Act, the federal government protects and restores wildlife at risk of extinction. Habitat loss is the most significant cause of species declines, and predation, including killing by cats, ranks second. Although cats may not be responsible for the perilous status of endangered wildlife, the loss of even a single animal can be a setback to the survival of the species. It is not possible to document fully the predation of protected species by cats, but the following is a list of protected species for which there is at least one documented case of cat predation in the U.S.

Documented Cat Predation of Birds

Protected by the Endangered Species Act

Light-footed Clapper Rail, Rallus longirostris levipes

California Clapper Rail, Rallus longirostris obsoletus

California Least Tern, Sterna antillarum browni

Western Snowy Plover, Charadrius alexandrinus nivosus

California Brown Pelican, Pelecanus occidentalis californicus

California Gnatcatcher, Polioptila californica

Piping Plover, Charadrius melodus

San Clemente Loggerhead Shrike, Lanius ludovicianus mearnsi

Palila, Loxioides bailleui

Florida Scrub-Jay, Aphelocoma coerulescens

Documented Cat Predation of Mammals Protected by the Endangered Species Act

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Pacific Pocket Mouse, Perognathus longimembris pacificus

Stephens' Kangaroo Rat, Dipodomys stephensi

Morro Bay Kangaroo Rat, Dipdomys heermanni morroensis

Point Arena Mountain Beaver, Aplodontia rufa nigra

Florida Beach Mouse, Peromyscus polionotus

Santa Rosa Beach Mouse, Peromyscus polionotus leucocephalus

Key Largo Woodrat, Neotoma floridana smalli

Key Largo Cotton Mouse, Peromyscus gossypinus allopaticola

Documented Cat Predation of Reptiles

Protected by the Endangered Species Act

Island Night Lizard, Xantusia riversiana

Alameda Whipsnake, Masticophis lateralis euryxanthus

Correcting Four Myths About Cat Predation of Birds and Other Wildlife

Some people mistakenly believe:

(1) Well-fed cats are not a danger to wildlife;

(2) Putting a bell on a cat is an effective way to deter predation;

(3) Interrupting an attack by a cat allows the prey to escape and live;

(4) Stray cat colonies present no danger to wildlife.

Well-fed Cats Do Kill Birds: Well-fed cats kill birds and other wildlife because the hunting instinct is independent of the urge to eat. In one study, six cats were presented with a live small rat while eating their preferred food. All six cats stopped eating the food, killed the rat, and then resumed eating the food. Well-fed Cats Do Kill Birds: Well-fed cats kill birds and other wildlife because the hunting instinct is independent of the urge to eat. In one study, six cats were presented with a live small rat while eating their preferred food. All six cats stopped eating the food, killed the rat, and then resumed eating the food.

Cats With Bells on Their Collars Do Kill Birds: Studies have shown that bells on collars are not effective in preventing cats from killing birds or other wildlife. Birds do not necessarily associate the sound of a bell with danger, and cats with bells can learn to silently stalk their prey. Even if the bell on the collar rings, it may ring too late, and bells offer no protection for helpless nestlings and fledglings. Cats With Bells on Their Collars Do Kill Birds: Studies have shown that bells on collars are not effective in preventing cats from killing birds or other wildlife. Birds do not necessarily associate the sound of a bell with danger, and cats with bells can learn to silently stalk their prey. Even if the bell on the collar rings, it may ring too late, and bells offer no protection for helpless nestlings and fledglings.

53

Birds That Seem to Escape Don't Get Away Unscathed: Birds That Seem to Escape Don't Get Away Unscathed: Contrary to popular belief that birds and other small animals can be rescued from a cat attack and get away unharmed, wildlife rehabilitation centers report that most small animals injured by cats die. Cats carry many types of bacteria and viruses in their mouths, some of which can be transmitted to their victims. Even if treatment is administered immediately, only about 20 percent of these patients survive the ordeal. A victim that looks perfectly healthy may die from internal hemorrhaging or injury to vital organs.

Wildlife rehabilitation centers also report that a large percentage of their patients are cat attack victims and animals orphaned by cats. At Wildlife Rescue, Inc. in Palo Alto, California, approximately 25 percent of their patients during May and June 1994 were native cat-caught birds and almost half were fledglings. Thirty percent of birds and 20 percent of mammals in the care of the Lindsay Wildlife Museum in California were caught by cats. Cat predation of wildlife is especially frustrating to wildlife rehabilitators. These losses are totally unnecessary because unlike other predators, pet cats don't n.ot prevent the predation of birds and other wildlife. For example, a famous heron and egret rookery of several thousand birds reportedly has been decimated, and songbird populations have plummeted, in Greynolds Park in Dade County, Florida where the numbers of cats and raccoons fed by humans have exploded.

Sincerely,

Teresa Savaikie

26724 Mocha Drive, Santa Clarita, Ca. 91350

661-263-9624

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E11. Letter from Teresa Savaikie, dated January 21, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment claims that large development will encourage residents from the San Fernando Valley and Los Angeles to move to the Santa Clarita Valley, where the comment contends that there are not enough employment opportunities. The comment asserts that this will contribute to more traffic and declining air quality. Contrary to this general comment, the project brings with it employment opportunities. Existing employment opportunities also are present in the Santa Clarita Valley. As is evidenced below, Landmark Village, as with all of the Newhall Ranch Specific Plan, incorporates the following components of a sustainable or smart growth community:

- **Mix of Land Uses.** Landmark Village, along with the other villages in Newhall Ranch, will include a broad range of housing types, including affordable housing, along with commercial, office, and public facilities. As to Landmark Village, a diverse range of 1,444 homes (308 single-family and 1,136 multi-family units) would be provided. To minimize and shorten vehicle trips, most homes will be within walking distances to the Landmark Village community's commercial and mixed-use areas, elementary school site, community park, and trail system. Finally, Landmark Village is located adjacent to the Valencia Commerce Center, one of the largest employment centers in the Santa Clarita Valley. Bike and pedestrian trails within Newhall Ranch and Landmark Village will connect to trails within the Valencia Commerce Center.

- **Provision of Jobs.** A portion of Newhall Ranch's projected 19,000 new jobs would be offered through Landmark Village's mixed-use and commercial areas. Newhall Ranch is adjacent to the existing Valencia Gateway (which includes the Valencia Commerce Center), which presently provides 50,000 jobs. Other development within Valencia Gateway will create an additional 30,000 jobs. When completed, the job centers in Newhall Ranch and Valencia will have resulted in the creation of approximately 100,000 jobs in the Santa Clarita Valley. A balanced jobs-housing base is a critical component to a sustainable community because it allows people to work close to home and minimizes vehicle miles traveled.

- **Locating of Residential Uses in Close Proximity to Commercial Services/Public Spaces.** Nearly 60 percent of the residential units in Newhall Ranch will be located within walking distance of village or commercial centers. This is clearly documented by the Landmark Village land plan. Residents within Landmark Village will be able to utilize paseos/trails and/or the Santa Clara River Regional Trail to walk to commercial centers, private recreational facilities, the elementary school and a community park. As stated above, this traditional neighborhood design minimizes vehicle trips.

- **Provision of Transit and Light Rail Right-of-Way.** Newhall Ranch, including Landmark Village, will be part of the Santa Clarita Transit system and will pay its fair share for transit service to the

community. Transit improvements within Newhall Ranch will include a park-and-ride lot, a future transit station, transfer station, bus stops, and preservation of light rail right-of-way. Landmark Village will include a total of five bus stops, a park-and-ride lot, and the preservation of light rail right-of-way along SR-126. The provision of transit and the accommodation of light rail encourage residents to rely less on vehicular travel.

- **Open Space, Recreation, and Preservation of Sensitive Resource Areas.** Newhall Ranch, of which Landmark Village is a part, includes the preservation of the High Country, Salt Creek Corridor and the Santa Clara River and internal open areas - a total of nearly 7,800 acres. A total of three community parks (Landmark includes the first community park) and up to ten neighborhood parks will be provided as part of Newhall Ranch. Finally, private recreation facilities will be provided throughout the entire Ranch providing additional recreational opportunities to residents. In short, Landmark Village's design connects jobs, retail, schools, parks, and recreation facilities with the community's trail system to promote walking and biking while minimizing vehicle trips.

- **Hierarchy of Trails.** Newhall Ranch will include over 50 miles of trails to encourage pedestrian mobility. Landmark Village includes a 2-mile extension of the Santa Clara River trail, with direct connections to residential, commercial, and park uses, and various paseos including the paseo running along "A" Street or the Landmark Village Spine Road. This design also is intended to minimize vehicle trips.

- **Reducing Impermeable Surfaces.** To curtail urban runoff and maximize groundwater recharge, Newhall Ranch, including Landmark Village, will utilize open/soft bottom channels, smaller street sections, where possible, increased native landscape areas, and non-structural water quality treatment improvements.

- **Water Conservation and Re-Use.** Newhall Ranch, including Landmark Village, will utilize native, drought-tolerant plants in the community's landscaping, use recycled water for irrigation, and evapotranspiration controllers (i.e., weather-sensitive sprinklers) to reduce potable water demand and runoff.

- **Traffic/Transportation Improvements.** Landmark Village's traffic circulation plan, which is consistent with all of Newhall Ranch, minimizes vehicle trips and reduces GHG emissions through the design of internal roads in conjunction with homes, school site, commercial areas, and trail system. Transit is included in the traditional neighborhood design, and it includes a park-and-ride lot and bus stops. Additionally, a 5-mile right-of-way for a potential Metrolink light rail extension is accommodated along SR-126. Trails and bike paths leading to close-to-home jobs, neighborhood-serving retail, and the school encourage residents to reduce vehicle miles traveled. The applicant also has committed to fund $300 million in roadway improvements in the Santa Clarita Valley in conjunction with the Newhall Ranch Specific Plan, including Landmark Village, to improve traffic movement and circulation.

Newhall Land also has prepared a "Sustainability Summary" for Landmark Village that identifies the above project design features and includes green building measures. This summary is found in **Appendix F** of this Final EIR.

The Landmark Village Draft EIR, Section 4.7, Traffic/Access, concludes that with mitigation, impacts to circulation would be less than significant. However, because the Santa Clarita Valley is in an area of non-attainment, air quality impacts generated by the project would remain significant and unavoidable even after mitigation.

Response 3

The comment claims that new housing is not needed in the Santa Clarita Valley; instead, businesses are needed that would employ existing residents. The Landmark Village project, in combination with other developments planned for the Newhall Ranch Specific Plan will result in the creation of an additional 19,000 permanent jobs in the Santa Clarita Valley. Newhall Ranch is adjacent to Valencia Gateway, which presently provides 50,000 jobs. Additional development within Valencia Gateway will create an additional 30,000 jobs. When completed, the job centers in Newhall Ranch and Valencia will have resulted in the creation of approximately 100,000 jobs in the Santa Clarita Valley.

Response 4

The comment objects to projects that are approved with a statement of overriding considerations, pursuant to CEQA. The provisions of CEQA allow for project approval, despite significant unavoidable impacts provided that such impacts are considered and accepted when balanced against a project's overriding considerations. (Please see *CEQA Guidelines* Sections 15091–15093.) In approving the Newhall Ranch Specific Plan and certifying the Newhall Ranch Specific Plan EIR, the Board of Supervisors adopted a Statement of Overriding Considerations after balancing the benefits of the Specific Plan against the project's unavoidable significant impacts. The major benefits included: the preservation of the High Country, Santa Clara River corridor and the Salt Creek corridor; the incorporation of 2,200 affordable dwelling units within the Specific Plan; the inclusion of up to 13 parks, three fire stations, a sheriff's station and library; preservation of the Asistencia – the most historical site in the Santa Clarita Valley; the incorporation of "livable or sustainable" community concepts into the Specific Plan; and, the generation of a annual fiscal surplus to the County upon buildout.

Finally, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Draft EIR, no further response is required.

Response 5

The comment states that the Santa Clara River should be saved. The Landmark Village Draft EIR contains extensive information regarding the Landmark Village project's potential impacts on or adjacent

to the Santa Clara River. For responsive information, please refer to the Landmark Village Final EIR, revised **Section 4.4, Biota**, and the Draft EIR, Section 4.5, Floodplain Modifications. As to project impacts on the river, the Draft EIR, Section 4.5, Floodplain Modifications, p. 4.5-70, states:

> "The proposed project would place bank stabilization along selected portions of the river, developing areas behind the bank stabilization, and installing a bridge across the river. These actions would alter flows in the river; however, the effects would only be observed during infrequent flood events that reach the buried bank stabilization. The proposed project would cause an increase in flows, water velocities, and water depth. However, these hydraulic effects would be minor in magnitude and extent. These effects would be insufficient to alter the amount, location, and nature of aquatic and riparian habitats in the project area and downstream. Under the project, the river would still retain sufficient width to allow natural fluvial processes to continue. Hence, the mosaic of habitats in the river that support various sensitive species would be maintained, and the populations of the species within and adjacent to the river corridor would not be significantly impacted."

The opinion that the Santa Clara River must be "saved" due to damaged caused by the Landmark Village project is unsubstantiated. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Draft EIR, no further response is required.

Response 6

The comment states that the Nature Conservancy recently completed "a report called the Santa Clara River Watershed Plan." The Nature Conservancy's plan is actually entitled, "Santa Clara River Upper Watershed Conservation Plan," Fall 2006. The County has reviewed and considered this plan, along with other plans prepared in 2006 and 2007 relating to the Santa Clara River watershed. The two other plans are (a) "State of the Watershed – Report on Surface Water Quality, the Santa Clara River Watershed," November 2006, prepared by the California Regional Water Quality Control Board's Watershed Coordinator; and (b) "Santa Clara River Watershed Study," June 2007, prepared by Dudek & Associates, Inc.

Response 7

The comment states that Audubon California has said that the Santa Clara River is on the verge of disaster and that American Rivers has designated the river as one of the "endangered" rivers in the country. The comment also asks that the County recognize the value of the Santa Clara River by protecting it against further development. First, the Landmark Village project's effects on the Santa Clara River have been extensively addressed in the Landmark Village Draft EIR. Please see, Final EIR, revised

Section 4.4, Biota, and the Draft EIR, Section 4.5, Floodplain Modifications. Second, these general comments will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comments do not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Response 7**, above.

Response 9

Please see **Response 7**, above.

Response 10

The comment claims that all projects should be set back from the Santa Clara River and outside of the floodplain. Additionally, the comment suggests that acquisitions should be made of habitats along the river corridor and upland habitat with a focus on connectivity. The Landmark Village Draft EIR, Section 4.2, Hydrology, p. 4.2-1, states:

> "Approximately 169 acres of the Landmark Village tract map site would be elevated above the capital floodplain (the remaining portions of the tract map site are already above the capital floodplain) and, therefore, none of the improvements proposed on the tract map site would be subject to flood hazard from the river or other nearby drainages. Neither the Adobe Canyon borrow site nor the Chiquito Canyon grading site include proposed structures within a 100-year or capital flood hazard area. By elevating the project site above the 100-year and capital flood hazard areas and by providing bank protection and erosion protection, where necessary, no housing or structures would be exposed to flood hazards."

Consequently, the proposed Landmark Village project would be removed from the floodplain. The project also incorporates a setback/buffer from the Santa Clara River. For a detailed explanation of this setback/buffer, please see **Response 4**, to letter from Heal the Bay, dated January 22, 2007.

The comment also questioned proposed development in the floodplain. Please see the above response for pertinent information. Finally, development in the floodplain was heavily discussed and debated during the numerous hearings on the Newhall Ranch Specific Plan. In approving the Specific Plan, the Board authorized development within portions of the FEMA 100-year floodplain and the County's Capital Storm floodplain provided that these areas were raised above floodplain elevations and flood protection was installed. The Landmark Village project, and its associated development in the existing floodplain, is

consistent with the Specific Plan approval. Those areas presently within the floodplain will be elevated above the floodplain elevations and protected, primarily with buried bank stabilization.

Response 11

The comment states that the project will result in about 5.5 miles of "riparian degradation." The environmental consultant, Impact Sciences, Inc., does not concur with this characterization. It is believed that the comment is referring to buried bank stabilization upstream and downstream of the Landmark Village tract map site. The Landmark Village Final EIR, revised **Section 4.4, Biota**, p. 4.4-65, summarizes impacts as follows:

> 'The proposed project would result in the permanent conversion of 367.19 acres of land currently used for agricultural purposes. An additional 19.84 acres would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated to native vegetation following completion of construction. Given the disturbed condition of the area, and that this land cover type is not considered a natural community by resource agencies, the loss of agricultural land would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this land cover as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**)."

The proposed bank stabilization is described in detail in the Landmark Village Draft EIR, Section 1.0, Project Description, p. 1.0-53, as follows:

> "Consistent with the Specific Plan, the Landmark Village project proposes buried bank stabilization where necessary to protect against flooding and erosion pursuant to Federal Emergency Management Administration (FEMA) and Los Angeles County Department of Public Works' requirements. The bank stabilization is designed and would be constructed to retain the Santa Clara River's significant riparian vegetation and habitat, to allow the river to continue to function as a regional wildlife corridor, and to provide flood protection pursuant to Los Angeles County standards.
>
> The location of the protection was illustrated earlier on **Figure 1.0-23.** As shown, the proposed buried bank stabilization extends along the Santa Clara River and Castaic Creek adjacent to and downstream of the tract map site. In total, approximately 18,600 linear feet (LF) of bank would be provided with bank stabilization. This would include approximately 11,000 LF fronting the southern boundary of the tract map site on the north bank of the Santa Clara River, and approximately 6,400 LF on the south bank of the river, beginning at the Long Canyon Road Bridge and extending both east and west."

Based on the above analysis, there will be no "riparian degradation" resulting from the proposed buried bank stabilization.

Response 12

The comment suggests that permanent disturbance will eliminate breeding and foraging habitat for the arroyo toad, unarmored threespine stickleback, the southwestern pond turtle, the Santa Ana sucker, the two-striped garter snake, the least Bell's vireo, and the white-tailed kite. The County directs the reader to the Landmark Village Draft EIR, Section 4.5, Floodplain Modification, p. 4.5-1:

> "The hydraulic impacts on sensitive aquatic/riparian resources in the Santa Clara River corridor due to floodplain modifications associated with construction and operation of the proposed Landmark Village project site would be localized, and not cause significant hydrological impacts adjacent to or downstream from the Landmark Village site. On that basis, and given the limited amount of riparian habitat permanently altered by Landmark Village site development, project construction and operation would not significantly impact the unarmored threespine stickleback (Gasterosteus aculeatus williamsoni), arroyo toad (Bufo californicus), California red-legged frog (Rana aurora draytonii), southwestern pond turtle (Clemmys marmorata pallida), or two-striped garter snake (Thamnophis hammondii)."

Furthermore, the Final EIR, revised **Section 4.4, Biota**, p. 4.4-90, concludes the following regarding the white-tailed kite:

> **"White-tailed kite** (*Elanus leucurus*), *California Fully Protected.* This species has been observed on the project site (Guthrie 2004). At least three pairs were observed nesting along the River in 2007, including adjacent to the project site (Bloom 2007) and they likely forage up and down the River in suitable grassland and agricultural fields. The riparian and oak woodland habitats, as well as the eucalyptus trees on the project site provide suitable nesting habitat. If present, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would avoid impacts to nesting white-tailed kites. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat resulting from buildout of the Specific Plan, impacts to white-tailed kite would be considered a significant unavoidable impact; however, the mitigation proposed in that EIR was not as extensive as this EIR. See Wildlife Habitat Loss, above, for a discussion of project-related impacts to special-status wildlife due to habitat loss."

With regard to the least's Bell's vireo, the Final EIR, revised **Section 4.4, Biota**, p. 4.4-91 finds:

> **Least's Bell's vireo** (*Vireo bellii pusillus*), *Federal Endangered, California Endangered. IUCN Lower Risk/Near Threatened, Audubon Watch List, U.S. Bird Conservation Watch List.* The riparian habitats on and bordering the project site provide suitable nesting habitat. This species has been observed nesting a short distance to the east and west of the tract map boundaries in 2004 (Guthrie 2004) and at least 19 territories were recently identified within or in close proximity to the project site (Bloom 2007). If nesting during development of the site, the proposed removal of riparian vegetation and/or

construction-related noise could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests on site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting least Bell's vireos to below a level of significance. The finding that impacts to least Bell's vireo can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Response 13

The comment provides background information, but does not raise an environmental issue over the content or adequacy of the Landmark Village Draft EIR. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 14

The comment expresses the opinion that the proximity of the proposed project to the Santa Clara River will create "severe negative impacts." This is considered an unsubstantiated opinion. For further information responsive to this comment, please refer to **Responses 4** and **28** to letter from Heal the Bay, dated January 22, 2007.

Response 15

Please see **Responses 16** and **17** below. Please also see the Landmark Village Draft EIR, Section 4.2, Hydrology, p. 4.2-1, which summarizes the decrease in stormwater runoff as follows: "Once developed, the Landmark Village project would reduce post-development stormwater flows during a capital storm event, as compared to existing conditions. Specifically, the amount of discharge from the project site (including the tributary watershed in which the project site lies) would decrease from 1,117 cubic feet per second (cfs) to 850 cfs. This 24 percent reduction in rainfall runoff would be due to the reduction in erosive areas on the project site that contribute sediment and debris to the runoff, as well as to one existing and three proposed upstream debris basins north of State Route 126 (SR-126)."

Impervious structures do affect the infiltration of water on a project site as discussed in Section 4.2, Hydrology, p. 4.2-8, "Buildings, driveways, patios, sidewalks, and roads all create new impervious covers to the natural ground, and prevent water from being absorbed, or infiltrating, into the ground. The water that would normally infiltrate into the ground would, therefore, run off at higher than normal flow rates. Thus, the surface discharge from developed areas is greater than from undeveloped areas." According to

the technical memorandum entitled, "Effect of Urbanization on Aquifer Recharge in the Santa Clarita Valley," John Porcello/CH2MHILL, February 22, 2004, most of the groundwater recharge occurs in the Santa Clara River and its major tributaries: "In the Santa Clarita Valley, stormwater runoff finds it s way to the Santa Clara River and its tributaries, whose channels are predominantly natural and consist of vegetation and coarse-grained sediments (rather than concrete). The stormwater that flows across paved lands in the Santa Clarita Valley is routed to stormwater detention basins and to the river channels. Where the porous nature of the sands and gravels forming the streambeds allow for significant infiltration to occur to the underlying groundwater." Also, the Landmark Village Draft EIR, Section 4.10, Water Service, p. 4.10-2, indicates that there is no long-term depletion of groundwater: "Both the Alluvial Aquifer and the Saugus Formation can meet the groundwater demands for the Santa Clarita Valley under both short- and long-term conditions without creating any significant groundwater impacts."

Response 16

The comment states that higher traffic volumes will lead to a very high pollutant runoff. The Landmark Village Draft EIR, Section 4.3, Water Quality, pp. 4.3-1 through 4.3-3, summarizes the following:

Construction and operation of the Landmark Village project would replace agricultural runoff with urban runoff. The following is a summary of the determinations regarding the significance of impacts for the pollutants of concern under wet- and dry-weather conditions in the post-developed conditions:

- ***Sediments:*** *Municipal Separate Storm Sewer System (MS4) Permit, Construction General Permit, Dewatering General Permit, and Standard Urban Stormwater Mitigation Plan (SUSMP)-compliant Best Management Practices (BMPs) will be incorporated into the project to address sediment in both the construction phase and post-development. Mean total suspended solids concentration and load are predicted to be less in the post-development condition than under existing conditions. Turbidity in stormwater runoff will be controlled through implementation of a Construction Storm Water Pollution Prevention Plan (SWPPP) and will be permanently reduced through the stabilization of erodible soils with development. On this basis, the impact of the project on sediments is considered less than significant.*

- ***Nutrients (Phosphorous and Nitrogen [Nitrate+Nitrite-N and Ammonia-N]):*** *MS4 Permit, Construction General Permit, Dewatering General Permit, and SUSMP-compliant BMPs will be incorporated into the project to address nutrients in both the construction phase and post-development. Nitrate-nitrogen plus nitrite-nitrogen concentrations and loads are predicted to decrease in the post-developed condition. Total phosphorous concentration is predicted to be below the minimum observed value in the Santa Clara River. Nitrate-N plus nitrite-N and ammonia-N concentrations are predicted to be well below Los Angeles Regional Water Quality Control Board Basin Plan objectives and below or in the low range of observed values in the*

Santa Clara River Reach 5.[1] *The predicted nutrient concentrations are not expected to cause increased algae growth. On this basis, the impact of the project on nutrients is considered less than significant.*

- ***Trace Metals:*** *MS4 Permit, Construction General Permit, General Dewatering Permit, and SUSMP-compliant BMPs will be incorporated into the project to address trace metals in both the construction phase and post-development. The mean loads and concentrations of dissolved copper, total lead, and dissolved zinc, and total aluminum concentration are predicted to decrease with project development. Although total aluminum loads are predicted to increase with development, mean concentrations of dissolved copper, total lead, dissolved zinc, and total aluminum are predicted to be below benchmark Basin Plan objectives, California Toxics Rule (CTR) criteria, and the National Ambient Water Quality Criteria (NAWQC) criterion for aluminum. Cadmium is not expected to be present in material concentrations in runoff discharges from the project. On this basis, the impact of the project on trace metals is considered less than significant.*

- ***Hydrocarbons:*** *Hydrocarbon concentrations will likely increase with development because of vehicular emissions and leaks. In stormwater runoff, hydrocarbons are often associated with soot particles that can combine with other solids in the runoff. Such materials are subject to treatment in the proposed extended detention basins, bioretention areas, and vegetated swales. Source control BMPs incorporated in compliance with the MS4 Permit, the Construction General Permit, and the SUSMP will also minimize the presence of hydrocarbons in runoff. During the construction phase of the project, pursuant to the Construction General Permit, the Construction Stormwater Pollution Prevention Plan must include BMPs that address proper handling of petroleum products on the construction site, such as proper petroleum product storage and spill response practices, and those BMPs must effectively prevent the release of hydrocarbons to runoff per the Best Available Technology Economically Achievable and Best Conventional Pollutant Control Technology standards. On this basis, the impact of the project on hydrocarbons is considered less than significant.*

- ***Trash and debris:*** *Trash and debris in runoff are likely to increase with development if left unchecked. However, the project PDFs, including source control and treatment BMPs incorporated in compliance with the MS4 Permit and the SUSMP requirements will minimize the adverse impacts of trash and debris. Source controls such as street sweeping, public education, fines for littering, covered trash receptacles and storm drain stenciling are effective in reducing the amount of trash and debris that is available for mobilization during wet weather. Trash and debris will be captured in catch basin inserts in the commercial area parking lots and in the treatment control PDFs. During the construction phase of the project, PDFs implemented per Construction General Permit and Dewatering General Permit requirements will remove trash and debris through the use of BMPs such as catch basin inserts and by general good housekeeping practices. Trash and debris are not expected to significantly impact receiving waters due to the implementation of the project PDFs.*

- ***Chloride:*** *MS4 Permit, Construction General Permit, Dewatering General Permit, and SUSMP-compliant BMPs will be incorporated into the project to address chloride in both the construction phase and post-development. The mean concentration and load of chloride is predicted to decrease with development, the predicted concentration is well below the Los Angeles Basin Plan objective and is near the low range of observed values in the Santa Clara River Reach 5. Chloride is not a pollutant of concern in construction-related runoff. On this basis, the impact of the project on chloride is considered less than significant.*

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1 The Santa Clara River is divided into reaches for purposes of establishing beneficial uses and water quality objectives. This EIR will utilize the Los Angeles Regional Water Quality Control Board (LARWQCB) reach designations.

- ***Methylene Blue Activated Substances (MBAS):*** *The presence of soap in runoff from the project will be controlled through the source control PDFs, including a public education program on residential and charity car washing and the provision of a centralized car wash area directed to the sanitary sewer in the multi-family residential areas. Other sources of MBAS, such as cross connections between sanitary and storm sewers, are unlikely given modern sanitary sewer installation methods and inspection and maintenance practices. During the construction phase of the project, equipment and vehicle washing will not use soaps or any other MBAS sources. Therefore, MBAS are not expected to significantly impact the receiving waters of the proposed project.*

The Landmark Village Draft EIR finds that pollutant concentrations generated by the project would not exceed acceptable limits.

Response 17

The Landmark Village Draft EIR, Section 4.5, Floodplain Modification, pp. 4.5-32 through 4.5-35, provides the following with regard to the habitat and presence of the arroyo toad on the project site:

> "Arroyo toads occupy the margins of permanent and seasonal streams in coastal foothill canyons and valleys and to a limited extent in the desert, but they require extremely specialized and limited microhabitat within that general habitat type. Most spawning occurs in shallow overflow pools adjacent to inflow channels of third and higher-order streams, and during the remainder of the year adults occupy adjacent sand bars and sandy terraces, nearly always within 100 meters of suitable spawning pools. Suitable spawning pools lack suspended silt, aquatic predators, and dense woody bordering vegetation (Sweet, 1993). Suitable bordering sandbars are usually dampened by capillarity and include some emergent vegetation. The moist substratum keeps metamorphosing juveniles from desiccating during warm weather (Sweet, 1993; Jennings & Hayes, 1994). Suitable terrace habitat includes at least some dense overgrowth, such as California sycamore (*Platanus racemosa*), Fremont cottonwood (*Populus fremontii*), and willows (*Salix* sp.), but the understory is usually barren except for layers of dead leaves (Sweet, 1993). Adult and metamorphosed juvenile arroyo toads are known to forage for various invertebrates around the drip line of large oaks (*Quercus*) and also to forage extensively on ants (Sweet, 1992, 1993). Little is known of arroyo toad winter hibernaculum requirements (USFWS, 1999).
>
> Neither of the museum database queries (CAS, 2004, UC Berkeley, 2004) yielded records of the arroyo toad from the main channel of the Santa Clara River. However, mainstem Santa Clara River CNDDB records for the arroyo toad exist from the "Santa Clara River, just east of Interstate 5" (1994), which is about 2 miles east of the Landmark Village tract map site, and from "Bear Canyon at the Santa Clara River, 6 miles upstream of Solemint," which is about 11 miles east of the project. Arroyo toads were also found recently at the confluence of San Francisquito Creek and the Santa Clara River, about 2.3 miles east of the Landmark Village project (Impact Sciences, 2001). Further, the Aquatic Consulting surveys (2002a) reported arroyo toad tadpoles from pools adjacent to the Valencia WRP and from a pool just upstream of the Landmark Village project area. Among north tributaries to the Santa Clara River, arroyo toads are well-known from the Blue Point area along Piru Creek (CNDDB, LACM, and CAS records); from several sites along Sespe Creek (Ventura County) (CNDDB and LACM records and Sweet [1992]); and

> from at least one location along Castaic Creek north of Castaic Lake (CNDDB 2004; Compliance Biology, 2004; USFWS 2004). The recent origin of many of the records indicates that the arroyo toad still inhabits suitable habitat within the Santa Clara River basin, including the main channel.
>
> However, although standardized USFWS "protocol" surveys conducted recently within the Landmark Village project site (Impact Sciences 2001; Compliance Biology 2004) showed that all of the components of arroyo toad habitat exist within the Landmark Village project boundaries, these studies did not document the occurrence of arroyo toads within such boundaries. Non-protocol surveys by Aquatic Consulting Services (2002b) identified arroyo toad habitat in the Santa Clara River from the Landmark Village project downstream to the Ventura County line.
>
> Overall, the surveys confirmed that limited potential arroyo toad spawning and foraging habitat exists along the Santa Clara River and possibly Castaic Creek within the Landmark Village project area boundaries. However, the results of the focused USFWS protocol surveys cited above indicate that arroyo toads are very scarce or absent along these reaches, and along the Santa Clara River downstream to the Los Angeles-Ventura County line (Aquatic Consulting Services, 2002)."

In addition, the Landmark Village Final EIR, revised **Section 4.4, Biota**, p. 4.4-14, addresses arroyo toad, and states that additional arroyo toad surveys were conducted from April through July 2007. These protocol surveys were conducted for arroyo toad on portions of the project applicant's property. The survey area included an approximately 25-mile stretch of the Santa Clara River and its major tributaries, including all portions of the Santa Clara River and Castaic Creek on and bordering the Landmark Village project site. The surveys were conducted by Bloom Biological, Inc., according to USFWS survey protocol.

Response 18

Please see **Response 17**, above. In addition, the comment provides background information, but does not raise an environmental issue over the content of adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 19

Please see **Response 17**, above.

Response 20

The comment provides factual background information, but does not raise an environmental issue over the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 21

Please see **Response 17,** above. The comment expresses an opinion, which is considered unsubstantiated. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 22

Please see **Response 17**, above. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 23

The comment asserts that projects within the Natural River Management Plan area have contributed to the loss of the arroyo toad because the project applicant has denied their presence. This allegation is not correct. Please see **Response 17**, above. Please refer to the Landmark Village Final EIR, revised **Section 4.4, Biota**, p. 4.4-14, for further information regarding survey work performed on and surrounding the project area.

Response 24

The comment claims that no meaningful mitigation is provided to keep the arroyo toad from harm. **Mitigation Measure SP 4.6-53** as well as **Mitigation Measures LV 4.4-8, LV 4.4-10,** and **LV 4.4-17** in the Final EIR (LV 4.4-3, LV 4.4-4 and LV 4.4-2 in the Draft EIR), all provide for mitigation specifically for the arroyo toad. The comment provides no supporting evidence as to why the proposed mitigation measures are insufficient in protecting the arroyo toad if found on the project site. No further response is required.

Response 25

The comment asserts that the project applicant, the City of Santa Clarita, the Los Angeles County Sheriff's Department, and state and federal agencies do not enforce the mitigation measures of the Natural River Management Plan (specifically the use of off-road vehicles in the Santa Clara River). Contrary to the comment, the Los Angeles County Sheriff's Department maintains an off-road vehicle team, which has access to the Santa Clara riverbed area; therefore, there are existing enforcement mechanisms in place to prevent illegal or unauthorized off-road vehicular use in the Santa Clara riverbed area. No further response is required or necessary, because the comments do not raise an issue over the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 26

The comment asserts that because mitigation measures have "failed" within the Natural River Management Plan, "these same mitigation measures . . . will fail" on the Landmark Village project site with regard to the arroyo toad. The environmental consultant, Impact Sciences, Inc., does not concur with this unsubstantiated comment. For further responsive information, please see **Response 24**, above.

Response 27

The comment suggests that neither the City of Santa Clarita, County of Los Angeles, CDFG, USFWS, and the Corps can figure out how to enforce mitigation. The environmental consultant, Impact Sciences, Inc., does not concur with the opinion expressed in this comment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 28

The comment asserts that the unarmored threespine stickleback has been extirpated from most of the River due to channelization, drying of streams by groundwater pumping, and the introduction of exotic organisms, and that these same issues will affect the stickleback at the project site. Please see **Response 12**, above, indicating that hydraulic impacts on sensitive aquatic/riparian resources in the Santa Clara River corridor due to floodplain modifications associated with construction and operation of the proposed Landmark Village project site would be localized, and not cause significant hydrological impacts adjacent to or downstream from the Landmark Village site. On that basis, and given the limited

amount of riparian habitat permanently altered by Landmark Village site development, project construction and operation would not significantly impact the unarmored threespine stickleback.

Response 29

The comment states that there will be a loss of 169 acres of wetlands. The comment is incorrect with regard to the loss of wetlands. The Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-84 and 4.4-85, specifically state:

> "The proposed project would result in the permanent fill of 5.43 acres and the temporary disturbance of an additional 2.82 acres of drainages under the jurisdiction of the ACOE (**Figure 4.4-8, Impacted Jurisdictional Resources**). Areas to be permanently filled include 1.97 acres of agricultural drains, 1.95 acres within Chiquito Creek, 0.13 acre of a seasonal tributary to Chiquito Creek, 0.78 acre within the Santa Clara River, and 0.60 acre of tributaries to the Santa Clara River. Temporary impacts (resulting from haul routes, utility corridor, and bank stabilization) would occur to 1.36 acres of Chiquito Canyon Creek, 0.09 acre of an agricultural drain, 1.35 acres of the Santa Clara River, 0.03 acre of tributaries to the Santa Clara River, and approximately 1.36 acres of Castaic Creek (Castaic Creek was not delineated in the field; the approximate acreage was estimated using Geographic Information Systems [GIS]).
>
> These areas, as well as 46.66 acres of associated riparian vegetation to be disturbed (**Common Plant Communities** and **Sensitive Plant Communities**), are also under the jurisdiction of CDFG. The fill/removal of these jurisdictional resources would be a significant impact. Implementation of Specific Plan Mitigation Measures 4.6-1 through 4.6-26, and Measures 4.6-55 and 4.6-63, as well as proposed **Mitigation Measure LV 4.4-1 in the Final EIR (LV 4.4-7 in the Draft EIR)**, would reduce impacts to jurisdictional resources to below a level of significance. The finding that impacts to jurisdictional resources can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR."

The comment has confused a statement made in Section 4.2, Hydrology, which states: "Approximately 169 acres of the Landmark Village tract map site would be elevated above the capital floodplain…." The acreage to be elevated above the floodplain does not equate to those lands that qualify for wetlands status under Corps and CDFG regulations. These figures are not interchangeable.

Response 30

The comment suggests that there be no construction in the floodplain and that the development be setback a minimum of 500 feet from the upland edge of the riparian zone. With the elevation of the Landmark Village project outside of the floodplain, pursuant to acceptable FEMA regulations and County requirements, proposed development would not be located in the floodplain.

For information responsive to the requested setback, please refer to **Response 4** to the letter from Heal the Bay, dated January 22, 2007.

Response 31

Please see **Response 4** to the letter from Heal the Bay, dated January 22, 2007.

Response 32

Please see **Response 16,** above, with regard to concentrate of pollutants and water quality. Please also see **Response 35**, below, with regard to hydraulic impacts on the Santa Clara River.

Response 33

The comment states that the impervious cover prevents the natural percolation of water. Please see **Response 15**, above, with regard to imperious surfaces.

Response 34

The comment states that flood control improvements associated with the Landmark Village project will be maintained at taxpayer expense. This general comment does not raise any environmental issue over the content or adequacy of the Landmark Village Draft EIR; and, therefore, no further response is required. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 35

The comment contends that downstream erosion resulting from proposed narrowing of the river and bank hardening has not been adequately addressed in the Landmark Village Draft EIR. The County disagrees with this comment. The County directs the reader to the Draft EIR, Section 4.5, Floodplain Modifications, p. 4.5-01, which finds that: "The hydraulic impacts on sensitive aquatic/riparian resources in the Santa Clara River corridor due to floodplain modifications associated with construction and operation of the proposed Landmark Village project site would be localized, and not cause significant hydrological impacts adjacent to or downstream from the Landmark Village site." In addition, the Landmark Village project site is consistent with the area analyzed in the previously certified Newhall Ranch Specific Plan Program EIR. (Please see the Newhall Ranch Final Additional Analysis, Volume VIII (May 2003), Section 2.3, Floodplain Modifications.)

Response 36

The comment suggests that the Draft EIR is misleading and that bank stabilization should be described as a "cement channel." The environmental consultant, Impact Sciences, Inc., does not concur with this comment. The bank stabilization proposed for the Landmark Village project is not a cement channel. The bank stabilization techniques used for the Landmark Village project are adequately described in the Draft EIR, Section 1.0, Project Description, pp. 1.0-53 and 1.0-54. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 37

The comment suggests that the proposed revegetation on the bank stabilization will not maintain the natural habitat presently found along the river. The environmental consultant, Impact Sciences, Inc., does not concur with this comment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 38

The comment states that the Santa Clara River is a "dynamic system." The County agrees with this general comment. The Landmark Village Draft EIR, Section 4.5, Floodplain Modifications, thoroughly addresses the project's effects on the river. Also, please see **Response 28** to letter from Heal the Bay, dated January 22, 2007. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 39

The comment asserts that the proposed bank stabilization does not produce a natural habitat and that there is a false assumption that an ecosystem can be recreated. The environmental consultant, Impact Sciences, Inc., does not concur with this comment. The County directs the reader to the Landmark Village Draft EIR, Section 1.0, Project Description, Figure 1.0-27, Bank Stabilization Techniques, which shows buried bank stabilization that depicts natural habitat that, in fact, withstood very heavy rainfall in 2005. This photograph demonstrates that not only can revegetated slopes on bank stabilization withstand heavy rainfall events, but also that revegetation efforts are successful. Please also see this Final EIR,

Appendix A (PACE Memorandum, Buried Soil Cement Evaluation after 2004/05 Winter Storms, May 8, 2007). The PACE memorandum concludes:

> "The 2004/2005 winter rainy season proved to be one of the wettest years on record and produced an approximate 50 year flood in the Santa Clara River at the LA/Ventura County line. River flows at this location have been estimated by LA County at 49,800 cfs, the second highest on record.
>
> The 2004/2005 storm runoff and river/tributary flows provided a good test for the buried soil cement bank protection.... The Bridgeport soil cement bank protection was constructed in 1999 and has substantial revegetation growth in the backfilled area. As shown in the photos, the 2004/2005 storms cleared vegetation in the active channel (riverbed) but no damage occurred in the revegetated Bridgeport area."

Response 40

The comment is correct in that the project proposes a maximum import of up to 5.8 million cubic yards in the floodplain. This is necessary to elevate the proposed finished pads to a minimum of 1 foot above the Santa Clara River flood surface water elevation in accordance with the LACDPW requirements.

The comment concludes that there will be 5.5 miles of hardened bank and the river's meandering nature is slated for destruction. The conclusion that there will be 5.5 miles of hardened bank is misleading. The County directs the reader to the Landmark Village Draft EIR, Section 1.0, Project Description, pp. 1.0-54 and 1.0-55. Page 1.0-54 describes the optional scenarios for bank stabilization. This discussion explains rip-rap or concrete will only be exposed where there is not enough space to allow the recovering of the revetment with earthen fill because of physical constraints, or where necessary underneath bridges and by bridge abutments. On p. 1.0-55, Figure 1.0-26 visually depicts three different scenarios of when bank stabilization would be buried, and when it would be exposed. Please also see **Response 39**, above. Finally, the river's meandering nature will not be significantly impacted. On pp. 4.5-70 and 4.5-71, the Landmark Village Draft EIR, Section 4.5, Floodplain Modification, states:

> 'The proposed project would place bank stabilization along selected portions of the river, developing areas behind the bank stabilization, and installing a bridge across the river. These actions would alter flows in the river; however, the effects would only be observed during infrequent flood events that reach the buried bank stabilization. The proposed project would cause an increase in flows, water velocities, and water depth. However, these hydraulic effects would be minor in magnitude and extent. These effects would be insufficient to alter the amount, location, and nature of aquatic and riparian habitats in the project area and downstream. Under the project, the river would still retain sufficient width to allow natural fluvial processes to continue. Hence, the mosaic of habitats in the river that support various sensitive species would be maintained, and the populations of the species within and adjacent to the river corridor would not be significantly impacted.

> These findings apply with equal force to other aquatic species dependent upon riparian habitat in the River Corridor SMA/SEA 23 that were not targeted for study in this section. Species such as the Arroyo Chub and Santa Ana sucker, which are expected to occur in the portion of the river adjacent to the project site, have both life history requirements and habitat preferences that are dependent upon aquatic habitat. As described above, the project improvements would not result in significant changes to flow, water velocities, or depth of the river, so the mosaic of habitats that support such aquatic species would be maintained."

Response 41

The comment states that continued development and increasing human population along the Santa Clara River and its tributaries result in associated threats to the watershed and species. Please see **Response 46**, below.

Response 42

The comment asserts that there is a lack of enforcement of off-road vehicle users in the Santa Clara River. The comment is noted. No further response is required given that the comment does not address or question the content of the Landmark Village Draft EIR. In addition, for responsive information, please refer to **Response 25**, above.

Response 43

The comment states that brown-headed cowbirds impacts special-status bird species and that the Landmark Village project will result in increases in cowbird populations. Less than 9 acres of riparian habitat along the Santa Clara River, habitat in which most of the rare, threatened, or endangered bird species likely to be subject to parasitism by cowbirds exist, will be permanently converted due to the proposed project. Furthermore, this loss will be mitigated through revegetation, restoration, and enhancement of similar in-kind habitat in areas along the river devoid of riparian habitat or in need of enhancement such that there will be no net loss of riparian habitat. Consequently, any increase in cowbird populations due to the loss of riparian habitat is expected to be minimal.

Cowbirds already occur within the Santa Clara River Valley and it is acknowledged that the increase in human population in the Valley as a result of the Landmark Village project will likely attract more cowbirds. However, the initial loss of habitat for host riparian bird species is expected to be minimal and fully compensated; therefore, the increase in cowbird populations, while adverse, is not significant.

Response 44

The comment states that the project will affect threatened and endangered species. This statement is not correct. The Landmark Village project does not significantly impact any threatened or endangered species. For further information responsive to this comment, please see the Landmark Village Final EIR, revised **Section 4.4, Biota**.

Response 45

Please see **Response 43**, above.

Response 46

The comment suggests that the Draft EIR does not adequately address the negative impacts that non-native species will have on native wildlife. The environmental consultant, Impact Sciences, Inc., disagrees with this conclusion. The Landmark Village Draft EIR, Section 4.4, Biota, p. 4.4-85, states that non-native species will impact native wildlife as follows:

> "Indirect impacts on biological resources as a result of project development on the site can include the following: (1) increased lighting and glare effects on wildlife species in remaining and adjacent open space areas; (2) a potential increase in pesticides, herbicides and pollutants into adjacent drainages, creeks, rivers and wetlands, as a result of landscaping irrigation and stormwater runoff; (3) an increase in non-native plant and wildlife species that are adapted to more urban environments and can out compete native species for available resources, thus reducing the distribution and population of native species; (4) increased human activity and domestic animal presence that can disturb natural habitat areas and displace wildlife populations; and (5) erosion and dust resulting from construction/grading activities."

Guidelines for the control of access to the River Corridor SMA include the following:

SP 4.6-17 Access to the River Corridor SMA for hiking and biking shall be limited to the river trail system (including the Regional River Trail and various Local Trails) as set forth in this Specific Plan.

- The River trail system shall be designed to avoid impacts to existing native riparian habitat, especially habitat areas known to support sensitive species. Where impacts to riparian habitat are unavoidable, disturbance shall be minimized and mitigated as outlined above under Mitigation Measures 4.6-1 through 4.6-8.
- Access to the River Corridor SMA will be limited to day time use of the designated trail system.
- Signs indicating that no pets of any kind will be allowed within the River Corridor SMA, with the exception that equestrian use is permitted on established trails, shall be posted along the River Corridor SMA.

- No hunting, fishing, or motor or off-trail bike riding shall be permitted.
- The trail system shall be designed and constructed to minimize impacts on native habitats.

TRANSITION AREAS

SP 4.6-18 Where development lies adjacent to the boundary of the River Corridor SMA a transition area shall be designed to lessen the impact of the development on the conserved area. Transition areas may be comprised of Open Area, natural or revegetated manufactured slopes, other planted areas, bank areas, and trails. Exhibits 2.6-4, 2.6-5, and 2.6-6 indicate the relationship between the River Corridor SMA and the development (disturbed) areas of the Specific Plan. The SMAs and the Open Area as well as the undisturbed portions of the development areas are shown in green. As indicated on the exhibits, on the south side of the river the River Corridor SMA is separated from development by the river bluffs, except in one location. The Regional River Trail will serve as transition area on the north side of the river where development areas adjoin the River Corridor SMA (excluding Travel Village).

SP 4.6-19 The following are the standards for design of transition areas:

- In all locations where there is no steep grade separation between the River Corridor SMA and development, a trail shall be provided along this edge.
- Native riparian plants shall be incorporated into the landscaping of the transition areas between the River Corridor SMA and adjacent development areas where feasible for their long-term survival. Plants used in these areas shall be those listed on the approved plant palette (Specific Plan Table 2.6-2 of the Resource Management Plan [Recommended Plants for Transition Areas Adjacent to the River Corridor SMA]).
- Roads and bridges that cross the River Corridor SMA shall have adequate barriers at their perimeters to discourage access to the River Corridor SMA adjacent to the structures.
- Where bank stabilization is required to protect development areas, it shall be composed of ungrouted rock, or buried bank stabilization as described in Section 2.5.2.a, except at bridge crossings and other locations where public health and safety requirements necessitate concrete or other bank protection.
- A minimum 100-foot-wide buffer adjacent to the Santa Clara River should be required between the top river side of bank stabilization and development within the Land Use Designations Residential Low Medium, Residential Medium, Mixed-Use and Business Park unless, through Planning Director review in consultation with the staff biologist, it is determined that a lesser buffer would adequately protect the riparian resources within the River Corridor, or that a 100-foot-wide buffer is infeasible for physical infrastructure planning. The buffer area may be used for public infrastructure, such as flood control access; sewer, water and utility easements; abutments; trails and parks, subject to findings of consistency with the Specific Plan and applicable County policies.

Response 47

The comment identifies bird species considered to be pests and that are not discussed in the Landmark Village Draft EIR. The comment further suggests that the Draft EIR should be amended to address the impacts of these non-native species on the native bird population. Please see **Response 46**, above, with regard to the impacts of non-native species to native species. An EIR is not required to identify every non-native species that could impact native species. Discussion at various locations within Section 4.4, Biota, acknowledges and discloses the impacts of non-native species to native species.

Response 48

Please see **Response 46**, above, with regard to the impact of non-native species to native species.

Response 49

The comment states that one rat per person occurs in homes and related areas. The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 50

The comment suggests that poisons such as anticoagulants should not be used to kill non-native rodents because they can kill other mammals (mountain lions) as well. The comment also suggests that trash must be properly disposed of and that birdfeeders should not be allowed. The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 51

The comment provides background information, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 52

The comment suggests that the Landmark Village Draft EIR does not address the impacts of domestic cats on wildlife population or provide meaningful mitigation to ensure cats do not have access to native

species. The comment is incorrect. The Landmark Village Draft EIR, Section 4.4, Biota, p. 4.4-91 (p. 4.4-108 in the Final EIR, revised **Section 4.4, Biota**), discloses the impact that cats (domestic animals) have upon wildlife:

> "Increased use of the project site by future residents of Landmark Village would also result in a corresponding increase in use of the area by domestic animals. Dogs can disturb nesting or roosting sites and disrupt the normal foraging activities of wildlife in adjacent habitat areas. Should this activity occur frequently, and over a long period, these disturbances may have a long-term effect on the behavior of both common and special-status species and can result in their extirpation from the area. Feral cats and house cats can cause substantial damage to the species composition of natural areas, including the populations of special-status species, through predation. Implementation of Specific Plan Mitigation Measures 4.6-17 through 4.6-19 would reduce the magnitude of impacts related to increased human and domestic animal presence. However, consistent with the findings of the Newhall Ranch Specific Plan Program EIR, impacts caused by increased human and domestic animal presence would still be considered significant."

As discussed above, domestic animals (including cats) are acknowledged to cause a significant impact to wildlife. The three above-referenced mitigation measures are proposed to reduce the magnitude of impacts caused by domestic animals, including cats.

Response 53

The comment states that implementation of the Landmark Village project will cause the loss and fragmentation of wildlife habitat. This topic received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota (see also Final EIR, revised **Section 4.4, Biota**). Absent a specific reference to a discussion provided in that section, no further response is required or can be provided. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

The comment also provides documentation with regard to cats as a threat to birds and other animals. Please see **Response 52**, above, which concludes that domestic animals (including cats) would create a significant impact to wildlife. In addition, the comment states that cats "and their outdoor presence in the project area should not be permitted." The County has considered the information presented regarding cats and, in particular, the request to prohibit cats from going outdoors. Based upon that consideration, the County does not believe it is appropriate or enforceable to impose such a requirement on a project-by-project basis. Nonetheless, please refer to Landmark Village Final EIR, revised **Section 4.4, Biota, Mitigation Measure LV 4.4-33**, which requires the homeowner association "to supply educational information to future residents regarding not allowing cats outdoors or other pets outdoors while unattended." The material to be disseminated to future residents must "discuss the presence of native

animals (e.g., coyote, bobcat, mountain lion) that could prey on pets and indicate that no actions shall be taken against native animals should they prey on pets allowed outdoors." This measure will educate future residents and it will be up to them to appropriately manage their pets to reduce the magnitude of impacts overall.

Tae, Susan

Subject: FW: Newhall Ranch will be a great place to live, work and play

-----Original Message-----
From: Ruiz, Rosie
Sent: Monday, January 22, 2007 3:03 PM
To: Tae, Susan
Subject: FW: Newhall Ranch will be a great place to live, work and play

FYI

Rosie O. Ruiz
Commission Secretary
Department of Regional Planning
(213) 974-6409
rruiz@planning.lacounty.gov

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-----Original Message-----
From: jillmhughes1978@yahoo.com [mailto:jillmhughes1978@yahoo.com]
Sent: Monday, January 22, 2007 1:16 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jill Hughes
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E12. Letter from Jill Hughes, dated January 22, 2007

Response 1

The County acknowledges the comment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

From: MLCTIDWELL@aol.com [mailto:MLCTIDWELL@aol.com]
Sent: Wednesday, January 24, 2007 6:45 AM
To: Fierros, Daniel
Subject: Landmark Village
RE: Project No. 00-196 / Tract Map No. 53108 / Landmark Village, Draft EIR

Dear Mr. Fierros,

I am writing on behalf of an area that I hope you will be willing to look at with fresh eyes, as your department receives comments regarding the Landmark Village Draft EIR. 1

There are obvious challenges -- air quality, water, traffic, and energy, which must be overcome, but the most overriding challenge of all is whether we can save the last free-flowing river in Southern California from being destroyed in one of the last truly wild areas of Los Angeles County.

This is a tremendous opportunity for all of us to save the upper Santa Clara River, its floodplain, tributaries, and upland habitat -- which links to other wild areas in the state. 2

I am not against housing development; I understand the need to provide housing for our growing population -- however -- not at the detriment of this wonderful state resource.

Please reconsider the EIR and make recommendations that it be revised to include the proper studies to determine what areas are most critical to birds and wildlife. My greatest concern is that this project is being rushed through without acceptable scientific research, which has been strongly recommended by many non-profit organizations across Southern California: 3

Audubon California *
Los Angeles Audubon Society *
San Fernando Valley Audubon Society *
Ventura Audubon Society *
California Native Plant Society CNPS
Center for Biological Diversity
Friends of the Santa Clara River FSCR
Heal the Bay
Santa Clarita Organization for Planning and the Environment SCOPE
Sierra Club
The Nature Conservancy TNC
Wishtoyo Foundation

Sincerely,

Marina Tidwell
Author: Beyond the Beach Blanket, a guide to southern California coastal wildlife
9041 1/2 Krueger Street
Culver City, CA 90232
310-204-5196

E13. Letter from Marina Tidwell, dated January 24, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests reconsideration of the EIR. The comment also suggests that the project is being rushed without acceptable scientific research. Numerous biological studies have been conducted for the project site and are included in the Landmark Village Draft EIR, Appendix 4.4, and in the Final EIR, **Appendix A**. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Tae, Susan

From: Jeanette Vosburg [jeanette@saveballona.org]
Sent: Wednesday, January 24, 2007 10:57 AM
To: Tae, Susan; Fierros, Daniel; 'Lisa Firmiani'; paulherzog@riseup.net
Subject: Landmark Village, Draft EIR

January 24, 2007

Daniel Fierros
County of Los Angeles
Department of Regional Planning
Hall of Records (13th Floor)
320 West Temple Street
Los Angeles, CA 90012

Telephone: (213) 974-6411
Fax: (213) 626-0434
TDD: (213) 617-2292

Daniel Fierros email: dfierros@planning.lacounty.gov

RE: Project No. 00-196 / Tract Map No. 53108 / Landmark Village, Draft EIR

Dear Mr. Fierros,

I have been working to Green Up and Restore Water Function to the Ballona Watershed. I know from experience, we never appreciate what we have until we lose it.

As an owner of property in Santa Clarita since the 1980's, I am frequently out there. I marvel at the natural parts of the Santa Clara River and watch with horror as concrete begins to find its way into this natural watershed. Nature does a much better job of cleaning urban runoff than mechanical solutions. Please respect that. Look with fresh eyes, as your department receives comments regarding the Landmark Village Draft EIR. 1

There are obvious challenges -- air quality, water, traffic, and energy, which must be overcome, but the most overriding challenge of all is whether we can save the last free-flowing river in Southern California from being destroyed in one of the last truly wild areas of Los Angeles County.

This is a tremendous opportunity for all of us to save the upper Santa Clara River, it's floodplain, tributaries, and upland habitat -- which links to other wild areas in the state. 2

I am not against housing development, I understand the need to provide housing for our growing population -- however -- not at the detriment of this wonderful state resource.

Please reconsider the EIR and make recommendations that it be revised to include the proper studies to determine what areas are most critical to birds and wildlife. My greatest concern is that this project is being rushed through without acceptable scientific research, which has been strongly recommended by many non-profit organizations. 3

1/24/2007

Sincerely,

Jeanette Vosburg, Ballona Network
4124 East Blvd., Los Angeles, CA 90066

1/24/2007

E14. Letter from Jeanette Vosberg, dated January 24, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests reconsideration of the EIR. The comment also suggests that the project is being rushed without acceptable scientific research. Numerous biological studies over the last 13 years have been conducted for the project site and are included in the Landmark Village Draft EIR, Appendix 4.4, and in the Final EIR, **Appendix A**. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E15

Tae, Susan

From: Susan Suntree [ssuntree@verizon.net]
Sent: Wednesday, January 24, 2007 4:19 PM
To: Tae, Susan
Subject: RE: Project No. 00-196 / Tract Map No. 53108 / Landmark Village,Draft EIR

January 24, 2007

Daniel Fierros
County of Los Angeles
Department of Regional Planning
Hall of Records (13th Floor)
320 West Temple Street
Los Angeles, CA 90012

Telephone: (213) 974-6411
Fax: (213) 626-0434
TDD: (213) 617-2292

Daniel Fierros email: dfierros@planning.lacounty.gov <mailto:dfierros@planning.lacounty.gov>

RE: Project No. 00-196 / Tract Map No. 53108 / Landmark Village, Draft EIR

Dear Mr. Fierros,

I am writing on behalf of an area that I hope you will be willing to look at with fresh eyes, as your department receives comments regarding the Landmark Village Draft EIR. 1

There are obvious challenges -- air quality, water, traffic, and energy, which must be overcome, but the most overriding challenge of all is whether we can save the last free-flowing river in Southern California from being destroyed in one of the last truly wild areas of Los Angeles County.

This is a tremendous opportunity for all of us to save the upper Santa Clara River, it's floodplain, tributaries, and upland habitat -- which links to other wild areas in the state. 2

I am not against housing development, I understand the need to provide housing for our growing population -- however -- not at the detriment of this wonderful state resource.

Please reconsider the EIR and make recommendations that it be revised to include the proper studies to determine what areas are most critical to birds and wildlife. My greatest concern is that this project is being rushed through without acceptable scientific research, which has been strongly recommended by many non-profit organizations. 3

Sincerely,
Susan Suntree
1223 11th Street
Santa Monica
CA 90401

1

E15. Letter from Susan Suntree, dated January 24, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests reconsideration of the EIR. The comment also suggests that the project is being rushed without acceptable scientific research. Numerous biological studies over the last 13 years have been conducted for the project site and are included in the Landmark Village Draft EIR, Appendix 4.4, and in the Final EIR, **Appendix A**. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Taylor, Gloria

From: Tae, Susan
Sent: Thursday, January 25, 2007 1:36 PM
To: Taylor, Gloria
Subject: FW: Newhall Ranch, Landmark Village Project No. 00-196-(5)/Attention Ms. Susan Tae

please print for our package!

Thanks,
Susie Tae, AICP
Land Divisions Section
(213) 974-6433

Please note new e-mail address: stae@planning.lacounty.gov

From: margoteiser [mailto:margoteiser@ojai.net]
Sent: Thursday, January 25, 2007 1:35 PM
To: Tae, Susan
Subject: Newhall Ranch, Landmark Village Project No. 00-196-(5)/Attention Ms. Susan Tae

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5

Dear Ms.Tae,

Please do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration. 1

It is important to recognize that the Santa Clara River and its biology is a treasure with value far beyond the monetary profits imagined by those who would destroy it. People all over the country and the world are now recognizing and preserving remaining natural, open land for us in the present and as a legacy for future generations. 2 To accommodate the many others who oppose building in Significant Ecological Area 23, please extend the comment period to at least 120 days, 3

It is clear that such a massive, project is sure to create major traffic and air pollution problems. 4 In this day and age, with so many alternatives increasingly available, it is necessary that such huge additions to global warming and pollution be addressed and mitigation proposed before the project could even be considered for approval. 5 Another obvious way the planners demonstrate a disregard for protecting the environment is by proposing to needlessly destroy at least sixty-seven oak threes which produce oxygen and provide habitat and do not pollute. 6

The general public deserves good service by it's governmental agencies. Please let the so called developers know that urban sprawl is no longer acceptable and make all efforts to postpone decisions on this project until all evidence has been submitted and evaluated. If you have not already done so, I urge you to visit the area yourself to see why so many are urging protection of this significant place. Please contact Lynne Plambeck (lynneplambeck@access4less.net) who has been leading informative walks by the river and its surroundings. 7

1/25/2007

Very sincerely yours,
Margot Eiser
Co-Founder
Save Montebello Hills Sierra Club Task Force
Montebello, California
323 728 7066

1/25/2007

E16. Letter from Margo Eiser, dated January 25, 207

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests an extension of time to review the Draft EIR. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

The comment addresses traffic and air quality issues, which received extensive analysis in the Draft EIR, in Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The Draft EIR concluded that traffic/access impact would be mitigated to a less than significant level, while impacts to air quality would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 6

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E17

RECEIVED
JAN 25 2007

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
This project is a bad idea. Not only will it destroy pristine wildlife and farming areas and the Santa Clara River, but also it will create terrible traffic jams and more air pollution problems. 2
Please do the following: 3

1. Extend the comment period to 120 days. 4
2. An EIS study on the Santa Clara River needs to be completed and then released before any project can be done. This study must be presented to the public so we can comment on your direction. 5
3. Oppose any building in significant ecological areas as well as opposing destroying 67 oaks. 6
4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 7

We urge you to say No to the Landmark Village Project No 00-196-(5).
Thank you,

Sincerely,
Walter
&
Elvera Beonik
6411 SHOUP AVE
WEST HILLS, CA 91307

E17. Letter from Walter and Elvera Deonik, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Response 1**, above.

The comment also addresses general subject areas, which received extensive analysis in the Draft EIR, specifically for wildlife in Section 4.4, Biota, for farming in Section 4.18, Agricultural Resources, for traffic in Section 4.7, Traffic/Access, and air quality in Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment requests an extension of time to review the Draft EIR. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

In regards to opposing building in significant ecological areas, the comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the

comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E18

RECEIVED
JAN 25 2001

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
This project is a bad idea. Not only will it destroy pristine wildlife and farming areas and the Santa Clara River, but also it will create terrible traffic jams and more air pollution problems. 2
Please do the following: 3

1. Extend the comment period to 120 days. 4
2. An EIS study on the Santa Clara River needs to be completed and then released before any project can be done. This study must be presented to the public so we can comment on your direction. 5
3. Oppose any building in significant ecological areas as well as opposing destroying 67 oaks. 6
4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 7

We urge you to say No to the Landmark Village Project No 00-196-(5).
Thank you,

Mrs. Celia R. Burmeister
11619 FRANCIS PL.
LOS ANGELES, CA. 90066

E18. Letter from Celia Burnsweig, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Response 1**, above.

The comment also states the project will cause destruction of pristine wildlife, and farming areas, create traffic jams, and cause more air pollution. The Landmark Village Draft EIR contains extensive analysis regarding these issues, specifically, for wildlife in Section 4.4, Biota, for farming in Section 4.18, Agricultural Resources, for traffic in Section 4.7, Traffic/Access, and for air quality in Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

In regards to opposing building in a significant ecological area, the comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the

comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E19

RECEIVED
JAN 25 2007

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
This project is a bad idea. Not only will it destroy pristine wildlife and farming areas and the Santa Clara River, but also it will create terrible traffic jams and more air pollution problems. 2
Please do the following: 3

1. Extend the comment period to 120 days. 4
2. An EIS study on the Santa Clara River needs to be completed and then released before any project can be done. This study must be presented to the public so we can comment on your direction. 5
3. Oppose any building in significant ecological areas as well as opposing destroying 67 oaks. 6
4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 7

We urge you to say No to the Landmark Village Project No 00-196-(5).
Thank you,

Thank You,
Anita Kasovich
5009 Alhama Dr.
Woodland Hills, Ca
91364

E19. Letter from Anita Kasower, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Response 1**, above.

The comment also states the project will cause destruction of pristine wildlife and farming areas, create traffic jams, and cause more air pollution. The Landmark Village Draft EIR contains extensive analysis regarding these issues, specifically, for wildlife in Section 4.4, Biota, for farming in Section 4.18, Agricultural Resources, for traffic in Section 4.7, Traffic/Access, and for air quality in Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment urges the Planning Commission to oppose building in a significant ecological area. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding

that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E20

RECEIVED
JAN 29 2007

1/25/07

Ms Susan Tal;

I'm a concerned native born Californian who's writing ask you to oppose any more building in the Newhall Ranch area. The damage already done to the Santa Clarita Valley is irreparable and we do not need any more water, land gobbling, and smog!

1

Sincerely, Caroline Kolen

E20. Letter from Caroline Boyer, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E21

RECEIVED
JAN 29 2007

Jan. 25 - 2007

Dear Ms. Tae

This letter concerns the Newhall Ranch, Landmark Village Project # 00-196-(5)

In an era of global warming we cannot continue to promote auto based sprawl housing - Land use policies must change. 1

Please do not approve such a project before the EIS on the Santa Clara River been released. 2

I oppose building in ecological areas, & destruction of 69 oaks - (another nightmare). 3 4

Thank you.

Mrs. Edward Haas
(Evelyn Haas)

E21. Letter from Evelyn Hass, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E22

Juan Tae
Exec. Reg Plng Dep
320 W Temple
LA, CA 90013

RECEIVED
JAN 29 2007

Jan 25, 2007

Dear Mr Tae,

Regarding the New hall Ranch project... please do not approve the project before the EIS on the Santa Clara River has been made available + completed 1

This vital eco-area is very important and must be preserved without adverse impact. 2

Regards,
Mary Morales
concerned citizen

E22. Letter from Mary Morales, dated January 25, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E23

1-25-07

Ms. Susan Tae
L.A. Co. Regional Planning Dept.
320 W. Temple St.
L.A., Ca. 90013

RECEIVED
JAN 29 2007

Re: Newhall Ranch, Landmark Village project No. 00-196-(5)

Dear Ms. Tae;

I am writing this letter to respectfully request that the Regional Planning Dept. not allow impacts to the Santa Clara River in a negative way during the construction of housing units in this nearby development. 1

Sincerely,

Russell Begle

E23. Letter from Russell Begle, dated January 25, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E24

RECEIVED JAN 29 2007 1/25/7

Dear Ms. Tae,

My nephew lives in Santa Clarita and he would be negatively impacted by the destruction of the Santa Clara River. 1

The traffic in the area is already impossible. 2 The density is ridiculous for a semi-desert region as that. 3

There are plenty of neighborhoods not to far from your office which could be redeveloped instead with minimal additional ecolosical impact. 4

Thank you for considering my young nephew in your decisions regarding this project. 5

Sincerely,

David Slavin

E24. Letter from David Slavin, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment addresses traffic in the area, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

Please see **Response 1**, above.

Response 4

Please see **Response 1**, above.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E25

January 25, 2007

Ms. Susan Tae
Los Angeles County Regional
Planning Dept.
320 W. Temple St.
Los Angeles, Ca. 90013

RECEIVED
JAN 29 2007

Re: Newhall Ranch, Landmark Village
Project No. 06-196(5)

I am among many who oppose the project before the EIS on the Santa Clara River. 1

Sincerely,

Janet Halzer
(member Sierra Club)
3200 Foothill St., #2
La Crescenta, Ca. 91214

E25. Letter from Janet Halper, dated January 25, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Letter No. E26

Jan. 25, 2007

RECEIVED
JAN 29 2007

Dear,
Ms Susan Tae

Help save the Santa Clara River, The last wild river in Los Angeles County. 1

Thank You,
Ray R. Daniels

E26. Letter from Ray Daniels, dated January 25, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E27

RECEIVED
JAN 29 2007

1-25-07

To Whom It May Concern,

I hereby protest against the Nicholas Ranch project because of the damage it brings to the environment (killing bulls, pollution of the rivers, bridges and the traffic

1

Sincerely,
Hans Weidlich

E27. Letter from Hammer Weintraub, dated January 25, 2007

Response 1

The comment refers to oak tree impacts, pollution of rivers, biology, and traffic, all of which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, Section 4.3, Water Quality, and Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E28

RECEIVED
JAN 29 2007

January 25, 2007

Dear Ms Susan Tae

21,000 new homes right next to the Santa Clara River will despoil the lovely wild area. 1

This is an abject case of urban sprawl. 2

Please extend the comment period to 120 days 3

Please oppose building in a significant Ecological Area 4

Please oppose the destruction of 67 Oaks, 5

Thank you for your attention

Jeanne Karpenko
620 N Kenwood St #110
Glendale, CA 91206

E28. Letter from Jeanne Karpenko, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

It should be noted that, in addressing the 21,000 homes, the comment is referring to the Newhall Ranch Specific Plan, which was approved in May 2003. The Landmark Village project is one tract map within the previously-approved Specific Plan.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 5

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, specifically in Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E29

01/25/07

RECEIVED
JAN 29 2007

I Eva Zielinska oppose building in a very significant ecological area 1

I very much oppose destruction of 67 oaks 2

This is the Santa Clara river project (EIR) 3

Sincerely
E Zel

E29. Letter from E. Ziel, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E30

1/25/07

Ms Susan Tae
LA County Regional Planning
320 W. Temple
LA CA 90013

RECEIVED
JAN 29 2007

Dear Ms. Tae:

In this era of global warming, it is frankly irresponsible to approve any further automobile-based sprawl housing. We urge LA County to re-think its land-use policies and refuse to approve any projects such as the Newhall Ranch project along the Santa Clara river. 1 The EIR would allow 2 serere negative impact to S.E.A. 23, 3 the Santa Clara river and its biology, 4 cut down 67 oak trees 5 and create grossly unacceptable air pollution 6 and traffic problems.

Thank you for reading and giving consideration to my comments

Ron Peterson
245 W. Loraine, #207
Glendale CA 91202

E30. Letter from Ron Peterson, dated January 25, 2007

Response 1

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 2

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses air quality, which received extensive analysis in the Draft EIR, Section 4.9, Air Quality. The Draft EIR concludes that with project implementation air quality impacts would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be

included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses traffic, which received extensive analysis in the Draft EIR, specifically, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E31

RECEIVED
JAN 29 2007

Mary B. Tyler
1600 E. Broadway #1
Glendale, Ca 91025

January 25, 2007

Ms Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St.
Los Angeles, Ca 90013

Dear Ms Tae:

We the Santa Clara River for development this is the last wild river in Calif. Please consider opposing development along this Pristine river and ecological base 1 Development would contribute to more urban sprawl and automobiles 2 and in light of Global warming, 3 this would be a mistake.

It would be so wonderful to pass along this environment to future generations, and for children to enjoy, now and in the future. 4

Thank you for reading this letter

Mary Tyler

E31. Letter from Mary Tyler, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Response 1**, above.

Response 3

Please see **Topical Response 6**: Global Climate Change and its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change.

Response 4

Please see **Response 1**, above.

Letter No. E32

Jan 25, 2007

RECEIVED
JAN 29 2007

Dear Sir,

I ask that you please extend the comment period to 130 days. In addition, the project should not be approved before the Environmental Impact Report has been completed. 1 2

The destruction of 67 oaks is very disturbing which affects wildlife habitat, beauty of the area and trees show global warming. 3 4 5

Also construction of this magnitude will add to the pollution of the area. 6

Sincerely,
Sharon Doyle

E32. Letter from Sharon Doyle, dated January 25, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses the beauty of the area, which received extensive analysis in the Landmark Village Draft EIR, specifically Section 4.6, Visual Qualities. The Draft EIR concluded that with mitigation, impacts to visual resources would be significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 6

The comment addresses topics, which received extensive analysis in the Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E33

January 25, 2007

RECEIVED
JAN 29 2007

Dear Ms Tae,

We are writing to you as concerned citizens of Los Angeles County in regards to the proposed Newhall Ranch development project. The area of concern is the Santa Clara River & its biology; Significant Ecological Area 23. 1

Please consider the following points: 2

- extension of the comment period to 120 days
- opposing building in a Significant Ecological Area 3
- do not approve the project before EIS on the Santa Clara River has been released & completed because this may change the project configuration 4
- oppose the destruction of 67 oaks 5

Thank you for your consideration of this matter.

Respectfully,

Jarek Przybyla

ANANIA
RUPAR PRZEBIEDA

JAREK PRZYBYLA

E33. Letter from Darek Przebieda, dated January 25, 2007

Response 1

The comment addresses general subject areas, which received extensive analysis in the Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E34

RECEIVED
JAN 29 2007

Jan. 25, 2007

Ms. Susan Tae -

re: Newhall Ranch, Landmark Village Project - No. 00-196-15

The Santa Clara River, the last wild river in Los Angeles County, must be saved. I urge you to: 1

1) Extend your comment period to 120 days 2

2) Do not destroy 67 oak trees. 3

3) Do not build in a "significant ecological area". 4

4) Do not approve the project before CWA EIR on the Santa Clara River has been released/completed because this may change the project configuration. 5

Please request that impacts on global warming be addressed and mitigated before the project can be approved. 6

The area is already impacted by thousands of housing units. ~~and~~ Please don't add thousands more! 7

Sincerely,

Ann B. Bigler

E34. Letter from Ann Bigler, dated January 25, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

The comment addresses general subject areas, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 5

Please see **Topical Response 2**: EIS/EIR Project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E35

Ana Cedar
475 N. Sunnyside Ave.
Sierra Madre, CA 91024

RECEIVED
JAN 29 2007

January 25, 2007

Re: Newhall Ranch, Landmark Village Project No. 00-196-157

I am very concerned about the impact the Newhall Ranch project will have on the pristine wildland and farming area. I am asking the County to:

- extend the comment period to 120 days 2
- oppose building in a Significant Ecological Area 3
- do not approve the project before the EIS on the Santa Clara River has been released because this may change the project configuration 4
- request that impacts to global warming be addressed and mitigated before the project can be approved 5
- oppose destruction of oaks and other vegetation in the area. 6

1

Thank you for your attention to this matter.

Ana Cedar

E35. Letter from Ann Cader, dated January 25, 2007

Response 1

The comment addresses wildlife habitat and farming, which received extensive analysis in the Landmark Village Draft EIR, as stated in Section 4.4, Biota, and Section 4.18, Agricultural Resources. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 6

The comment addresses general subject areas, which received extensive analysis in the Draft EIR, specifically, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E36

January 26, 2007

RECEIVED
JAN 30 2007

Daniel Fierros
County of Los Angeles
Department of Regional Planning
Hall of Records (13th Floor)
320 West Temple Street
Los Angeles, CA 90012

Telephone: (213) 974-6411
Fax: (213) 626-0434
TDD: (213) 617-2292

Daniel Fierros email: dfierros@planning.lacounty.gov

RE: Project No. 00-196 / Tract Map No. 53108 / Landmark Village, Draft EIR

Dear Mr. Fierros,

I am writing about the **Landmark Village Draft EIR**.

Challenges must be overcome for us to save the last free-flowing river in Southern California in one of the last wild areas of Los Angeles County. From the looks of things now, it might be destroyed or at least seriously compromised.

This is an opportunity to awaken together and save the entire upper Santa Clara River: its floodplain, tributaries, and upland habitat. They all link to other wild areas in the state. 1

Housing development also needs to occur in this region – but it can take place in harmony with this state natural resource.

I urge you to awaken and reconsider the **Landmark Village Draft EIR**. ***Recommend that it be revised to include studies to discover what areas are critical to birds and wildlife***. 2

My greatest concern is that this project is being rushed through without sensitive thought and open discussion. Many individuals, community, and non-profit organizations feel that it is incorrect to rush a human project into a natural habitat without appropriate empirical study and open discourse. 3

Sincerely,

Soren Kerk
2761 Westshire Drive
Los Angeles, CA 90068

E36. Letter from Soren Kerk, dated January 26, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment suggests that the EIR be reconsidered and revised to include studies critical to wildlife and birds. Numerous biological studies have been conducted for the project site, which are found in Appendix 4.4 of the Landmark Village Draft EIR and **Appendix A** of this Final EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

Please see **Response 1**, above.

Letter No. E37

Taylor, Gloria

From: Jason Hall [hall476@yahoo.com]
Sent: Saturday, January 27, 2007 4:56 PM
To: Tae, Susan
Subject: Newhall Ranch

Dear Madam:

I am vehemently opposed to the Newhall Ranch project in Los Angeles County. 1

I am deeply disturbed that my government continually allows developers to destroy beautiful areas in California. In addition, in an era of global warming realities, my government should restrict developers from building such "commuter villages" that will absolutely require those living there to drive over 80 miles a day in their automobiles to get to work. 2

Which is better--preserving the last wild river in Los Angeles County or putting up 21,000 cookie-cutter houses requiring more roads and more strip-malls? 3

I have researched those who were involved in the approval of this project, and I will under no circumstances vote for them again in upcoming elections. 4

Regarding this project, please extend the comment period to 120 days. 5

Do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration. 6

In summary, I OPPOSE building on a Significant Ecological Area, 7 and I OPPOSE destruction of 67 oaks. 8

I hope the developers of the Newhall Ranch project sleep well at nights in their South Bay McMansions knowing that they are going to destroy such a beautiful area in Los Angeles County. 9

Sincerely,

M Jason Hall
Los Angeles

Be a PS3 game guru.
Get your game face on with the latest PS3 news and previews at Yahoo! Games.
http://videogames.yahoo.com/platform?platform=120121

1

E37. Letter from M. Jason Hall, dated January 27, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Response 1**, above.

Response 3

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 4

The comment expresses an opinion and raises issues that do not relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 5

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 6

Please see **Topical Response 2**: EIS/EIR Project.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 8

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 9

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Taylor, Gloria

From: Andrew Sutphin [asutphin@hotmail.com]
Sent: Saturday, January 27, 2007 4:17 PM
To: Tae, Susan
Subject: ATTN. SUSUAN TAE/Landmark Village Project No. 00-196-(5)

Dear Ms. Susan Tae-

Please rethink your landuse policies and DO NOT approve this project. The urban growth in the area is causing great stress to the environment and commuters. 1

The Significant Ecological Area 23 and the Santa Clara River will be severely impacted if this project is approved. 2 67 oak trees will also be cut down if the project is approved. 3

Automobile based urban sprawl is reckless and harmful to southland residents and the local environment than has not disappeared due to urban sprawl. Approval of this project makes no sense except to those who will financially profit now. Later they will pay the price along with other southland residents and the environment. 4 5

I urge you to oppose the destruction of 67 oaks, 6 oppose the building in a Significant Ecological Area, address local environment impacts and global warming impacts before any current and future projects are considered for approval, 7 delay possible approval until an EIS has been released and reviewed on any current and future projects. 8

Sincerely,

Andrew Sutphin

Visita MSN Latino Entretenimiento: ¡música, cine, chismes, TV y más...! Haz clic aquí

1/29/2007

E38. Letter from Andrew Sutphin, dated January 27, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Response 1**, above.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

The comment again addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses general subject areas, which received extensive analysis in the Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

Please see impacts associated with the proposed project as addressed in the Landmark Village Draft EIR. Please also refer to **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 8

Please see **Topical Response 2**: EIS/EIR Project.

Taylor, Gloria

From: joaquin dorado [joaquind@sbcglobal.net]
Sent: Sunday, January 28, 2007 3:37 PM
To: Tae, Susan
Subject: Santa Clara River

Dear Ms. Tae

As a concerned citizen I am asking you to reconsider the approval of the Newhall Ranch Project. The developers are sure to make a killing but the rest of the population in the mtire LA area lose out on a precious piece of ecology, history and recreational resource. In this area local resources arebeing sacrificed at an alarming rate sure to contribute to the decline of our way of life. We need for public officials, such as yourself, to recognize this and limit the damage being done by development. It may be that growth in the LA area may call for development, however not at the sacrifice of naturally precious and great area such as the last wild river in this area. As an example of the future problems if these types of developments are allowed to go forward we need look no further than the LA river which was controlled for development purposes. 1 2

Sincerely

Joaquin Dorado

1/29/2007

E39. Letter from Joaquin Dorado, dated January 28, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E40

Taylor, Gloria

From: Randy Martin [drrandymartin@drrandymartin.com]
Sent: Sunday, January 28, 2007 9:18 PM
To: Tae, Susan
Subject: Dr Randy Martin, OMD, LAc, PhD, CCH, QME, MUP

Please consider stopping this project because the EIS on the Santa Clara River has been finalized and approved as complete and comprehensive. We should not be building in a Significant Ecological Area, and destruction of 67 Oaks. Also, impacts on noice, and on global warming should be addressed and these should be mitigated before project approval. 1 2 3 4 5

Dr. Randy Martin
Valencia, CA

1

E40. Letter from Dr. Randy Martin, dated January 28, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses noise impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.8, Noise. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E41

Taylor, Gloria

From: JOANNE N NAGY [jnn@juno.com]
Sent: Sunday, January 28, 2007 1:03 PM
To: Tae, Susan
Subject: Newhall Ranch Project

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple Street
Los Angeles, CA 90013

Dear Ms. Tae:

Since the Santa Clara River is the last wild river in Los Angeles County, it is unfortunate that it is also the proposed site of the Newhall Ranch project. I strongly suggest that you extend the comment period to 120 days. 1 2

It is important that you do not approve the project before the environmental impact report on the Santa Clara River has been released. 3
When that is completed, their findings may change the project configuration. 4

You should oppose building in a Significant Ecological Area and oppose destruction of 67 oaks. 5

Finally, impacts to global warming should be addressed and mitigated before the project can be approved. 6

As a resident of the San Fernando Valley and a member of the Sierra Club, I urge you to take these points under consideration. 7

Sincerely,

Joanne Nagy
16500 Simonds Street
Granada Hills, CA 91344
jnn@juno.com

1

E41. Letter from Joanne Nagy, dated January 28, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E42

Taylor, Gloria

From: Kalember, Jim [JKalember@opusd.k12.ca.us]
Sent: Sunday, January 28, 2007 10:15 AM
To: Tae, Susan
Subject: Re: Newhall Ranch, Landmark Village Project 00-196-(5)

Hi Susan:

I am ooposed to additional development on the Santa Clara River. There are enough condos 1
and other development along the river upstream near the 14Fwy crossing. The area west of 2
I5 is a significant ecological area and the destructionof oak trees and other flora is not 3
appropriate. We must get much more creative in accommodating development--please preserve
the river.

Jim Kalember
Governing Board
Oak Park Unified School District
Oak Park, CA 91377
661-575-7368 c
818-991-7180 h

E42. Letter from Jim Kalember, dated January 28, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

The remainder of the comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E43

Taylor, Gloria

From: Judy Hopkins [judykhopkins@earthlink.net]
Sent: Sunday, January 28, 2007 7:36 AM
To: Tae, Susan
Subject: Newhall Ranch, Landmark Village Project No. 00-196-(5)

As a Sierra Club member, I'm writing to ask you to:
1. extend the comment period for this project to 120 days 1
2. not approve the project 2
before the EIS on the Santa Clara River has been completed and released
3. address and mitigate the impact on global warming before approving this project 3

Thank you.

Judy Hopkins
Santa Monica

1

E43. Letter from Judy Hopkins, dated January 28, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E44

Taylor, Gloria

From: Ruiz, Rosie
Sent: Monday, January 29, 2007 6:36 AM
To: Tae, Susan
Subject: FW: Newhall Ranch will be a great place to live, work and play

Rosie O. Ruiz
Commission Secretary
Department of Regional Planning
(213) 974-6409
rruiz@planning.lacounty.gov

-----Original Message-----
From: jcarter@dreamworks.com [mailto:jcarter@dreamworks.com]
Sent: Friday, January 26, 2007 2:57 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jason Carter
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E44. Letter from Jason Carter, dated January, 26, 2007

Response 1

The County acknowledges your comment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E45

Taylor, Gloria

From: Paula Chadbourne [prchad@sbcglobal.net]
Sent: Monday, January 29, 2007 11:27 AM
To: Tae, Susan
Subject: Newhall Ranch, Landmark Village Project NO. 00-196.-(5)

Dear Ms. Susan Tae,
Please extend the comment period to 120 days. 1
Please do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration. 2
I oppose building in a signiciant ecological area. 3
I very much oppose the destruction of 67 more oak trees. 4
I request that impacts to global warming be addressed and itigated before the project can be approved. 5
Sincerely,

Paula Chadbourne
23629 Del Monte Dr. #285
Valencia, Ca. 91355

1/29/2007

E45. Letter from Paula Chadbourne, dated January 29, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Taylor, Gloria

From: Laurel Neiswander [laurel@neisinteriors.com]
Sent: Monday, January 29, 2007 12:06 PM
To: Tae, Susan
Subject: Newhall Ranch

REGARDING THE NEWHALL RANCH PROJECT:
1) PLEASE EXTEND THE COMMENT PERIOD TO 120 DAYS. 1
2) DO NOT APPROVE THE PROJECT BEFORE THE EIS ON THE SANTA CLARA RIVER HAS BEEN RELEASED/COMPLETED BECAUSE THIS MAY CHANGE THE PROJECT CONFIGURATION. 2
3) I OPPOSE BUILDING IN A SIGNIFICANT ECOLOGICAL AREA. 3
4) I OPPOSE DESTRUCTION OF 67 OAKS 4
5) I REQUEST THAT IMPACTS TO GLOBAL WARMING BE ADDRESSED AND MITIGATED BEFORE THE PROJECT CAN BE APPROVED. 5
SIGNED,
Laurel Neiswander
Northridge, CA

1/29/2007

E46. Letter from Laural Neiswander, dated January 29, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E47

Taylor, Gloria

From: Cheryl Kohr [c_kohr@hotmail.com]
Sent: Monday, January 29, 2007 8:38 PM
To: Tae, Susan
Subject: Newhall Ranch Landmark Village Project No. 00-196-(5)

I am very concerned about the Santa Clara River and this proposed development. I urge you [1] to extend the comment period to 120 days, [2] refrain from approving the project until the EIS [3] is complete, [4] oppose building in a Significant Ecological Area, [5] oppose destruction of the [6] oak trees and address the project's impact to global climate change. [7] Thank you for your attention.

Cheryl Kohr
Redondo Beach CA

Check out all that glitters with the MSN Entertainment Guide to the Academy Awards® http://movies.msn.com/movies/oscars2007/?icid=ncoscartagline2

1

E47. Letter from Cheryl Kohr, dated January 29, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 5

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E48

Betty Schuman
P.O. Box 8152
Northridge, Ca. 91327

RECEIVED
JAN 29 2007

Jan. 25, 2007

Dear Ms. Susan Tae:

RE: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Please rethink upon landuse policies and do not approve the above project before the EIS on the Santa Clara River has been released or completed. 1

I oppose building in a Significant Ecological Area & 2

I especially oppose the demolition of 67 magnificent, mature oak TREES! 3

Please also address the impacts to Global Warming before approving any part of this project. 4

I really want to SEE the Santa Clara River run free!! 5

Sincerely yours,
Betty L. Schuman

E48. Letter from Betty Sehnour, dated January 29, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E49

RECEIVED
JAN 29 2007

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
This project is a bad idea. Not only will it destroy pristine wildlife and farming areas and the Santa Clara River, but also it will create terrible traffic jams and more air pollution problems. 2
Please do the following: 3

1. Extend the comment period to 120 days.
2. An EIS study on the Santa Clara River needs to be completed and then released before any project can be done. This study must be presented to the public so we can comment on your direction. 4
3. Oppose any building in significant ecological areas as well as opposing destroying 67 oaks. 5
4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 6

We urge you to say No to the Landmark Village Project No 00-196-(5). 7
Thank you,

Bonnie Ramey + Terry Ramey

23607 Shady Lane Pl.
Valencia, CA 91354

E49. Letter from Bonnie & Jerry Ramey, dated January 29, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment addresses the wildlife, farmland, and Santa Clara River effects, which received extensive analysis in the Draft EIR, Section 4.4, Biota, and Section 4.18, Agricultural Resources. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

The comment addresses traffic and air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E50

Dear Ms Tae

RECEIVED
JAN 29 2007

I am writing to oppose the building of homes in a significant ecological area near the Santa Clara River. Building over 20,000 homes will further impact global warming, and destroy oak trees which help mitigate global warming. It is not prudent to impact this area near the one remaining "wild" river in LA County. 1 2 3 4 5

Sincerely
Barry Hagen

E50. Letter from Barry (Illegible), dated January 29, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E51

Ruiz, Rosie

From: integra8@sbcglobal.net
Sent: Monday, January 29, 2007 11:06 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Andre Lupica
Saugus

CC:
Los Angeles County Supervisor Mike Antonovich

1

E51. Letter from Andre Lupica, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: ykpeto10@yahoo.com
Sent: Monday, January 29, 2007 11:01 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

perfecto uribe
santa clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E52. Letter from Perfecto Uribe, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E53

Ruiz, Rosie

From: winit_8@hotmail.com
Sent: Monday, January 29, 2007 10:54 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Susan DeWinter
Newhall

CC:
Los Angeles County Supervisor Mike Antonovich

1

E53. Letter from Susan DeWinter, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E54

Ruiz, Rosie

From: littlecleo68@sbcglobal.net
Sent: Monday, January 29, 2007 10:28 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Monique Huml
Canyon Country

CC:
Los Angeles County Supervisor Mike Antonovich

1

E54. Letter from Monique Huml, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E55

Ruiz, Rosie

From: jframe01@excite.com
Sent: Monday, January 29, 2007 9:25 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

James Frame
Saugus

CC:
Los Angeles County Supervisor Mike Antonovich

E55. Letter from James Frame, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: jameswdavis1963@msn.com
Sent: Monday, January 29, 2007 9:25 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

James Davis
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E56. Letter from James Davis, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E57

Ruiz, Rosie

From: erics10@msn.com
Sent: Monday, January 29, 2007 9:20 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

eric & eden sustin
castaic

CC:
Los Angeles County Supervisor Mike Antonovich

1

E57. Letter from Eric & Eden Sustin, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: cimarron21136@sbcglobal.net
Sent: Monday, January 29, 2007 9:04 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Weon Kyeum Kim
SANTA CLARITA

CC:
Los Angeles County Supervisor Mike Antonovich

1

E58. Letter from Weon Kyeum, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: melindakc@ca.rr.com
Sent: Monday, January 29, 2007 9:04 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Melinda Coulter
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

E59. Letter from Melinda Coulter, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E60

Ruiz, Rosie

From: remailbox@cs.com
Sent: Monday, January 29, 2007 9:00 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Brian Smith
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E60. Letter from Brian Smith, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: lovelylesa@aol.com
Sent: Monday, January 29, 2007 8:46 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Lisa Burke
Saugus

CC:
Los Angeles County Supervisor Mike Antonovich

1

E61. Letter from Lisa Burke, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E62

Ruiz, Rosie

From: koalagurl@gmail.com
Sent: Monday, January 29, 2007 6:44 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jennifer Grossman
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E62. Letter from Jennifer Grossman, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: moonstr890@hotmail.com
Sent: Monday, January 29, 2007 8:41 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

arlie alfaro
santa clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E63. Letter from Arlie Alfaro, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E64

Ruiz, Rosie

From: duck654@ca.rr.com
Sent: Monday, January 29, 2007 8:04 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Leo Smith
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E64. Letter from Leo Smith, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: ljeanninet@yahoo.com
Sent: Monday, January 29, 2007 7:58 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Lisa Tucker
Los Angeles

CC:
Los Angeles County Supervisor Mike Antonovich

1

E65. Letter from Lisa Tucker, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: Lauren@EasyHomeLocator.com
Sent: Monday, January 29, 2007 8:36 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Lauren Lensch
Castaic

CC:
Los Angeles County Supervisor Mike Antonovich

1

E66. Letter from Lauren Lensch, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E67

Ruiz, Rosie

From: mangilit@sbcglobal.net
Sent: Monday, January 29, 2007 8:27 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Angela Mangilit
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

E67. Letter from Angela Mangilit, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: adam31@sbcglobal.net
Sent: Monday, January 29, 2007 8:27 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Adam Laraway
Palmdale

CC:
Los Angeles County Supervisor Mike Antonovich

1

E68. Letter from Adam Laraway, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: ICHANDRAN@MSN.COM
Sent: Monday, January 29, 2007 8:13 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

IVAN CHANDRAN
MONROVIA

CC:
Los Angeles County Supervisor Mike Antonovich

1

E69. Letter from Ivan Chandran, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E70

Ruiz, Rosie

From: gbalehannina@gmail.com
Sent: Monday, January 29, 2007 7:48 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Guru Kalle
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E70. Letter from Guru Kalle, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E71

Ruiz, Rosie

From: epilpil@socal.rr.com
Sent: Tuesday, January 30, 2007 11:06 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Arnold Pilpil
North Hills

CC:
Los Angeles County Supervisor Mike Antonovich

1

E71. Letter from Arnold Pilpil, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: tjshaner@aol.com
Sent: Monday, January 29, 2007 7:47 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Tim Shaner
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E72. Letter from Tim Shaner, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E73

Ruiz, Rosie

From: qiana.staral@gmail.com
Sent: Monday, January 29, 2007 7:45 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Qiana Staral
Canyon Country

CC:
Los Angeles County Supervisor Mike Antonovich

1

E73. Letter from Qiana Staral, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: mc_fields@yahoo.com
Sent: Monday, January 29, 2007 7:42 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Mark Fields
Granite Bay

CC:
Los Angeles County Supervisor Mike Antonovich

1

E74. Letter from Mark Fields, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E75

Ruiz, Rosie

From: jpark7788@gmail.com
Sent: Monday, January 29, 2007 7:24 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jenny Park
Los Angeles

CC:
Los Angeles County Supervisor Mike Antonovich

1

E75. Letter from Jenny Park, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E76

Ruiz, Rosie

From: jim@sandyandjim.com
Sent: Monday, January 29, 2007 7:22 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jim Elliott
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

E76. Letter from Jim Elliot, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E77

Ruiz, Rosie

From: spark7788@gmail.com
Sent: Monday, January 29, 2007 7:20 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Steve Park
NORWALK

CC:
Los Angeles County Supervisor Mike Antonovich

1

E77. Letter from Steve Park, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: nameshift@yahoo.com
Sent: Monday, January 29, 2007 7:19 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Brett Durfee
Los Angeles

CC:
Los Angeles County Supervisor Mike Antonovich

1

E78. Letter from Brad Durfee, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E79

Ruiz, Rosie

From: moonshadow917@yahoo.com
Sent: Monday, January 29, 2007 7:17 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Dani Lewis
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E79. Letter from Dani Lewis, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E80

Ruiz, Rosie

From: tonyglewis@yahoo.com
Sent: Monday, January 29, 2007 7:14 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: The Newhall Ranch plan protects the area's sensitive habitat and wildlife

Dear Chair Esther L. Valadez and members of the Planning Commission:

After years of careful planning, Newhall Land has gone above and beyond to ensure the environmental resources of Newhall Ranch will be protected for generations to come.

For starters, more than half of the property, about 6,000 acres will be set aside as preserved natural areas. Within these preserved lands are the two most important environmental areas on the site, the Santa Clara River and more than 4,500 acres of High Country of the Santa Susanna Mountains.

I'm also excited about the more than 50 miles of nature trails and 13 parks that will finally allow the public to enjoy the natural open spaces of Newhall Ranch. 1

With approval of the Newhall Ranch villages, Newhall Land will also provide funding to cover the costs of on-going management of the property so this burden is not placed on taxpayers.

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch. This is a balanced plan that deserves your support.

Sincerely,

Tony Lewis
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E80. Letter from Tony Lewis, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: mixxone@sbcglobal.net
Sent: Monday, January 29, 2007 7:13 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Steve Williams
Castaic

CC:
Los Angeles County Supervisor Mike Antonovich

1

E81. Letter from Steve Williams, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E82

Ruiz, Rosie

From: mike@moxietribe.com
Sent: Monday, January 29, 2007 7:06 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Mike Lizarraga
Burbank

CC:
Los Angeles County Supervisor Mike Antonovich

1

E82. Letter from Mike Lizarraga, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: edna.d.fernandez@juno.com
Sent: Monday, January 29, 2007 6:58 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Edna Dimataga-Fernandez
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E83. Letter from Edna Dimataga-Fernandez, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E84

Ruiz, Rosie

From: epjenk@sbcglobal.net
Sent: Monday, January 29, 2007 6:52 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Eric Jenkins
Saugus

CC:
Los Angeles County Supervisor Mike Antonovich

1

E84. Letter from Eric Jenkins, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: JUANMOLINA12@AOL.COM
Sent: Monday, January 29, 2007 6:46 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

JUAN MOLINA
GLENDALE

CC:
Los Angeles County Supervisor Mike Antonovich

E85. Letter from Juan Molina, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E86

Ruiz, Rosie

From: GreenEggsandSam@SamNeylan.com
Sent: Monday, January 29, 2007 6:42 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Sam Neylan
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E86. Letter from Ed Neylan, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: calbrez@sbcglobal.net
Sent: Monday, January 29, 2007 6:42 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jaleen Mastroianni
Canyon Country

CC:
Los Angeles County Supervisor Mike Antonovich

1

E87. Letter from Jaleen Mastroianni, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E88

Ruiz, Rosie

From: gncjr2000@yahoo.com
Sent: Monday, January 29, 2007 6:40 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Guy Craighead
Santa Clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E88. Letter from Guy Craighead, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E89

Ruiz, Rosie

From: qpham1@irf.com
Sent: Monday, January 29, 2007 6:39 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: I support Newhall Ranch

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to enjoying the new outdoor opportunities of Newhall Ranch and I am writing to show my support for the plan.

It is exciting that the plan's High Country Preserve, with its thousands of acres of natural areas and 50+ miles of trails, will be opened to the public for the first time in over a century, as the various villages of Newhall Ranch are approved by the County. The five mile extension of the Regional River trail is another feature of the Newhall Ranch plan that will give people a chance to enjoy the outdoors. 1

Newhall Ranch has been carefully studied for years and has an approved Specific Plan. It is time for all the benefits to become a reality. I urge you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

quang pham
newhall

CC:
Los Angeles County Supervisor Mike Antonovich

1

E89. Letter from Quang Pham, dated January 29, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Taylor, Gloria

From: Joanne Hedge [hedgegraphics@earthlink.net]

Sent: Tuesday, January 30, 2007 11:40 AM

To: Tae, Susan

Subject: Santa Clara River

Ms., Susan Tae
Los Angeles County Regional Planning Dept.
320 W Temple St.
Los Angeles CA 90013

Dear Ms. Tae:

As a southern California resident, hiker, birdwatcher, and Sierra Club member who sees how quickly native habitat and trees including 67 oaks, watersheds, and water courses are destroyed, degraded, or polluted for developments, this is to plead for opposition to the Newhall Ranch project in Significant Ecological Area 23, where no construction should be permitted. 1

I just watched "An Inconvenient Truth" on cable pay-per-view last night, and was reminded again how immediate are the pressing issues associated with global warming. The Newhall Ranch project encourages more of the same that science shows us produced this desperate situation in the first place—auto-based sprawl housing which for the most part is located far from places of work and business, which is a direct cause of CO2 release. 2

These impacts must be more adequately addressed and mitigated, 3 the comment period needs to be extended to 120 days for fair study, 4 and the project should not be approved before the EIS on the river has been completed and released, as this may change the project configuration. 5

Joanne Hedge
1415 Garden Street
Glendale CA 91201-2716

This message contains information which may be confidential and privileged. Unless you are the intended recipient (or authorized to receive this message for the intended recipient), you may not use, copy, disseminate or disclose to anyone the message or any information contained in the message. If you have received the message in error, please advise the sender by reply e-mail, and delete the message. Thank you very much.

1/31/2007

E90. Letter from Joanne Hedge, dated January 30, 2007

Response 1

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota (habitat and oak trees), and Section 4.2, Hydrology, and Section 4.3, Water Quality (watershed and water quality). The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 2

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 5

Please see **Topical Response 2**: EIS/EIR Project.

Taylor, Gloria

From: Judith McClure [R-J_McClure@msn.com]
Sent: Tuesday, January 30, 2007 12:30 PM
To: Tae, Susan
Subject: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms. Tae:

I respectfully request that the comment period for subject project be extended to 120 days. It has been difficult for us to complete our study of the EIR primarily because of the holidays and the extensive material which must be read and studied. 1

Thank you.

Judith McClure
29111 Lotusgarden Drive
Canyon Country, CA 91387

1/31/2007

E91. Letter from Judith McClure, dated January 30, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Taylor, Gloria

From: chon mung [mungchon@yahoo.com]
Sent: Tuesday, January 30, 2007 12:55 PM
To: Tae, Susan
Subject: Santa Clara River--Development

Dear Sirs and Ladies"

The Santa Clara River out Hwy. 126 west of the I-5 is the proposed site of the Newhall Ranch project. 1
This is a potential diaster. The area is a pristine wildland and farming area. The Santa Clara is also Los 2
Angeles County's last wild river. 3

Please help save this beautiful area for the people of Los Angeles and neighboring counties and for the generations to come. 4

I understand that there is a period for response by the public. Please extend the comment period so that people will have a genuine opportunity to voice opinions on this land grant use. 5

In this age of global warming, when we are just beginning to realize the impact of loss of wilderness areas, of tree loss, of building in ecological areas, we must be firm in our opposition to overbuilding, to 6
building that requires the use of the automobile to get to employment centers, and to the destruction of 7
old stands or individual trees. 8

Please do everything in your power to stop this development in what is known to be a Significant 9
Ecological Area. Please don't cut down those trees. Please do not approve any project before the complete and entire environmental impact study has been released and studied. 10

Thank you.

Mung Chong, resident of the San Fernando Valley

Food fight? Enjoy some healthy debate
in the Yahoo! Answers Food & Drink Q&A.

1/31/2007

E92. Letter from Mong Chong, dated January 30, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 3

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 5

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 6

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 7

The comment addresses general subject areas of trees, which received extensive analysis in the Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore,

no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 8

The comment addresses general subject areas, which received extensive analysis in the Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 9

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 10

Please see **Topical Response 2**: EIS/EIR Project.

Taylor, Gloria

From: Lizaamt@aol.com
Sent: Tuesday, January 30, 2007 1:34 PM
To: Tae, Susan
Subject: save the Santa Clara River area

Ms. Susan Tae
Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

It is hard, although unfortunately not impossible, for us to believe that Los Angeles County is seriously considering approving a large housing development that is essentially creating a new city on the Newhall Ranch. 1

2

We strongly oppose building in a Significant Ecological Area, 3 particularly where a number of trees will be destroyed. 4 This project will create air pollution and global warming, 5 and add to a car culture that is already way too strong. 6 Los Angeles County needs more public transit, 7 not new developments in pristine areas that will cease being pristine as the flora and fauna are destroyed, 8 and more cars are added to an already overburdened system. 9 We assume that no public transportation is included in the project.
Does Los Angeles County really need to encourage more reliance on middle eastern oil? 10

11

In addition, water is also in short supply in Southern California. 12 Is this project going to take water for lawns and golf courses and swimming pools from the Santa Clara River, so that it ends up being like the Owens river or, even worse, like the New River on the border with Mexico? 13 Once the new city is there, you can't take away or limit its water requirements. And this is a naturally dry area.

We urge that you require the developer to address and mitigate the impacts of any project on global warming, 14 and on water sources in this area, before approving the project. 15

16

We also urge that you extend the comment period on the EIR and/or the project to 120 days, 17 and that you not approve the project before the EIS on the Santa Clara River is completed and released to the public for comment. 18 Never approving the project would be preferrable.

Liza Amtmanis
Cabbot Laroux
8028 Selma Avenue, Los Angeles

1/31/2007

E93. Letter from Liza Amtmantis, dated January 30, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

The comment addresses air quality, which received extensive analysis in the Draft EIR, Section 4.9, Air Quality. The Draft EIR concludes that with the implementation of mitigation measures, impacts would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 6

The comment addresses the need for more public transit in Los Angeles County, which received analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access, pp. 4.7-20 through 4.7-21. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment addresses the project's impacts on flora and fauna, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 8

The comment addresses the results of adding more cars to an "already overburdened system," which received analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that after implementation of mitigation measures, the proposed project would not create significant and unavoidable impacts. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 9

The comment addresses that no public transportation is included in the project. Please see the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 10

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 11

The comment addresses water supply, a topic that received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 12

Please see **Response 11**, above.

Response 13

Please see **Response 11**, above.

Response 14

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 15

The comment addresses water resources in the area, which received extensive analysis in the Landmark Village Draft EIR, Section 3.0, Cumulative Impact Analysis Methodology, and Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 16

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 17

Please see **Topical Response 2**: EIS/EIR Project.

Response 18

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Taylor, Gloria

From: BRYAN BERGSTRAND [cbmai@verizon.net]
Sent: Tuesday, January 30, 2007 6:03 AM
To: Tae, Susan
Subject: Newhall Ranch Landmark Village Project No. 00-196-(5)

Ms. Tae

I am writing to express concerns regarding the referenced project. Specifically:

1. Please do not approve this project prior to release/completion of the EIS on the Santa Clara River as this could change the configuration of the project. As the last wild river in Los Angeles County, the Santa Clara deserves special consideration and protection. 1

2. Building in a Significant Ecological Area deserves special consideration and should be avoided. 2

3. The project should, if built, be modified to prevent the destruction of the 67 Oak trees discussed. 3

4. Please consider global warming impacts as a part of the review process. California is leading the way in this regard. All projects in this state deserve that this issue be considered during review. According to a recent article in Residential Architect magazine, Seattle, WA - based Mithun architects will only design single family home projects that have at least 8 units per acre. This appears to be a step in the right direction. 4

5. Traffic congestion and mass transit issues should be more fully addressed and mitigated. 5

6. Please extend the comment period to 120 days. 6

7

Sincerely,
Bryan S. Bergstrand PE - Civil
212 W Oak Park Dr
Claremont, CA 91711

1/31/2007

E94. Letter from Bryan S. Bergstrand, dated January 30, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment is noted. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

The comment also expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 6

The comment about traffic congestion and transit issues received extensive analysis in the Draft EIR, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Letter No. E95

Ruiz, Rosie

From: cathy@lmopticaldiscwest.com
Sent: Tuesday, January 30, 2007 8:43 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Catherine Deme
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E95. Letter from Catherine Deme, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E96

Ruiz, Rosie

From: joanbyrd@SCVFinehomes.com
Sent: Tuesday, January 30, 2007 8:37 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Joan Byrd
Castaic

CC:
Los Angeles County Supervisor Mike Antonovich

1

E96. Letter from Joan Byrd, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E97

Ruiz, Rosie

From: koheifp@hotmail.com
Sent: Tuesday, January 30, 2007 8:35 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Kohei Tomita
Santa Clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E97. Letter from Kohei Tomita, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E98

Ruiz, Rosie

From: lightning1968@msn.com
Sent: Tuesday, January 30, 2007 8:18 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Michael Bridge
Palmdale

CC:
Los Angeles County Supervisor Mike Antonovich

1

E98. Letter from Michael Bridge, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E99

Ruiz, Rosie

From: jfernandez@mason-electric.com
Sent: Tuesday, January 30, 2007 8:24 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Judith Fernandez
Stevenson Ranch

CC:
Los Angeles County Supervisor Mike Antonovich

1

E99. Letter from Judith Fernandez, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E100

Ruiz, Rosie

From: akaverucca@yahoo.com
Sent: Tuesday, January 30, 2007 7:41 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Kelli Garner
Canyon Country

CC:
Los Angeles County Supervisor Mike Antonovich

1

E100. Letter from Kelli Garner, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E101

Ruiz, Rosie

From: info@sold2000.net
Sent: Tuesday, January 30, 2007 7:57 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Larry wims
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E101. Letter from Larry Wims, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E102

Ruiz, Rosie

From: dansuess@msn.com
Sent: Tuesday, January 30, 2007 7:03 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Dan Suess
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E102. Letter from Dan Seuss, dated January 20, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E103

Ruiz, Rosie

From: ggardner@intlcompliance.com
Sent: Tuesday, January 30, 2007 6:58 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Greg Gardner
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E103. Letter from Greg Garner, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E104

Ruiz, Rosie

From: wlirpa@ca.rr.com
Sent: Tuesday, January 30, 2007 6:50 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

apirl woodson
valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E104. Letter from April Woodson, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E105

Ruiz, Rosie

From: dsabergel@sbcglobal.net
Sent: Tuesday, January 30, 2007 6:05 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: I support Newhall Ranch

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to enjoying the new outdoor opportunities of Newhall Ranch and I am writing to show my support for the plan.

It is exciting that the plan's High Country Preserve, with its thousands of acres of natural areas and 50+ miles of trails, will be opened to the public for the first time in over a century, as the various villages of Newhall Ranch are approved by the County. The five mile extension of the Regional River trail is another feature of the Newhall Ranch plan that will give people a chance to enjoy the outdoors. 1

Newhall Ranch has been carefully studied for years and has an approved Specific Plan. It is time for all the benefits to become a reality. I urge you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Diane Abergel
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E105. Letter from Diane Abergel, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E106

Ruiz, Rosie

From: blueskyinheaven@ca.rr.com
Sent: Tuesday, January 30, 2007 5:11 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Suzanne Borkoski
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E106. Letter from Suzanne Borkoski, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E107

Ruiz, Rosie

From: binca6@mac.com
Sent: Tuesday, January 30, 2007 12:18 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Brian Donovan
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E107. Letter from Brian Donovan, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E108

Ruiz, Rosie

From: stephanie_bte@hotmail.com
Sent: Tuesday, January 30, 2007 11:15 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Stephanie Hardie
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

E108. Letter from Stephanie Hardie, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E109

Ruiz, Rosie

From: pennyvoelker@hotmail.com
Sent: Tuesday, January 30, 2007 12:27 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Elaine Voelker
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E109. Letter from Elaine Volker, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E110

Ruiz, Rosie

From: lca4caddy@sbcglobal.net
Sent: Tuesday, January 30, 2007 11:53 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Lloyd Armour
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E110. Letter from Lloyd Armour, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E111

Ruiz, Rosie

From: ginof@goffg.com
Sent: Tuesday, January 30, 2007 11:52 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Gino Fronti
North Hollywood

CC:
Los Angeles County Supervisor Mike Antonovich

1

E111. Letter from Gino Fronti, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E112

Ruiz, Rosie

From: csteele@wildsync.com
Sent: Tuesday, January 30, 2007 11:42 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Carrie Steele
Santa Clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E112. Letter from Carrie Steele, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E113

Ruiz, Rosie

From: nhbookworm@aol.com
Sent: Tuesday, January 30, 2007 12:56 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

sheila dudman
merrimack

CC:
Los Angeles County Supervisor Mike Antonovich

1

E113. Letter from Sheila Dudman, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E114

Ruiz, Rosie

From: robertmacasaet@yahoo.com
Sent: Tuesday, January 30, 2007 1:13 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

robert macasaet
fair oaks ranch

CC:
Los Angeles County Supervisor Mike Antonovich

1

E114. Letter from Robert Macasaet, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E115

Ruiz, Rosie

From: samyako@sbcglobal.net
Sent: Tuesday, January 30, 2007 3:56 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

sam yako
castaic,

CC:
Los Angeles County Supervisor Mike Antonovich

1

E115. Letter from Sam Yako, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: judeeguzman@hotmail.com
Sent: Tuesday, January 30, 2007 8:56 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: The Newhall Ranch plan protects the area's sensitive habitat and wildlife

Dear Chair Esther L. Valadez and members of the Planning Commission:

After years of careful planning, Newhall Land has gone above and beyond to ensure the environmental resources of Newhall Ranch will be protected for generations to come.

For starters, more than half of the property, about 6,000 acres will be set aside as preserved natural areas. Within these preserved lands are the two most important environmental areas on the site, the Santa Clara River and more than 4,500 acres of High Country of the Santa Susanna Mountains.

I'm also excited about the more than 50 miles of nature trails and 13 parks that will finally allow the public to enjoy the natural open spaces of Newhall Ranch. 1

With approval of the Newhall Ranch villages, Newhall Land will also provide funding to cover the costs of on-going management of the property so this burden is not placed on taxpayers.

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch. This is a balanced plan that deserves your support.

Sincerely,

judee guzman
los angeles

CC:
Los Angeles County Supervisor Mike Antonovich

1

E116. Letter from Judee Guzman, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E117

Ruiz, Rosie

From: debalebs@aol.com
Sent: Tuesday, January 30, 2007 9:30 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: The Newhall Ranch plan protects the area's sensitive habitat and wildlife

Dear Chair Esther L. Valadez and members of the Planning Commission:

After years of careful planning, Newhall Land has gone above and beyond to ensure the environmental resources of Newhall Ranch will be protected for generations to come.

For starters, more than half of the property, about 6,000 acres will be set aside as preserved natural areas. Within these preserved lands are the two most important environmental areas on the site, the Santa Clara River and more than 4,500 acres of High Country of the Santa Susanna Mountains.

I'm also excited about the more than 50 miles of nature trails and 13 parks that will finally allow the public to enjoy the natural open spaces of Newhall Ranch. 1

With approval of the Newhall Ranch villages, Newhall Land will also provide funding to cover the costs of on-going management of the property so this burden is not placed on taxpayers.

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch. This is a balanced plan that deserves your support.

Sincerely,

Deborah Donovan
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E117. Letter from Deborah Donovan, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E118

Ruiz, Rosie

From: info@kinetixapl.com
Sent: Tuesday. January 30, 2007 9:43 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Michelle Eckard
Santa Clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E118. Letter from Michelle Eckhard, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E119

Ruiz, Rosie

From: rlgcyun@yahoo.com
Sent: Tuesday, January 30, 2007 9:29 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: I support Newhall Ranch

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to enjoying the new outdoor opportunities of Newhall Ranch and I am writing to show my support for the plan.

It is exciting that the plan's High Country Preserve, with its thousands of acres of natural areas and 50+ miles of trails, will be opened to the public for the first time in over a century, as the various villages of Newhall Ranch are approved by the County. The five mile extension of the Regional River trail is another feature of the Newhall Ranch plan that will give people a chance to enjoy the outdoors. 1

Newhall Ranch has been carefully studied for years and has an approved Specific Plan. It is time for all the benefits to become a reality. I urge you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

lisa yun
santa clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E119. Letter from Lisa Yun, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: jennimillan@yahoo.com
Sent: Tuesday, January 30, 2007 9:13 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jenni Millan
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E120. Letter from Jenni Millan, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E121

Ruiz, Rosie

From: avalon29@comcast.net
Sent: Tuesday, January 30, 2007 10:01 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Melinda Vos
Marietta

CC:
Los Angeles County Supervisor Mike Antonovich

1

E121. Letter from Melinda Vos, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E122

Ruiz, Rosie

From: ronsmithrea@hotmail.com
Sent: Tuesday, January 30, 2007 10:33 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Ron Smith
Santa Clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E122. Letter from Ron Smith, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E123

Ruiz, Rosie

From: larrysee411@yahoo.com
Sent: Tuesday, January 30, 2007 10:43 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Larry See
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E123. Letter from Larry See, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E124

Ruiz, Rosie

From: patty@wagthedogmedia.com
Sent: Tuesday, January 30, 2007 10:47 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Patty Douglas
valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E124. Letter from Patty Douglas, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E125

Ruiz, Rosie

From: mmaximon@hotmail.com
Sent: Tuesday, January 30, 2007 7:35 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Merian Young
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E125. Letter from Merian Young, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E126

Ruiz, Rosie

From: tiddlywinks23@yahoo.com
Sent: Tuesday, January 30, 2007 10:03 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Byron Davis
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E126. Letter from Byron Davis, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E127

Ruiz, Rosie

From: ammarek@yahoo.com
Sent: Tuesday, January 30, 2007 8:21 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Alison Marek
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E127. Letter from Alison Marek, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E128

Ruiz, Rosie

From: pmlaca5@ca.rr.com
Sent: Tuesday, January 30, 2007 7:59 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Pablo Monterrosa
Castaic

CC:
Los Angeles County Supervisor Mike Antonovich

E128. Letter from Pablo Monterrosa, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E129

Ruiz, Rosie

From: Chevykid24@sbcglobal.net
Sent: Tuesday, January 30, 2007 7:56 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Gregg Herrera
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E129. Letter from Gregg Herrera, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E130

Ruiz, Rosie

From: ltmoen@earthlink.net
Sent: Tuesday, January 30, 2007 7:45 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Larry T. Moen
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E130. Letter from Larry T. Moen, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Ruiz, Rosie

From: drmason1@hotmail.com
Sent: Tuesday, January 30, 2007 7:02 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

mason abedinzadeh
santa clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E131. Letter from Mason Abeninzadeh, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E132

Ruiz, Rosie

From: Jensvet85@yahoo.com
Sent: Tuesday, January 30, 2007 6:12 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jennifer Little
Northridge

CC:
Los Angeles County Supervisor Mike Antonovich

1

E132. Letter from Jennifer Little, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E133

Ruiz, Rosie

From: d.diblasio@sbcglobal.net
Sent: Tuesday, January 30, 2007 3:39 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Marissa DiBlasio
valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E133. Letter from Marissa DiBlaso, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E134

Ruiz, Rosie

From: kjones@newhall.com
Sent: Tuesday, January 30, 2007 2:47 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Karleen Jones
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E134. Letter from Karleen Jones, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E135

Ruiz, Rosie

From: therueffs@ca.rr.com
Sent: Tuesday, January 30, 2007 11:24 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

danielle rueff
valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E135. Letter from Danielle Rueff, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E136

Ruiz, Rosie

From: amyunderwood@sbcglobal.net
Sent: Tuesday, January 30, 2007 2:29 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: The Newhall Ranch plan protects the area's sensitive habitat and wildlife

Dear Chair Esther L. Valadez and members of the Planning Commission:

After years of careful planning, Newhall Land has gone above and beyond to ensure the environmental resources of Newhall Ranch will be protected for generations to come.

For starters, more than half of the property, about 6,000 acres will be set aside as preserved natural areas. Within these preserved lands are the two most important environmental areas on the site, the Santa Clara River and more than 4,500 acres of High Country of the Santa Susanna Mountains.

I'm also excited about the more than 50 miles of nature trails and 13 parks that will finally allow the public to enjoy the natural open spaces of Newhall Ranch. 1

With approval of the Newhall Ranch villages, Newhall Land will also provide funding to cover the costs of on-going management of the property so this burden is not placed on taxpayers.

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch. This is a balanced plan that deserves your support.

Sincerely,

Amy Underwood
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E136. Letter from Amy Underwood, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E137

Ruiz, Rosie

From: sandy@sandyandjim.com
Sent: Tuesday. January 30, 2007 1:43 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Sandra and Jim Elliott
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

E137. Letter from Sandra & Jim Elliot, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E138

Ruiz, Rosie

From: driana_che@hotmail.com
Sent: Tuesday, January 30, 2007 1:39 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Charles Chung
valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E138. Letter from Charles Chung, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E139

Ruiz, Rosie

From: jcabrera@newhall.com
Sent: Tuesday, January 30, 2007 4:30 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve. 1

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Jennifer Cabrera
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E139. Letter from Jennifer Cabrera, dated January 30, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Taylor, Gloria

From: Fierros, Daniel
Sent: Tuesday, January 30, 2007 11:17 AM
To: Susan Tebo
Cc: Tae, Susan; McCarthy, Paul; Silvas, Rudy
Subject: FW: Sierra Club Landmark Comment letter - ammonium perchlorate
Attachments: Landmark perchlorate comments.doc; Perchlorate Res (Chapter).doc; scanCLWA perchlorate time table.pdf; Perchlorate_and_Childrens_Health.pdf; Signal June9 - Well NC-13 Tests Positive.pdf

From: Jennifer Robinson [mailto:Jennifer.robinson@sierraclub.org]
Sent: Tuesday, January 30, 2007 11:13 AM
To: Fierros, Daniel
Subject: Sierra Club Landmark Comment letter - ammonium perchlorate

The Sierra Club continues to respectfully request that the County grant an extension of the official review period so that all comments may be included in the FEIR and circulated to commentors.

Attached are our initial comments, pertaining only to the ammonium perchlorate pollution issue. We intend to submit comments on several other sections of the DEIR, but have not completed our review. We hope to provide you with additional comments on biology, geology, air pollution, traffic, water quality and water supply in the near future. 1

Sincerely,

Jennifer Robinson

Jennifer Robinson
Conservation Program Coordinator
Sierra Club Angeles Chapter
3435 Wilshire Blvd. Ste 320
Los Angeles, CA 90010
(213)387-4287 x204
jennifer.robinson@sierraclub.org

1/31/2007

E140. Letter from Jennifer Robinson, dated January 30, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

The comment addresses ammonium perchlorate, and comments on biology, geology, air quality, traffic, and water quality, all of which received extensive analysis in the Landmark Village Draft EIR, Section 4.3, Water Quality, for ammonium perchlorate and water quality; Section 4.4, Biota, for biology; Section 4.1, Geotechnical and Soil Resources, Section 4.20, Mineral Resources, and Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Also, as to water supply, please see Landmark Village Draft EIR, Section 4.10, Water Service.

Letter No. E141

Susan Tebo

From: Fierros, Daniel [DFierros@planning.lacounty.gov]
Sent: Wednesday, January 31, 2007 7:50 AM
To: Susan Tebo
Cc: Tae, Susan
Subject: FW: The Santa Clara River

-----Original Message-----
From: Kate Wolf [mailto:kaylameloni@hotmail.com]
Sent: Wednesday, January 24, 2007 10:21 PM
To: Fierros, Daniel
Subject: The Santa Clara River

RE: Project No. 00-196 / Tract Map No. 53108 / Landmark Village, Draft EIR

Dear Mr. Fierros,
I am writing on behalf of an area that I hope you will be willing to look at with fresh eyes, as your department receives comments regarding the Landmark Village Draft EIR. 1

There are obvious challenges -- air quality, water, traffic, and energy,

which must be overcome, but the most overriding challenge of all is whether we can save the last free-flowing river in Southern California from being destroyed in one of the last truly wild areas of Los Angeles County.

This is a tremendous opportunity for all of us to save the upper Santa Clara River, it's floodplain, tributaries, and upland habitat -- which links to other wild areas in the state. 2

I am not against housing development, I understand the need to provide housing for our growing population -- however -- not at the detriment of

this wonderful state resource.

Please reconsider the EIR and make recommendations that it be revised to

include the proper studies to determine what areas are most critical to birds and wildlife. My greatest concern is that this project is being rushed through without acceptable scientific research, which has been strongly recommended by many non-profit organizations. 3

Sincerely,

KATE WOLF
580 Crane Blvd.
Los Angeles, CA.
90065

Get Hilary Duff's homepage with her photos, music, and more.
http://celebrities.live.com

1

E141. Letter from Kate Wolf, dated January 31, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests reconsideration of the EIR and that the EIR include "proper" biological studies. The comment also suggests that the project is being rushed without acceptable scientific research. Numerous biological studies over the last 13 years have been conducted for the project site and are included in Appendix 4.4 of the Landmark Village Draft EIR and **Appendix A** of this Final EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E142

[illegible]

[illegible]

[illegible]

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E142. Letter from C. Chase?, dated January 25, 2007

Response 1

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 2

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E143

David Magney Environmental Consulting

P.O. Box 1346, Ojai, California 93024-1346 * E-mail: david@magney.org
805/646-6045 Voice * 805/646-6975 FAX
www.magney.org

ENV-13
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VTTM 53108
01-31-07
Ms. Toe/Aimesh

30 January 2007

Daniel Fierros
Los Angeles County Dept. of Regional Planning
320 W. Temple Street, Room 1346
Los Angeles, CA 90012

Subject: Landmark Village Draft EIR (SP 00-198/VTTM No. 53108/RCUP 200500112/OTP 00196/CUP 00-196)

Dear Mr. Fierros:

David Magney Environmental Consulting (DMEC) is providing these comments on behalf of the Friends of the Santa Clara River, a California nonprofit corporation, and the California Native Plant Society, which is a member organization of the Friends. 1

DMEC herein provides comments on the Draft Environmental Impact Report (DEIR) for Newhall Land and Farming Company's proposed Landmark Village project, located along the Santa Clara River just upstream of the Ventura County line. DMEC is focusing its review on the biological resources of the project site and how the proposed project will impact those resources. 2

Issues raised in this letter:

1. Natural Vegetation mischaracterized (e.g. use of term "non-native grassland") and Improper assessment of impacts to natural vegetation: 3
2. Many locally rare (rare in Los Angeles County) not considered: 4
3. Mitigation for impacts to rare plants NOT fully mitigatable; 5
4. Impacts to wetland functions not adequately assessed; and 6
5. Impacts of pesticide use in suburban areas on biological resources. 7

Numerous additional issues need to be raised; however, there is insufficient time without a time extension to discuss them adequately in this letter. 8

Issue 1: Natural Vegetation Mischaracterized

The DEIR and Biota Report mischaracterizes the natural vegetation present onsite and the subsequent impact assessment because it uses a seriously outdated classification that has not been used by the resource and regulatory agencies for years now. For example, the DEIR refers to grassland vegetation as "Non-native Grassland", which is both inaccurate and misleading. Anyone not familiar with the nature and ecological importance of grasslands in California is easily misled by the use of the term "Non-native Grassland". Why would anyone want to protect or think Non-native Grassland is important? The California Department of Fish and Game currently uses, and has used for years, the National Vegetation Classification system, which is basically described in the California Native Plant Society's (CNPS's) 9

Newhall-LandmarkVillageDEIR comments-DMEC

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Manual of California Vegetation (*Manual*) (Sawyer & Keeler-Wolf 1995[1]). Sawyer and Keeler-Wolf (1995) describes grasslands and herbaceous vegetation based on the dominant species, regardless of the nativity of the dominant species, as was done by in Robert Holland's "Preliminary Description of the Terrestrial Natural Communities of California" (Holland 1986[2]). The *Manual* follows the standards set forth by a collaboration of federal, international, and state governments and scientists to provide consistency worldwide and nationally as well as be more accurate scientifically. It is for these reasons that the use of the old "Holland" system should not be used, as it is both inaccurate and not consistent with statewide and national, and international, standards. The descriptions of plant communities in the DEIR should be revised and updated to follow the standards adopted by the CDFG and CNPS and the impact assessment revised accordingly. 9

It is clear that the grassland/herbaceous plant communities present at the project are much more varied and complex than as described in the DEIR and supporting documents. However, the DEIR takes the position that these habitats are not valuable and impacts to them are less than significant and no mitigation is required. This is untrue. Grassland habitats, regardless of their dominant species composition, are quite valuable as habitat, particularly to birds and small mammals. Annual grassland habitats have been shown to be quite important to birds compared to other plant communities, including perennial grasslands according to Jones & Stokes Associates (1989[3]). In fact, that study found that bird use of annual grasslands was almost equal to that of perennial grasslands, and both grassland types had higher bird species use (just in numbers of species) than other plant communities in California. This fact was ignored and not assessed in the DEIR. 10

Issue 2: Locally Rare Plants Not Considered

A review of the list of plants observed at the project site finds several problems, some of which are easily rectified, and others requiring significant revisions. First, a large number of vascular plants were not fully identified to subspecies or variety, which is necessary to understand which taxon is present, and if that taxon is a rare species meeting the intent and definition of rare under CEQA. 11 Second, no consideration or discussion or assessment is given to species that are rare regionally or within Los Angeles County. DMEC's preliminary assessment of the species present found several plant taxa that should be considered as significant resources, and assessed accordingly. 12

Below is a list of vascular plants that are not fully identified and may be rare in the region and/or Los Angeles County of which some subspecies or varieties are rare:

Chaenactis glabriuscula – which variety?
Chrysothamnus nauseosus – which subspecies?
Heterotheca sessiliflora – which subspecies?
Lessingia glandulifera – which variety?
Stephanomeria exigua – which subspecies? 13

[1] Sawyer, J.O., and T. Keeler-Wolf. 1995. *Manual of California Vegetation*. California Native Plant Society, Sacramento, California.

[2] Holland, R.F. 1986. Preliminary Description of the Terrestrial Natural Communities of California. California Department of Fish and Game, Sacramento, California.

[3] Jones & Stokes Associates, Inc. 1989. Sliding Towards Extinction: Reassembling the Picos. Sacramento, California. Commissioned by The Nature Conservancy, San Francisco, California.

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Pectocarya linearis – which subspecies?
Plagiobothrys collinus – which variety?
Lepidium virginicum – which variety?
Lonicera subspicata – which variety?
Symphoricarpos – which species?
Atriplex canescens – which subspecies?
Dudleya cymosa – which subspecies?
Astragalus trichopodus – which variety? uncommon in Ventura County (Magney 2007)
Lathyrus vestitus – which subspecies?
Trifolium albopurpureum – which variety?
Trifolium gracilentum – which variety?
Ribes aureum – which variety?
Ribes malvaceum – which variety?
Nemophila menziesii – which variety?
Phacelia cicutaria – which variety? Rare in Ventura County (Magney 2007) 13
Phacelia ramosissima – which variety?
Stachys ajugoides – which variety?
Camissonia boothii – which subspecies?
Clarkia purpurea – which subspecies?
Oenothera elata – which subspecies?
Leptodactylon californicum – which subspecies?
Rumex salicifolius – which variety?
Calyptridium – which species?
Claytonia parviflora – which subspecies?
Ceanothus tomentosus – which variety?
Galium angustifolium – which subspecies?
Antirrhinum coulterianum – which subspecies?
Castilleja densiflora – which subspecies?
Cordylanthus rigidus – which subspecies?
Linaria canadensis – which subspecies?
Juncus balticus – which variety?
Eragrostis mexicana – which variety?
Scirpus acutus – which variety? Rare in Ventura County (Magney 2007)

If any of these taxa have ten or fewer populations in Los Angeles County, they should be evaluated as potentially locally rare, and losses to one or more populations should be considered significant, and appropriately mitigated. 14

Below is a list of 55 vascular plants listed in the DEIR or supporting documents that are rare in the region and/or Los Angeles County but where not evaluated as sensitive biological resources pursuant to CEQA:

Juniperus californica – While this species is relatively common in the desert portions of Los Angeles County and southern California, this occurrence on Newhall Ranch represents the southwestern-most occurrence of this species. The limits of a species range, and a disjunct population such as on Newhall Ranch, represents a significant botanical resource that should be assessed. 15

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Amaranthus palmeri - uncommon in Ventura County (Magney 2007); there are only 11 vouchered records for this species in Los Angeles County (Consortium of California Herbaria 2007[1]), representing 8 populations of which only 2 are extant, plus the Newhall Ranch populations, meaning that this taxon should be considered rare in Los Angeles County.

Amaranthus powellii - uncommon in Ventura County (Magney 2007); rare in Los Angeles County with 7 vouchered populations, all but one of which where made over 80 years ago (Consortium of California Herbaria 2007) and most are likely extirpated. The Newhall Ranch population is possibly the only extant population and should be treated as rare in Los Angeles County.

Sanicula bipinnata - rare in Ventura County (Magney 2007); there are only about 8 extant occurrences of this species in Los Angeles County, with many of the voucher collected found in the Consortium of California Herbaria (2007) from collections made over 60 years ago and are likely extirpated. This species should be treated at a locally rare species in Los Angeles County.

Achyrachaena mollis - rare in Ventura County (Magney 2007); rare in Los Angeles County since there are less than 20 historic occurrences in the county with some historical and almost certainly extirpated and recent collection sites/populations are at development sites (Consortium of California Herbaria 2007). This species should be treated as a rare species.

Ambrosia confertiflora – rare in Ventura County (Magney 2007); of the 8 population historically known in Los Angeles County, the population at the project site is one of only 4 known occurrence in Los Angeles County (Consortium of California Herbaria 2007) and should be treated as a rare species.

Baccharis sarothroides -- not in Ventura County; the only known population in Los Angeles County is on the project site (Consortium of California Herbaria 2007); therefore, it should be treated as a rare species.

Conyza coulteri -- rare in Ventura County (Magney 2007); only 8 collections have been made of this species in Los Angeles County, representing 6 extant populations (Consortium of California Herbaria 2007). This species should be treated as rare in Los Angeles County.

Gnaphalium leucocephalum/species nova - rare in Ventura County (Magney 2007); rare in Los Angeles County based only 6 historic populations (Consortium of California Herbaria 2007), of which some have been extirpated. Based on Dudeck's research on this taxon, G. leucocephalum should be treated as an undescribed species, and assessed as a rare species.

Helianthus californicus -- rare in Ventura County (Magney 2007); rare in Los Angeles County with only 3 known populations (Consortium of California Herbaria 2007). This species should be treated as a rare species.

Pluchea odorata – rare in Ventura County (Magney 2007); rare in Los Angeles County represented by only about 6 extant occurrences (Consortium of California Herbaria 2007); this species should be treated as a rare species.

Pluchea sericea -- rare in Ventura County (Magney 2007); represented by only 5 extant populations in Los Angeles County (Consortium of California Herbaria 2007) and should be treated as a rare species.

Wyethia ovata -- could this be misidentified? -- *Balsamorhiza deltoidea* occurs in Ventura County and looks similar to *Wyethia ovata*. *Balsamorhiza is* uncommon in Ventura County (Magney 2007) but *W. ovata* is not known from Ventura County. This population represents an extralimital population well below its known elevational range and should be treated as a rare species.

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[1] Consortium of California Herbaria. 2007. Database search of California public herbaria 22 January 2007. Jepson Herbarium, University of California, Berkeley. (http://ucjeps.berkeley.edu/consortium/)

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Descurainia pinnata ssp. *halictorum* – rare in Ventura County (Magney 2007); represented in Los Angeles County by only 5 known extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Opuntia basilaris var. *ramosa* – not found in Ventura County; only known occurrence in Los Angeles County; this taxon should be treated as a rare species.

Opuntia californica var. *parkeri* – not found in Ventura County; Newhall Ranch site it the only other known occurrence in Los Angeles County (Consortium of California Herbaria 2007) and should be treated as a rare species.

Opuntia X*vaseyi* – rare in Ventura County (Magney 2007); there are only 2 other known populations of this taxon in Los Angeles County (Consortium of California Herbaria 2007) and it should be treated as a rare species.

Atriplex serenana var. *serenana* – rare in Ventura County (Magney 2007); represented by only 7 populations in Los Angeles County (Consortium of California Herbaria 2007) and should be considered as a rare species.

Atriplex triangularis – uncommon in Ventura County (Magney 2007); represented in Los Angeles County by about only 7 extant populations at most (Consortium of California Herbaria 2007) and should be treated as a rare species.

Cuscuta pentagona – rare in Ventura County (Magney 2007); represented in Los Angeles County by about only 8 extant populations at most (Consortium of California Herbaria 2007) and should be treated as a rare species.

Stillingia linearifolia – rare in Ventura County (Magney 2007); represented in Los Angeles County by about only 9 extant populations at most (Consortium of California Herbaria 2007) and should be treated as a rare species.

Lupinus excubitus – uncommon in Ventura County (Magney 2007); represented in Los Angeles County by about only 9 extant populations at most (Consortium of California Herbaria 2007) and should be treated as a rare species.

Lupinus macrocarpus var. *densiflorus* [*L. densiflorus*] – rare in Ventura County (Magney 2007); represented in Los Angeles County by about only 8 extant populations at most (Consortium of California Herbaria 2007) and should be treated as a rare species.

Vicia hassei – rare in Ventura County (Magney 2007); represented in Los Angeles County by about only 8 extant populations at most (Consortium of California Herbaria 2007) and should be treated as a rare species.

Nemophila parviflora var. *quercifolia* – Only known occurrence in Los Angeles County (Consortium of California Herbaria 2007); not known from Ventura County.

Stachys ajugoides var. *rigida* – rare in Ventura County (Magney 2007); represented in Los Angeles County by about 5 populations, all of which are based on vouchers over 60 years old, except 1 (Consortium of California Herbaria 2007); this taxon should be treated as a rare species.

Malacothamnus fasciculatus ssp. *laxiflorus* – rare in Ventura County (Magney 2007); represented in Los Angeles County by only 6 populations (Consortium of California Herbaria 2007); this taxon should be treated as a rare species.

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Clarkia speciosa – not in Ventura County: Newhall Ranch collection represent the only known population in Los Angeles County (Consortium of California Herbaria 2007); this species is rare in Los Angeles County and should be treated as such.

Epilobium brachycarpum – uncommon in Ventura County (Magney 2007); represented in Los Angeles County by about 10 extant populations (Consortium of California Herbaria 2007) and should be considered rare.

Orobanche parishii ssp. *parishii* – rare in Ventura County (Magney 2007); represented by up to 4 populations in Los Angeles County, 2 of which are on Newhall Ranch (Consortium of California Herbaria 2007) and should be considered a rare species.

Eriastrum densifolium ssp. *mohavense* – rare in Ventura County (Magney 2007); represented in Los Angeles County by only 3 populations (Consortium of California Herbaria) and should be treated as a rare species.

Phlox gracilis – uncommon in Ventura County (Magney 2007); represented in Los Angeles County by about 10 populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Chorizanthe fimbriata – only record for Los Angeles County is on Newhall Ranch with no other known population in Los Angeles County (Consortium of California Herbaria 2007); not in adjacent Ventura County.

Eriogonum viridescens – uncommon in Ventura County (Magney 2007); represented in Los Angeles County by about 8 populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Lastarriaea coriacea – rare in Ventura County (Magney 2007); represented in Los Angeles County by no more than 10 extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species. 15

Polygonum punctatum – uncommon in Ventura County (Magney 2007); represented in Los Angeles County by no more than 8 extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Rumex maritimus – rare in Ventura County (Magney 2007); represented in Los Angeles County by no more than 8 extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Galium nuttallii ssp. *nuttallii* – CNPS List 4, uncommon in Ventura County (Magney 2007); represented in Los Angeles County by no more than 8 extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Parthenocissus vitacea – Rare in California and in Los Angeles County, not found in adjacent Ventura County; represented in Los Angeles County by no more than 3 extant populations (Consortium of California Herbaria 2007), all on Newhall Ranch, and should be treated as a rare species.

Cyperus odoratus – rare in Ventura County (Magney 2007); represented in Los Angeles County by no more than 8 extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Eleocharis rostellata – rare in Ventura County (Magney 2007); represented in Los Angeles County by no more than 7 extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

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Scirpus americanus – uncommon in Ventura County (Magney 2007); represented in Los Angeles County by no more than 2 extant populations (Consortium of California Herbaria 2007) and should be treated as a rare species.

Scirpus robustus – rare in Ventura County (Magney 2007); represented in Los Angeles County by only one other extant population in the Liebre Mountains (Consortium of California Herbaria 2007) and should be treated as a rare species.

Juncus acutus ssp. *leopoldii* – CNPS List 4; represented by about 10 extant populations in Los Angeles County with about half those on Santa Catalina Island (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

Juncus longistylis – not found in Ventura County; only 2 populations in Los Angeles County other than Newhall Ranch (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

Juncus torreyi – rare in Ventura County (Magney 2007); represented by about 7 extant populations in Los Angeles County, including Newhall Ranch (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

Juncus triformis – rare in Los Angeles County; not found in Ventura County; represented by only 1 extant populations in Los Angeles County on Newhall Ranch (Consortium of California Herbaria 2007); loss of this one Los Angeles County population or individuals of this taxon should be considered a significant impact.

Lemna minuscula – rare in Ventura County (Magney 2007); represented by only 6 historic populations in Los Angeles County (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact. 15

Lemna valdiviana – uncommon in Ventura County (Magney 2007); represented by only 8 historic populations in Los Angeles County (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

Brodiaea terrestris ssp. *kernensis* – rare in Ventura County (Magney 2007); represented by only 5 historic populations in Los Angeles County (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

Yucca schidigera – rare in Los Angeles County; not found in Ventura County; represented by only 1 extant population in Los Angeles County on Newhall Ranch (Consortium of California Herbaria 2007); loss of this one Los Angeles County population or individuals of this taxon should be considered a significant impact. Is this planted onsite and not native on the ranch?

Panicum capillare – rare in Ventura County (Magney 2007); represented by only 9 historic populations in Los Angeles County (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

Paspalum distichum – rare in Ventura County (Magney 2007); represented by only 7 historic populations in Los Angeles County (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

Sporobolus airoides – rare in Ventura County (Magney 2007); represented by only 9 historic populations in Los Angeles County (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact.

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Vulpia microstachys var. *microstachys* – rare in Ventura County (Magney 2007); represented by about 7 historic populations in Los Angeles County (Consortium of California Herbaria 2007): loss of one or more populations of this taxon should be considered a significant impact.

Potamogeton foliosus – rare in Ventura County (Magney 2007): represented by about 10 historic populations in Los Angeles County (Consortium of California Herbaria 2007); loss of one or more populations of this taxon should be considered a significant impact. 15

The loss of any of these 55 plant taxa should be analyzed for significance. There is no doubt as to their rarity in Los Angeles County, the only area in California in which the County has any jurisdiction, but these plants that are rare in Los Angeles County were not considered in the DEIR as significant biological resources. As is practiced in other jurisdictions, such as Ventura County, the loss of a population of any of these taxa would be considered a significant impact, and appropriate mitigation proposed, if feasible. This was not done in the DEIR, rendering it inadequate in this area.

Issue 3: Mitigation for Impacts to Rare Plants Not Fully Mitigatable

Below are specific and general comments about the adequacy of the proposed mitigation for rare plants in the DEIR. 16

Page 4.4-2, last paragraph, Line 9: "Implementation of measures contained in Specific Plan RMP…would reduce some, but not all, Specific Plan impacts to special-status plant and wildlife species,…". This basically states that after mitigation measures, impacts to at least some special-status plants will still remain significant. 17

Page 4.4-3, Table 4.4-1, Row 4: Table states "It is acknowledged that any loss of plant species listed as Rare, Threatened, or Endangered is considered a significant impact." This contradicts their "not significant" "conclusion after mitigation" for several plant species in Table 4.4-1. The "conclusion after mitigation" for most of these Rare, Threatened, or Endangered species should at least be potentially significant since the plants are known onsite even though they were supposedly never observed during the Newhall surveys reported on in this EIR. Furthermore, Table 4.4-1 does not include a significance summary for all "observed" special-status plant species discussed in Section 7a.(1) beginning on Page 4.4-29. Table 4.4-1 also does not include a significance summary (i.e. potentially significant) for all "special-status plant species known in the project area" discussed in Section 7a.(2) and included in Table 4.4-4 on Page 4.4-33. 18 19

Page 4.4-33, Paragraph 1, Lines 1-4: When referring to Table 4.4-4, Special-status Plant Species Documented in the Project Area but Not Observed on or Adjacent to the Project Site, the DEIR states, "Given the thoroughness of the survey efforts, it is unlikely that any of the species identified below are present on the project site, though the potential of some of these species to occur on the site in future seasons cannot be entirely ruled out." Table 4.4-4 provides very general habitat requirements, no elevation requirements, and no species-specific likelihood of occurrence based on whether suitable habitat is present onsite or other known and reported occurrences nearby. To say "it is unlikely that any of the species identified are present on the project site" does not accommodate the potential for any plant species (special-status or otherwise) to inhabit the project site based on specific environmental conditions or requirements, or microhabitat changes. The DEIR needs to provide a specific likelihood of occurrence, at the very least, based on the presence or absence of required habitat onsite, not on the assumption that their 20

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surveys are thorough enough. Any special-status plant species with a likely potential of occurring onsite, which should have been the case for species such as Nevin's Barberry, Plummer's Mariposa Lily, Late-flowering Mariposa Lily, Southern Tarplant, Slender-horned Spineflower, *Dudleya* spp., Davidson's Bushmallow, etc. A separate impact analysis should have been conducted for each species to assess the potential for significant impacts to these and similar species, resulting from the proposed project. 20

Page 4.4-64, Section 9b.(1)(f), Paragraph 1: Again, 36 special-status plant species with potential of occurring onsite (known or reported nearby) are completely disregarded solely on the basis of the DEIR's assumption that the floristic surveys conducted onsite are adequate enough to account for every living plant existing onsite or that may exist in the future onsite, and for all propagules that exist dormant in the soil. Again a separate impact analysis should have been conducted for each species to assess the potential for significant impacts to these species resulting from the proposed project. 21

Section 9b.(1)(f) (beginning on Page 4.4-64):

Everlasting (undescribed): The level of significance changes from potentially significant to less than significant solely based on the Mitigation Measure JV 4.4-20, which suggests that conducting seasonal surveys prior to construction and, if found, collecting and planting seeds in a receiver site in the preserved open space is adequate enough to reduce the level of significance to a less-than-significant level. This assumption is flawed because: 22

(1) Seasonal surveys are not adequate mitigation. This activity simply locates individuals and populations; however, this activity does not compensate for the potential loss of individuals and/or populations of this species. 23

(2) An analysis of the residual impacts to this and other special-status plant species needs to be included in the impact analysis section. 24

(3) All mitigation sites for each impacted or potentially impacted special-status plant species needs to be indicated on a map, and needs to be designated on a species-specific basis; therefore, simply seeding the ephemeral drainages of the High Country chaparral habitats to be preserved onsite with salvaged seeds of this Gnaphalium will not ensure the success of this species that requires floodplain habitats. 25

(4) Since no attempt at avoidance has been made, avoidance measures should be implemented to the maximum extent possible. 26

(5) The mitigation ratio for impacts to special-status plant species should be raised to a 10:1 ratio to ensure survival and to better accommodate any residual impacts resulting from the proposed project. 27

(6) Seed collection and propagation methods, final mitigation site determination, and a mitigation plan and monitoring program preparation should all be defined in the mitigation measures provided for this and all special-status plant species impacted by the project. 28

Slender Mariposa Lily: Since no attempt at avoiding this species onsite has been made, at least 887 aboveground individuals will be lost as a result of the project. Avoidance should be analyzed to a greater extent to minimize impacts to this species to the maximum extent possible. A discussion of Numbers 2, 3, 5, and 6 from the discussion above for Everlasting should be included in the analysis for Slender Mariposa Lily. Mitigation Measure 4.4-19 proposes to plant these 887 bulbs within the "high sustainability" areas of 29

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the High Country preserve onsite. No mitigation should be conducted with already pristine or high-quality habitats preserved onsite to ensure no additional impacts occur to these areas. Mitigation should only occur in areas that are already somewhat disturbed in an effort to enhance these areas concurrently with special-status plant species mitigation. 30

Peirson's Morning-glory: No indication as to the number of individuals to be impacted onsite is provided. No impact analysis can even be made without determining this impact number (or at least an estimate). Once the amount of individuals impacted is determined, in order to fully understand the impacts to this species, a Los Angeles County regional distribution analysis needs to be conducted. Stating that this species is common throughout the Newhall Ranch Specific Plan area does not begin to demonstrate the range of this species locally or regionally, particularly since there appears to be no attempt to avoid any impacts to this species. 31 Furthermore, to state that the CNPS List 4 status is not considered rare in the statewide perspective does not automatically preclude that no further population studies are warranted, and that this project can impact this species as much as needed with no consequence or mitigation requirements. 32 Recommended Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53 generally state that impacts to this species can be mitigated by (1) reducing grazing in the High Country areas, (2) fencing in impact areas, (3) having biologist to ensure no impacts outside of fenced areas, and (4) conducting seasonal surveys if a subdivision map is proposed, respectively. While potentially reducing the impacts to additional individuals, these mitigation measures do nothing to mitigate for the actual loss of the many individuals and the residual impacts of this species as a result of this project. An analysis of the residual impacts to this and other special-status plant species needs to be included in the impact analysis section. Since no attempt at avoidance has been made, avoidance measures should be implemented to the maximum extent possible. 33

Southern California Black Walnut: Walnut is treated as the Peirson's Morning-glory is treated based on its status of CNPS List 4. Therefore, much of the discussion above for Peirson's Morning-glory applies to this species as well. 34 The only mitigation measure recommended for impacts to 10 trees of walnut is 4.6-48, which is the Oak Resources Replacement Program, stating that replacement trees shall be planted in conformance with the oak tree ordinance in effect at that time. This mitigation measure simply includes walnut trees in the mitigation of oak trees. Walnut-specific mitigation requirements need to be presented as mitigation for the loss of the 10 walnut trees. The mitigation ratio should be 10:1, specifically, and the mitigation measure should include, at a minimum, seed collection methods and timing, planting methods, the need for a mitigation plan and monitoring program, and a map indicating appropriate mitigation sites. An analysis of the residual impacts to this and other special-status plant species needs to be included in the impact analysis section. Simply because this species is common locally does not mean that impacts to this species will not have any adverse impacts to the continuing existence of this species in the region. 35

Issue 4: Impacts to Wetland Functions Not Adequately Assessed 36

First, the DEIR states that URS's wetland delineation was verified by the U.S. Army Corps of Engineers (Corps) on 4 February 2004. This means, that unless there has been a reverification, that delineation is no longer valid as the Corps' verifications are only valid for a period of two (2) years. 37 Furthermore, the floods of January 2005 caused significant changes in many streams and rivers in southern California, which often resulted in expansion of areas under Corps jurisdiction. 38 DMEC believes that the wetland delineation will need to be updated to show current conditions, per Clean Water Act regulations and Corps policy before impacts to jurisdictional waters of the U.S., including wetlands, can be made for this project.

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The DEIR's "(c) Setbacks from Riparian Resources" section starting on page 4.4-60 provides a basic explanation of what the proposed project setbacks are from riparian wetlands along the Santa Clara River; however, there is no evidence that what is proposed is based on any real objective analyses. Rather, what is proposed is more speculation and justification than a true consideration of what and where buffers should be for this project to protect all the wetland functions and biological resources present onsite and downstream. 39

Only an objective analysis, starting with baseline conditions, will provide an adequate determination of how wide the buffers need to be to protect wetland functions. The Corps' Hydrogeomorphic approach (HGM) (Smith et al. 1995[1]) to determining and measuring wetland functionality is probably the best and most objective method available to provide an objective assessment of project-related impacts to wetland functions, which can also be very useful in identifying specific actions that can be taken to develop appropriate mitigation measures to avoid, minimize, or compensate for those significant impacts. DMEC has used the HGM approach routinely on projects occurring within or adjacent to riparian wetland habitats, with the results acceptable to the Corps and other regulatory agencies. Two recent examples can be examined on DMEC's website (Reinke Wetland Assessment (DMEC 2000[2] – http://www.magney.org/pdfs/Reinke%20HGM%20Report.pdf), and Camarillo Regional Park Wetland Assessment (DMEC 2004[3]) http://www.magney.org/pdfs/CamRegParkHGMReport-final.pdf). The HGM approach was recently used by DMEC to determine objectively whether a small development within Ventura County's 100-foot wetland buffer zone would result in significant (10 percent) changes in any of the fourteen wetland functions identified by the HGM riverine models (DMEC 2006[4]). The results of the application of the HGM model on that small project was accepted by the Ventura County Planning Division because of its objectivity, satisfying the County's General Plan policy. 40 41

Issue 5: Impacts of Pesticide Use in Suburban Areas on Biological Resources

Pesticides are known to both bioaccumulate in sediments and animals and cause significant adverse affects on organisms. The DEIR mentions pesticides as an important issue, but inadequately identifies the sources, types, vectors, and sensitive receptors onsite and downstream. 42

The DEIR addresses pesticide use in Chapter 4.4 Biota, Section b. Impact Analysis, 2) Indirect Impacts, (b) Landscaping Irrigation and Stormwater Runoff (page 4.4-87). It states that pesticides, fertilizers, and other contaminants in stormwater runoff could adversely impact biological resources in aquatic habitats. 43

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[1] Smith, R.D., A. Ammann, C. Bartoldus, and M.M. Brinson. 1995. An Approach for Assessing Wetland Functions Using Hydrogeomorphic Classification, Reference Wetlands, and Functional Indices. (Wetlands Research Program Technical Report WRP DE-1 Waterways Experiment Station, U.S. Army Corps of Engineers, Vicksburg, Mississippi.

[2] David Magney Environmental Consulting. 2000. Wetland Functional Assessment of the Reinke Development Mitigation Plan, Thousand Oaks, California. November 2000. (PN 00-0131.) Ojai, California. Prepared for Rudy Reinke, Thousand Oaks, California.

[3] David Magney Environmental Consulting. 2004. Wetland Functional Assessment of the Camarillo Regional Park Wetlands and Golf Course Projects, Ventura County, California. June 2004. (PN 02-0121-2.) Ojai, California. Prepared for California State Coastal Conservancy, Oakland, California.

[4] David Magney Environmental Consulting. 2006. Wetland Functional Assessment of the Gramckow Property Project, Rancho Matilija, California. 15 June 2006. (PN 06-0041.) Ojai, California. Prepared for Ventura County Planning Division, Ventura, California, on behalf of Martin Gramckow, Ojai, California.

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The DEIR refers to Project Design Features (PDFs) and Best Management Practices (BMPs) described in the Landmark Village Water Quality Technical Report (LVWQTR)[1] that are expected to minimize the presence of pesticides in runoff. Proposed pesticide management practices include source control, removal with sediments in infiltration basins, and advanced irrigation controls. The potential for legacy pesticides currently existing onsite to move with sediments from erosion in areas where they occur is expected to be reduced due to stabilization of the site by the project. 44

According to the State of California[2], pesticides, fertilizers, and soil from landscaping are among the most common pollutants in urban runoff and stormwater. The LVWQTR presents a discussion of contamination of urban streams by the organophosphate insecticides chlorpyrifos and diazinon (page 102), and points out that their sale and use in urban areas is now prohibited or severely restricted. This can certainly be expected to minimize the potential for contamination from these materials, though it is possible that existing stocks could be used by uninformed residential users to a limited extent. Chlorpyrifos and diazinon have been replaced in large part by pyrethroid insecticides for urban use. There is strong evidence[3] that pyrethroids are persistent in the environment, particularly in aquatic sediments, and that they adversely impact aquatic organisms. Neither the DEIR nor the LVWQTR specifically address the potential for pyrethroid contamination. 45

The LVWQTR on Page 103 states that "Source control measures such as education programs for owners, occupants, and employees in the proper application, storage, and disposal of pesticides are the most promising strategies for controlling the pesticides that will be used post-development. .... For common area landscaping in commercial areas, multi-family residential areas, and parks, an Integrated Pest Management (IPM) Program will be incorporated." DMEC could find no reference in the DEIR or in the LVWQTR to such educational and IPM programs and the parties responsible for implementing them. 46

Page 104 of the LVWQTR supporting the DEIR refers to BMPs related to the SUSMP requirements; however, the DEIR lacks any specific mitigation measures that are to be implemented other than a reference to the SUSMP. The DEIR needs to clearly identify the impact, the sensitive resources at risk, and specific measures that will be implemented to avoid, minimize, or compensate for those adverse impacts. For example, there is nothing about educating homeowners or renters about appropriate pesticide use or how to prevent offsite contamination. This needs to be rectified. 47

In conclusion, DMEC believes that the DEIR is lacking in several areas, and is sufficient to meet CEQA requirements. The DEIR mischaracterizes and understates the complexity and importance and sensitivity of several plant communities, including grassland habitats. 48 The DEIR does not adequately assess impacts to a large number of rare plants. 49 The DEIR does not provide adequate feasible mitigation for impacts to rare plants. 50 The DEIR does not assess impacts to wetland habitats and/or functions adequately or objectively, and fails to adequately mitigate for those impacts. And, the DEIR fails to address, much less mitigate for, the cumulative impacts to native plant communities and locally rare plants. 51

[1] GeoSyntec Consultants. September 2006. *Landmark Village Water Quality Technical Report.* (DEIR Appendix 4.3)

[2] California Environmental Protection Agency and Regional Water Quality Control Board 8. June 2001. *Urban Runoff and Water Pollution.* www.swrcb.ca.gov/rwqcb8

[3] Urban Pesticide Pollution Prevention Project. July 2006. *Status Report: Bay Area Municipal Urban Runoff Management Agencies' Pesticide-Related Activities*

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For these reasons, DMEC believes the DEIR must be significantly rewritten and put back out for public review before it can be considered adequate. In its current state, it understates project-related significant impacts and overstates proposed mitigation. 52

Respectfully,

David L. Magney
President

Stephen Hoskinson
Environmental Scientist, Licensed Agricultural Pest Control Adviser

cc: Ron Bottorff - Friends of the Santa Clara River
Amanda Jorgenson – California Native Plant Society

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E143. Letter from David Magney, dated January 30, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

This comment is an introduction to comments that follow. No further response is required.

Response 3

The vegetation mapping was updated in summer 2006, using *The Vegetation Classification and Mapping Program: List of California Terrestrial Communities Recognized by The California Natural Diversity Database* (CDFG 2003). These revisions have been incorporated into the Landmark Village Final EIR, revised **Section 4.4, Biota**. The 2006 data replaces the previous vegetation mapping included in the Landmark Village Draft EIR. All references to "non-native grassland" have been changed in the Landmark Village Final EIR, revised **Section 4.4, Biota**, to "California annual grassland" pursuant to *The Vegetation Classification and Mapping Program: List of California Terrestrial Communities Recognized by The California Natural Diversity Database* (CDFG 2003).

The description of California annual grassland remains the same, as these areas are dominated by non-native grasses (e.g., *Bromus* spp. and *Avena* spp.).

Response 4

Please see **Responses 13**, **14**, and **15**, below.

Response 5

Please see **Responses 16** through **35**, below.

Response 6

Please see **Responses 36** through **41**, below.

Response 7

Please see **Responses 42** through **47**, below.

Response 8

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities.

Response 9

As stated in **Response 3**, above, the vegetation mapping was updated in summer 2006 and all references to "non-native grassland" have been changed in the Landmark Village Final EIR, revised **Section 4.4, Biota**, to "California annual grassland" pursuant to *The Vegetation Classification and Mapping Program: List of California Terrestrial Communities Recognized by The California Natural Diversity Database* (CDFG 2003).

In the Final EIR, revised **Section 4.4, Biota**, the text related to California Annual Grassland, has been revised as follows:

> "Given the altered condition of these areas, and that this habitat type is not considered a sensitive natural community by resource agencies, the loss of non-native grassland would be a less than significant impact. California annual grasslands may support special-status plant and animal species and provide foraging habitat for raptors (birds of prey). Therefore, the Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (Wildlife Habitat Loss, below)."

As noted in the description above, California annual grasslands are not considered a sensitive natural community by any resource agencies. Although the impact to this vegetation community was not considered significant, it was included in the Wildlife Habitat Loss section (Section 9(b)(1)(b)) of the Final EIR, revised **Section 4.4, Biota**. This section states that the loss of 938.22 acres of wildlife habitat (48.17 acres of which are California annual grassland – 96 percent of the total California annual grasslands within the project site) "represents a substantial loss of habitat for wildlife species and is considered a significant impact."

By including the loss of California annual grasslands in the loss of wildlife habitat, and considering this loss a significant impact, the loss of California annual grasslands has been assessed. Mitigation for wildlife habitat loss is accomplished by relying upon the approved mitigation measures from the Newhall Ranch Specific Plan Program EIR. These mitigation measures include SP 4.6-21 to SP 4.6-27 and SP 4.6-37 to SP 4.6-42. These will preserve the River Corridor, High Country, and Salt Creek areas. These areas collectively include 662.24 acres of California annual grassland.

Response 10

Please see **Responses 3** and **9**, above. The Landmark Village Draft EIR, Section 4.4 Biota, **Tables 4.4-5** and **4.4-6** (same in Final EIR, revised **Section 4.4, Biota**), include grassland as habitat for many species, including coastal western whiptail, California horned lark, loggerhead shrike, northern harrier, burrowing owl, merlin, ferruginous hawk, prairie falcon, and pale big-eared bat. In addition, individual descriptions of the coastal western whiptail, California horned lark, loggerhead shrike, and northern harrier (Section 9(b)(1)(h)) include grassland as a habitat type for these species.

Annual grasslands have been assessed consistent with other vegetation communities that are important habitat for wildlife.

Response 11

See **Response 13**, below.

Response 12

See **Response 14**, below.

Response 13

Please see **Table E-1, Plant Subtaxa, Range, and Status**, below, in reference to this response.

From this list of 38 species, 13 have a total of 26 subspecies or varieties that are federally listed as threatened, state listed as rare, and/or list 1-4 CNPS. Of these 26 subspecies and varieties, 15 do not occur in ranges that overlap with the biogeographic area in which the Newhall Ranch Specific Plan site occurs. The ranges of the remaining two – *Lepidium virginicum* var. *robinsonii* and *Atriplex canescens* subsp. *Linearis* – do overlap with the biogeographic areas in which the Newhall Ranch Specific Plan site occurs. However, these species were not observed on or near the Newhall Ranch Specific Plan site, including the Landmark Village project area. Given the thoroughness of the survey efforts (see Final EIR, revised **Section 4.4, Biota**, **Table 4.4-3**), it is unlikely that these species are present on site, though the potential of some of these species to occur in future seasons cannot be entirely ruled out. The remaining 25 species on this list have no subspecies/varieties that are federally/state/CNPS-listed and are, thus, not considered sensitive under CEQA.

The species listed in this comment either have no biogeographic overlap with the area in which the project site occurs, are not considered sensitive under CEQA because of their federal/state/CNPS-status, or were determined to not occur on or near the project site after thorough survey efforts. Consequently,

of the vascular plants listed in this comment, no taxon exists on the project site that would be considered a rare species meeting the intent and definition of rare under CEQA.

Table E-1 provides a summary for each of the taxa listed in the comment. **Table E-1** lists the species, subspecies, and/or varieties that occur within California, its range, state and/or federal status, and the CNPS list. Unless otherwise noted, only names accepted by the *Jepson Online Interchange for California Floristics* (Jepson) (2007) are included and biogeographic ranges follow Jepson (2007). Range descriptions in boldface contain the biogeographic area (i.e., Western Transverse Ranges) in which the Newhall project site occurs. Finally, if there is a CNPS listing, **Table E-1** indicates if there is any biogeographic range overlap between the range of the species and the Newhall Ranch Specific Plan site, including the Landmark Village project area.

Table E-1
Plant Subtaxa, Range, and Status

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
Chaenactis glabriuscula	var. *glabriuscula*	s Sierra Nevada Foothills (SNF), Tehachapi Mountain Area (Teh), Central Western California (CW), **Southwestern California (SW)**, w edge Desert (D); n Baja California (Baja)	None/ None	None	None	
	var. *heterocarpha*	North Coast Ranges (NCoR), SNF, Great Central Valley (GV), CW	None/ None	None	None	
	var. *lanosa*	Inner South Coast Ranges (SCoR), South Coast (SCo), **Transverse Ranges (TR),** nw edge Sonoran Desert (DSon)	None/ None	None	None	
	var. *megacephala*	s SNF, Teh, San Joaquin Valley (SnJV), CW, **n SW**	None/ None	None	None	
	var. *orcuttiana*	SCo; nw Baja	None/ None	1B.1	None	NO range overlap
Chrysothamnus nauseosus	subsp. *albicaulis*	Northwestern California (NW), Cascade Range (CaR), Sierra Nevada (SN), White and Inyo Mountains (W&I)	None/ None	None	None	
	subsp. *bernardinus*	s SN, **TR**, n Peninsular Ranges (PR), W&I	None/ None	None	None	
	subsp. *ceruminosus*	Mojave Desert (DMoj)	None/ None	None	None	

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
	subsp. *consimilis*	SN (e slope), Teh, s Inner SCoR (SCoRI), San Bernardino Mountains (SnBr), PR, Great Basin Floristic Province (GB); to Oregon (OR), Montana (MT), Wyoming (WY), NM (NM), Baja	None/ None	None	None	
	subsp. *hololeucus*	High SN, Teh, Outer SCoR, **Western Transverse Ranges (WTR)**, East of SN, Desert Mountains (DMtns); to s OR, Utah (UT), n Arizona (AZ)	None/ None	None	None	
	subsp. *leiospermus*	East of SN, DMtns**;** to UT, n AZ	None/ None	None	None	
	subsp. *mohavensis*	San Francisco Bay Area (SNFrB), Outer SCoR (SCoRO), s SCoRI, **TR**, DMoj**;** s Nevada (NV)	None/ None	None	None	
	subsp. *washoensis*	Modoc Plateau (MP)**;** nw NV	None/ None	None	None	
Heterotheca sessiliflora	subsp. *bolanderi*	c&s North Coast (NCo), n Central Coast (CCo)	None/ None	None	None	
	subsp. *echioides*	c&s SNF, Teh, San Joaquin Valley (SnJV), CW, SCo, **TR**, PR	None/ None	None	None	
	subsp. *fastigiata*	**TR**, c PR, San Jacinto Mountains (SnJt)	None/ None	None	None	
	subsp. *sessiliflora*	s CCo, SCoR**;** Baja	None/ None	None	None	
Lessingia glandulifera	var. *glandulifera*	SNF, SnJV, SnFrB, SCoR, SCo, **TR**, PR: n Baja	None/ None	None	None	
	var. *pectinata*	CCo, SnFrB, SCoR	None/ None	None	None	
	var. *tomentosa*	e PR (Warner's Ranch, San Diego Co.)	None/ None	1B.3	None	NO range overlap
Stephanomeria exigua	subsp. *carotifera*	CCo, SCoR, **WTR**	None/ None	None	None	
	subsp. *coronaria*	Klamath Ranges (KR), High SN, Teh, SnJV, CCo, Channel Islands (ChI), **TR**, GB**;** to OR, sw Idaho (ID), w NV	None/ None	None	None	
	subsp. *deanei*	SCo, PR; n Baja	None/ None	None	None	
	subsp. *exigua*	GB, D**;** to Colorado (CO), Texas (TX), Baja	None/ None	None	None	

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
	subsp. *macrocarpa*	c&s SNF	None/ None	None	None	
Pectocarya linearis	subsp. *ferocula*	GV, CW, **SW**, DMoj**;** Baja; also s S. America	None/ None	None	None	
Plagiobothrys collinus	var. *californicus*	s SN, s SnJV, CW, **SW**, nw edge DSon (San Gorgonio Pass)**;** Mexico	None/ None	None	None	
	var. *fulvescens*	SCoR, **SW**, w DSon**;** AZ, Mexico, Chile	None/ None	None	None	
	var. *gracilis*	s SCoR (near San Diego), ChI	None/ None	None	None	
	var. *ursinus*	SnBr, SnJV**;** Mexico	None/ None	None	None	
Lepidium virginicum	var. *medium*	NW, CaR, MP**;** to Washington (WA), se U.S.	None/ None	None	None	
	var. *pubescens*	**California** (except KR, High SN)	None/ None	None	None	
	var. *robinsonii*	**SW;** Baja	None/ None	1B.2	None	Yes range overlap
	var. *virginicum*	**California** (except KR, High SN)	None/ None	None	None	
Lonicera subspicata	var. *denudata*	n High SN, Teh, CW, **SW**	None/ None	None	None	
	var. *subspicata*	WTR (Santa Ynez Mtns, Santa Barbara Co.)	None/ None	1B.2	None	NO range overlap
Symphoricarpos	*albus* var. *laevigatus*	NW, w edge CaR, n SNF, CW, **SW;** to Alaska (AK), MT	None/ None	None	None	
	longiflorus	GB, DMtns**;** to CO, TX	None/ None	None	None	
	mollis	NW, CaR, SN, CW, **SW**, MP**;** to British Columbia (B.C), ID, NM	None/ None	None	None	
	rotundifolius var. *parishii*	s High SN, **SW**, East of SN, DMtns**;** NM	None/ None	None	None	
	rotundifolius var. *rotundifolius*	CaR, SN, GB**;** to WA, WY, CO, w TX	None/ None	None	None	
Atriplex canescens	subsp. *canescens*	High SN (e slope), Teh, SCoRI, SCo, n **TR**, PR, GB, D	None/ None	None	None	
	subsp. *linearis*	n **WTR**? [sic], DSon; n Mexico	None/ None	None	None	
Dudleya cymosa	subsp. *agourensis*	Los Angeles County (Santa Monica Mountains; **TR**, Santa Monica Mountains region; Agoura Hills)[1]	FT/ None	1B.2	None	Yes range overlap

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
	subsp. *costafolia*	s High SN	None/ None	1B.2	None	NO range overlap
	subsp. *crebrifolia*	San Gabriel Mountains (SnGb) (Fish Canyon, Los Angeles Co.)	None/ None	1B.2	None	NO range overlap
	subsp. *cymosa*	NCoR, CaR, SN, SnFrB**;** sw OR	None/ None	None	None	
	subsp. *marcescens*	s WTR (Santa Monica Mtns); Topographic quads: Malibu Beach, Newbury Park, Triunfo Pass, Point Dume (CNPS 2007)	FT/ CR	1B.2	None	NO range overlap
	subsp. *ovatifolia*	s WTR (Santa Monica Mtns); Topographic quads: Santiago Peak, Malibu Beach, Topanga, Triunfo Pass (CNPS 2007)	FT/ None	1B.2	None	NO range overlap
	subsp. *paniculata*	SnFrB, SCoRI	None/ None	None	None	
	subsp. *pumila*	SCoR, **TR**	None/ None	None	None	
Astragalus trichopodus	var. *lonchus*	SCo, n ChI, w PR**;** Baja	None/ None	None	None	
	var. *phoxus*	s SCoR, n SCoR (Santa Barbara, Ventura cos.), **WTR**, w edge DMoj	None/ None	None	None	
	var. *trichopodus*	n half SCo	None/ None	None	None	
Lathyrus vestitus	var. *alefeldii*	SCo, s ChI, PR	None/ None	None	None	
	var. *ochropetalus*	NCo, KR, Outer NCoR	None/ None	None	None	
	var. *vestitus*	NCo, NCoR, CW, **SW**	None/ None	None	None	
Trifolium albopurpureum	var. *albopurpureum*	**California Floristic Province (CA-FP);** to B.C., Baja	None/ None	None	None	
	var. *dichotomum*	NW, c SN, GV, SnFrB, SCoR; to WA	None/ None	None	None	
	var. *olivaceum*	Inner NCoR, CaR, n SN, GV, SnFrB	None/ None	None	None	
Trifolium gracilentum	var. *gracilentum*	**CA-FP** (except ChI), DMoj**;** to WA, AZ	None/ None	None	None	
	var. *palmeri*	ChI; Baja	None/ None	4.2	None	NO range overlap
Ribes aureum	var. *aureum*	KR, CaR, High SN, SnJV, GB; to B.C., South Dakota, NM	None/ None	None	None	

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
	var. *gracillimum*	Inner NCoR, SnFrB, SCoR, **SW**	None/ None	None	None	
Ribes malvaceum	var. *malvaceum*	NCoRI, SNF, SnFrB, SCoR, ChI, **WTR**	None/ None	None	None	
	var. *viridifolium*	SCoR, **TR**, PR	None/ None	None	None	
Nemophila menziesii	var. *atomaria*	NW, CCo, SnFrB**;** OR	None/ None	None	None	
	var. *integrifolia*	CCo, SCoR, **SW**, East of SN, DMoj**;** Baja	None/ None	None	None	
	var. *menziesii*	**CA-FP**, DMoj	None/ None	None	None	
Phacelia cicutaria	var. *cicutaria*	SNF, Teh	None/ None	None	None	
	var. *hispida*	SCoR, **SW**, w D	None/ None	None	None	
	var. *hubbyi*	n SCo, n ChI (Santa Cruz Island), **WTR**	None/ None	None	None	
Phacelia ramosissima	var. *austrolitoralis*	CCo, SCo, n ChI	None/ None	None	None	
	var. *eremophila*	High CaR, High SN, Warner Mountains, East of SN**;** OR, NV	None/ None	None	None	
	var. *latifolia*	Teh, SnFrB, SCoR, SCo, **TR**, PR, n DMtns (Panamint Range)	None/ None	None	None	
	var. *montereyensis*	NCo, CCo, n ChI	None/ None	None	None	
	var. *ramosissima*	NCo, CCo, n ChI	None/ None	None	None	
	var. *subglabra*	High SN, Teh, SnGb, East of SN**;** to OR, ID	None/ None	None	None	
Stachys ajugoides	var. *ajugoides*	NW, CW, **SW;** to B.C.	None/ None	None	None	
	var. *rigida*	**California** (very uncommon in D)**;** to WA, Baja	None/ None	None	None	
Camissonia boothii	subsp. *alyssoides*	MP, W&I; to s ID, NV, w UT	None/ None	4.3	None	NO range overlap
	subsp. *boothi*	East of SN; to WA, nw AZ	None/ None	2.3	None	NO range overlap
	subsp. *condensata*	D**;** to s NV, s UT, w Arizona, nw Mexico	None/ None	None	None	
	subsp. *decorticans*	s SNF, Teh, s SnJV, SnFrB, SCoRI, **WTR**	None/ None	None	None	
	subsp. *desertorum*	s High SN, s East of SN, DMoj	None/ None	None	None	

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
	subsp. *intermedia*	East of SN, DMtns**;** NV	None/ None	2.3	None	NO range overlap
Clarkia purpurea	subsp. *purpurea*	GV, CCo**;** OR	None/ None	None	None	
	subsp. *quadrivulnera*	**CA-FP**	None/ None	None	None	
	subsp. *viminea*	**CA-FP;** OR	None/ None	None	None	
Oenothera elata	subsp. *hirsutissima*	**California;** w US, nw Mexico	None/ None	None	None	
	subsp. *hookeri*	CW, **SW**	None/ None	None	None	
Leptodactylon californicum [=Linanthus californicus][1]	s SCoR, **n&c SW**		None/ None	None	None	
	subsp. *brevitrichomum*[2]	Santa Barbara Co. (Santa Ynez Mountains)[3]	None/ None	None	None	
	subsp. *californicum*[2]	Santa Barbara, San Luis Obispo, Los Angeles, Ventura counties (In Los Angeles Co: San Gabriel Mtns region ca. 1 mi SE of Newhall; North of Malibu in Santa Monica Mtns, San Gabriel Mountains region: Santa Monica Mtns; on Hwy 39)[3]	None/ None	None	None	
	subsp. *glandulosum*[2]	Los Angeles, Riverside, Orange San Bernardino counties. (In Los Angeles Co: San Gabriel Mtns; Verdugo Mtns; San Fernando Wash, Mr. Gleason, San Dimas, near Glendora, Miland;s cyn, Angeles Crest Hwy, Arroyo Seco Cyn)[3]	None/ None	None	None	
	subsp. *leptotrichomum*[2]	Riverside, Orange, San Bernardino counties[3]	None/ None	None	None	
	subsp. *tomentosum*[2]	San Luis Obispo County[3]	None/ None	4.2	None	NO range overlap
Rumex salicifolius	var. *lacustris*	GB (especially MP)**;** s OR, NV	None/ None	None	None	
	var. *salicifolius*	**CA-FP**, W&I**;** NV, Baja	None/ None	None	None	
	var. *transitorius*	**CA-FP** (especially NCo, SN, CCo); to AK	None/ None	None	None	
Calyptridium	*monandrum*	s SN, Teh, s SnJV, SCoRI, **SW**, East of SN, D**;** NV, Arizona	None/ None	None	None	

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
	monospermum	KR, High NCoR, CaR, SN, **TR**, East of SN**;** s OR, NV, Baja	None/ None	None	None	
	parryi var. *hesseae*	s SnFrB (Mount Hamilton, Santa Cruz Mtns), n SCoRI	None/ None	3	None	NO range overlap
	parryi var. *nevadense*	East of SN, n DMtns**;** w NV	None/ None	None	None	
	parryi var. *parryi*	s High SN (Fresno, Inyo cos.), **TR**	None/ None	None	None	
	pulchellum	c SN (s Mariposa, Madera, n Fresno cos.)	FT/ None	1B.1	None	NO range overlap
	pygmaeum	s High SN, SnBr	None/ None	None	None	
	quadripetalum	High NCoR, NCoRI	None/ None	4.3	None	NO range overlap
	roseum	e slope High SN, n East of SN, W&I; to ID, NV	None/ None	None	None	
	umbellatum var. *caudiciferum*	Shasta County[3]	None/ None	None	None	
	umbellatum var. *umbellatum*	no information. C. *umbellatum* range: KR, High NCoR, CaR, SN, sw SnFrB(Santa Cruz Mtns), GB**;** to MT, w WY	None/ None	None	None	
Claytonia parviflora	subsp. *grandiflora*	SNF, Teh	None/ None	4.2	None	NO range overlap
	subsp. *parviflora*	**CA-FP**	None/ None	None	None	
	subsp. *utahensis*	Teh, DMoj	None/ None	None	None	
	subsp. *viridis*	s SN, SCoR, **TR**, PR, East of SN, DMtns	None/ None	None	None	
Ceanothus tomentosus[4]	n&c SN, SCo, SbBr, PR; n Baja		None/ None	None	None	
	var. *olivaceus*[2]	SCo, SnBr, PR, n Baja(Hickman 1993); San Diego Riverside, Los Angeles, San Bernardino, Orange counties[3]	None/ None	None	None	
	var. *tomentosus*[2]	Amador, Calaveras counties[1]	None/ None	None	None	
Galium angustifolium	subsp. *borregoense*	DSon (Palm Canyon, Hellhole Canyon, Pinyon Mtn Valley; San Diego Co.).	None/ CR	1B.3	None	NO range overlap

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
	subsp. *foliosum*	n ChI	None/ None	None	None	
	subsp. *gabrielense*	SnGb (near San Antonio Canyon; Los Angeles, San Bernardino cos.)	None/ None	4.3	None	NO range overlap
	subsp. *gracillimum*	DMtns (Providence, Little San Bernardino mtns).	None/ None	4.2	None	NO range overlap
	subsp. *jacinticum*	w SnJV	None/ None	1B.3	None	NO range overlap
	subsp. *nudicaule*	San Gabriel Mountains, SnBr	None/ None	None	None	
	subsp. *onycense*	s High SN (Onyx Peak area, e Kern Co.).	None/ None	1B.3	None	NO range overlap
Antirrhinum coulterianum[4]	s SCoR, **SW**(except ChI), nw edge DSon**;** n Baja		None/ None	None	None	
Castilleja densiflora	subsp. *densiflora*	NCoR, c SNF, SCoR	None/ None	None	None	
	subsp. *gracilis*	SCoR, **SW**	None/ None	None	None	
	subsp. *obispoensis*	s CCo(San Luis Obispo Co.)	None/ None	1B.2	None	NO range overlap
Cordylanthus rigidus	subsp. *brevibracteatus*	s High SN (Kern Plateau, Tulare and Kern cos.)	None/ None	4.3	None	NO range overlap
	subsp. *littoralis*	c CCo(s Monterey Bay and Peninsula),s CCo(w Santa Barbara Co.)	None/ CE	1B.1	None	NO range overlap
	subsp. *rigidus*	c&s SN, CW(except n SnFrB), **WTR**	None/ None	None	None	
	subsp. *setigerus*	SW (except WTR)**;** n Baja	None/ None	None	None	
Linaria canadensis[4]	NCo, NCoR, SNF, GV, CW, **WTR**, PR; to se US, adj Canada, S.America				None	
	var. *canadensis*[2]	Santa Cruz County[3]	None/ None	None	None	
	var. *texana*[2]	Riverside, Santa Barbara, Los Angeles, San Diego, Ventura, San Bernardino, Humboldt, Orange, Monterey, San Luis Obispo counties (in Los Angeles Co: ChI, SnGb, Verdugo Mtns, Paolos Verde Hills, coastal basin and plains) [3]	None/ None	None	None	

Taxon Listed	Subtaxa	Range	Status Federal/ State	CNPS List	County of Los Angeles status	Range Overlap
Juncus balticus[4] (highly variable, intergrading complex needing study [Hickman 1993])	**California;** to AK, e N.America, S.America, Eurasia		None/ None	None	None	
	var. *eremicus*[5]	no records; type specimen from Ownes Lake	None/ None	None	None	
	var. *montanus*[5]	Mono County[3]	None/ None	None	None	
	var. *vallicola*[6]	Shasta County[3]	None/ None	None	None	
Eragrostis mexicana	subsp. *mexicana*	SnJV, SCo, **WTR**, SnBr**;** to Oklahoma, TX, n S.America	None/ None	None	None	
	subsp. *virescens*	**California;** NV, S.America	None/ None	None	None	
Scirpus [=Schoenoplectus] acutus	var. *acutus*[7]	Lassen, Contra Costa counties[3]	None/ None	None	None	
	var. *occidentalis*	**California;** temperate N.America	None/ None	None	None	

Bold *indicates where a species' range overlaps the project site.*

CE = California Endangered; CR = California Rare; FT = Federally Threatened

n = north; s = south; e = east; w = west; c = central

[1] *species recognized in Hickson (1993) with note that 4 subspp. have been separated from subsp. californicum by hair morphology; synonyn recognized by Jepson (2007)*

[2] *not listed as a distinct subspecies in Hickman (1993); status unresolved in Jepson (2007)*

[3] *Biogeographic range not provided; specific locations from SMASCH (Specimen Management System for California Herbaria) records*

[4] *no accepted subspecies (Hickman 1994, Jepson 2007)*

[5] *taxonomic or nomenclatural synonym for taxon native to California*

[6] *status unresolved*

[7] *accepted name for taxon not occurring in California (erroneous reports, misapplication of names, misidentifications, etc.)*

The references used in the above table are provided below, are incorporated by reference, and are available for public inspection and review at Impact Sciences, 803 Camarillo Springs Road, Suite A-1, Camarillo, California 93012.

CNPS. 2007. Inventory of Rare and Endangered Plants v7-07a 1-17-07. Online database accessed at http://cnps.web.aplus.net/cgi-bin/inv/inventory.cgi. March 20.

Hickman, J.C. 1993. The Jepson Manual: Higher Plants of California. University of California, Berkeley. 1400 pp.

Jepson Online Interchange for California Floristics. 2007. Online database accessed at http://ucjeps.berkeley.edu/interchange.html, March 19 and 20.

Response 14

See **Response 13**, above.

There is no documentation supporting the presence of ten or fewer populations in Los Angeles County. Because these taxa are not considered locally rare by the County of Los Angeles or sensitive pursuant to CEQA, they are not treated as such in the Landmark Village Draft EIR, Section 4.4, Biota.

Response 15

Galium nuttalli ssp. *nuttalli* is not a CNPS-designated species. The comment is incorrect in stating that it is CNPS List 4. Because *Galium nuttalli* ssp. *nuttalli* is not a federally/state/CNPS–listed species, it is not considered sensitive pursuant to CEQA and was not treated as such in the Landmark Village Draft EIR, Section 4.4, Biota.

Clarkia speciosa ssp. *immmaculata* is CNPS List 1B.1. While it is not clear that this is the ssp. to which the comment refers, *Clarkia speciosa* ssp. *immmaculata* is endemic to San Luis Obispo County and would not be in the project area. *Clarkia speciosa* ssp. *speciosa* was considered, but rejected by CNPS and there are no other *C. speciosa* subspecies designated by CNPS. Because there is no potential for any CNPS listed subspecies of *C. speciosa* to occur on the project site, this species was not evaluated as a sensitive biological resource.

Nemophila parviflora var. *quercifolia* is CNPS List 4.3. According to CNPS, it is a cismontane oak woodland, coniferous forest species with a lower elevation range of 700 meters (about 2,300 feet). Its likelihood of occurring on the project site is very low based on a lack of suitable habitat, and because the project site is well below the elevation range of the species (elevations on the project site range from 800 feet to 960 feet above mean sea level). Furthermore, as stated in the Landmark Village Draft EIR, Section 4.4, Biota, Section 9.b., the significance of proposed project impacts on any given biological resource is determined by evaluating the impact in terms of each of the significance threshold criteria identified in the Draft EIR. These criteria were derived from the *CEQA Guidelines*, particularly Appendix G. Even if *Nemophila parviflora* var. *quercifolia* did occur on the project site, because CNPS List 4 plants are not considered rare from a statewide perspective, are not defined as rare, threatened, or endangered pursuant to the California Endangered Species Act, are not eligible for state listing as threatened or endangered, and because the vulnerability or susceptibility to threats on a statewide basis are considered low at this time (CNPS 2004), the loss of *Nemophila parviflora* var. *quercifolia* would not be considered a substantial adverse effect on a special-status species, nor would it be expected to reduce regional populations of the species to below self-sustaining numbers. Therefore, if *Nemophila parviflora* var. *quercifolia* happens to occur on the project site, impacts would be less than significant.

The only variety of *Potamogeton foliosus* that is designated by CNPS is *Potamogeton foliosus* var. *fibrillosus* – CNPS list 2.3. According to CNPS, this species is: "Known in CA from only one occurrence from Crescent

City. To be expected in Great Basin areas of CA; need information. Endangered in OR. See Memoirs of the American Academy of Arts and Sciences 17(1):51 (1932) for original description, and Rhodora 75:76 (1973) for revised nomenclature and 76:564-649 (1974) for taxonomic treatment." Pursuant to this explanation, this would not be the variety that could occur in the Newhall Ranch Specific Plan area, including the Landmark Village project site. Because there are no other varieties or subspecies of *P. foliosus* designated by CNPS, it is not considered a sensitive species pursuant to CEQA and was not treated as such in the Landmark Village Draft EIR, Section 4.4, Biota.

Juncus acutus ssp. *Leopoldii,* which is CNPS List 4.2, is identified in the Landmark Village Draft EIR, Table 4.4-4, Special-Status Plant Species Documented in the Project Area but Not Observed on or Adjacent to the Project Site, is known to occur in the project area and was a target species of the focused plant surveys conducted on, and in the vicinity of, the project site. This species was not observed on or adjacent to the project site. Given the thoroughness of the survey efforts (Table 4.4-3), it is unlikely that any of the species identified below are present on the project site, though the potential of some of these species to occur on the site in future seasons cannot be entirely ruled out.

The remaining species on this list are not federally/state/CNPS-listed, and are thus not considered sensitive pursuant to CEQA.

Response 16

This comment is an introduction to comments that follow. No further response is required.

Response 17

The requested clarification has been made to reflect this comment. Please refer to the Landmark Village Final EIR, revised **Section 4.4, Biota**, for the requested revision. Specifically, the Final EIR has been clarified to reflect the Newhall Ranch Specific Plan Program EIR concluded that implementation of measures contained in the Specific Plan Resource Management Plan and those measures contained in the previously certified Newhall Ranch environmental documentation would reduce direct impacts to special-status plant species to below CEQA thresholds of significance.

Response 18

The statement referred to in the comment in row four of Table 4.4-1 on p. 4.4-3 of the Landmark Village Draft EIR, Section 4.4, Biota, refers to any loss *prior* to mitigation *if* they would occur within the Newhall Ranch Specific Plan area. The conclusions reached in the final column of this table are those *after* mitigation if any loss would potentially occur.

It is not clear to what project (the Landmark Village site or the Newhall Ranch Specific Plan area) the comment is referring when stating "…since the plants are known onsite…" The "Conclusion After Mitigation" column in Table 4.4-1 refers to the Newhall Ranch Specific Plan Program EIR, *not* the Landmark Village Draft EIR. None of the plant species listed in this table occur within the Landmark Village project site. Various populations of San Fernando Valley spineflower occur in the vicinity of the project site. Potential indirect impacts on these populations are addressed beginning on p. 4.4-67 of the Landmark Village Draft EIR, Section 4.4, Biota.

Response 19

Table 4.4-1 summarizes the impacts to biological resources on the Newhall Ranch Specific Plan area site, not on the Landmark Village project site.

Five special-status plant species are known to occur within the Newhall Ranch Specific Plan area and these five species are addressed: Peirson's morning-glory (*Calystegia peirsonii*), California walnut (*Juglans californica* var. *californica*), slender mariposa lily (*Calochortus clavatus* var. *gracilis*) and San Fernando Valley spineflower (*Chorizanthe parryi* var. *fernandina*). Impacts, determination of significance, and identification of mitigation measures for these species are provided in the Draft EIR, Section 4.4, Biota, and Final EIR, revised **Section 4.4, Biota**.

Response 20

Dudek conducted surveys for special-status plants each spring and summer from 2002 through 2006 (see Landmark Village Draft EIR, Appendix 4.4). Table 2 in each of the reports indicates the special-status plant species observed or potential occurring within the Newhall Ranch Specific Plan, including the Landmark Village project site. The tables include the common and scientific names of the species evaluated, the federal and/or state status, the CNPS status, primary habitat associations, life form, blooming period, and whether the species is present or likely to be present on site based on habitat and soils present on site and known species distribution range. Table 4.4-4 in the Draft EIR represents a summary of information provided in Table 2 of each of the Dudek annual survey reports included in Appendix 4.4 of the Landmark Village Draft EIR.

Response 21

Please see **Response 20**, above. Based on the results of surveys conducted from 2002 through 2006, habitat and soils present on site, and known species distribution range, it was concluded that the species listed in Table 4.4-4 in the Draft EIR were not present on site and would not be impacted by the proposed Landmark Village project.

Response 22

Mitigation Measure LV 4.4-20 in the Draft EIR is now Mitigation Measure 4.4-2 in the Final EIR, revised **Section 4.4, Biota**. As noted in Section 4.4 7.a.(1), this species is associated with alluvial terraces and benches along the Santa Clara River. These terraces and benches are constantly in a state of flux due to natural fluvial scour and accretion processes associated with the River Corridor. Because the Landmark Village project will result in a net increase in jurisdictional area along the Santa Clara River, it would actually increase the area of potential habitat for this species. Surveys are needed to establish distribution prior to development. This species' distribution may vary from year-to-year depending on storm events. Therefore, should the species be documented within the project boundary, avoidance measures shall be implemented where feasible to minimize impacts to individual plants; pre-construction surveys and salvage and transplantation, if the species is found, will ensure the potential for persistence of this species along the River Corridor.

Response 23

Please see **Response 22**, above, and Mitigation Measure LV 4.4-2 in the Final EIR, revised **Section 4.4, Biota** (LV 4.4-20 in the Draft EIR): surveys are needed to establish distribution prior to development as this species' distribution may vary from year-to-year. Should the species be documented within the project boundary, avoidance measures shall be implemented where feasible, and salvage and transplantation will ensure the potential for persistence of this species along the River Corridor.

Response 24

The Landmark Village EIR, Section 4.4, Table 4.4-1, includes an assessment of residual impacts for those special-status plant species that would be impacted by the proposed Landmark Village project. No impacts to the undescribed everlasting are anticipated for the proposed Landmark Village project. However, this species' distribution may vary from year-to-year depending on storm events. Therefore, should the species be documented within the project boundary, avoidance measures shall be implemented where feasible to minimize impacts to individual plants; pre-construction surveys and salvage and transplantation, if the species is found, will ensure the potential for persistence of this species along the River Corridor.

Response 25

The Newhall Ranch Mitigation Feasibility Study, Figure 4, (Dudek 2007) identifies six different locations (total of 559 acres) as suitable areas for slender mariposa lily mitigation. This study is found in **Appendix A** of this Final EIR. In addition, the Landmark Village Slender Mariposa Lily Mitigation and Monitoring

Plan (Dudek 2007) is found in **Appendix A** of this Final EIR. This plan provides a description of the overall transplantation program, the donor and receptor sites, an implementation plan, a maintenance program, a long-term monitoring program, and a description of the success criteria.

Mitigation Measure LV 4.4-3 in the Landmark Village Final EIR, revised **Section 4.4, Biota** (LV 4.4-19 in the Draft EIR) has been updated to include this report:

LV 4.4-3 The *Draft Landmark Village Slender Mariposa Lily Mitigation and Monitoring Plan* (see Final EIR, **Appendix A**) shall be implemented by the applicant. The plan incorporates the findings of the *Draft Newhall Ranch Mitigation Feasibility Study* (Dudek & Associates 2007; see Final EIR, **Appendix A**). The plan demonstrates the feasibility of replacing the number of individual plants to be removed at a 1:1 ratio and/or enhancing and protecting existing populations of the species. The plan specifies, at a minimum, the following: (1) the location of mitigation sites in protected/preserved areas within the Newhall Ranch Specific Plan area; (2) methods for harvesting seeds and salvaging and transplantation of individual bulbs/plants to be impacted; (3) site preparation procedures for the mitigation site; (4) a schedule and action plan to maintain and monitor the mitigation area; (5) a list of criteria and performance standards by which to measure success of the mitigation site; (6) measures to exclude unauthorized entry into the mitigation areas; and (7) contingency measures in the event that mitigation efforts are not successful. The plan shall be subject to the approval of the County prior to the issuance of a grading permit.

The Landmark Village Conceptual Wetlands Mitigation Plan (Dudek 2007) is found in **Appendix A** in this Final EIR. This plan provides a description of the overall wetlands mitigation program, the proposed permanent and temporary impacts, an implementation plan, a maintenance program, a long-term monitoring program, and a description of the success criteria. This plan includes Parish's big sagebrush in the planting palette. Mitigation Measure LV 4.4-1 has been updated to include this report:

LV 4.4-1 The Landmark Village Conceptual Wetland Mitigation Plan (see Final EIR, **Appendix A**) shall be implemented by the applicant (see also Mitigation Measure 4.6-63). The plan specifies, at a minimum, the following: (1) the location of mitigation sites; (2) the quantity and species of plants to be planted; (3) procedures for creating additional habitat; (4) methods for the removal of non-native plants; (5) a schedule and action plan to maintain and monitor the enhancement/restoration area; (6) a list of criteria and performance standards by which to measure success of the mitigation sites; (7) measures to exclude unauthorized entry into the riparian creation/enhancement areas; and (8) contingency measures in the event that mitigation efforts are not successful. The plan provides for the 1:1 replacement of any Southern California black walnut to be removed from the riparian corridor. The plan provides for the mitigation of big sagebrush scrub along the riparian corridor. The plan shall be subject to the approval of CDFG, ACOE, and the County, and approved prior to issuance of the grading permit.

A draft Spineflower Conservation Plan (SCP) is under review by the Corps, USFWS, and CDFG. The SCP is a conservation and management framework to permanently protect and manage a system of preserves

designed to maximize the long-term persistence of the San Fernando Valley spineflower. The Corps, USFWS, and CDFG are reviewing the SCP in the context of a draft EIS/EIR and CCA. Please see **Topical Response 2**: EIS/EIR Project. A copy of the current draft SCP is found in the Landmark Village Final EIR, **Appendix A**.

As noted in the Landmark Village Final EIR, revised **Section 4.4, Biota**, the undescribed species of everlasting found on the project site is associated with alluvial terraces and benches along the Santa Clara River. These terraces and benches are constantly in a state of flux due to fluvial scour and accretion processes associated with the River Corridor. Because the project will result in a net increase in jurisdictional area along the Santa Clara River, the proposed project would actually increase the area of potential habitat for this species. As this species' distribution may vary from year-to-year depending on storm events, pre-construction surveys and salvage and transplantation will ensure the potential for persistence of this species along the River Corridor. As stated in Mitigation Measure LV 4.4-2 of the Final EIR (previously 4.4-20 in the Draft EIR), should the species be documented within the project boundary, avoidance measures shall be implemented where feasible to minimize impacts to individual plants. As noted in that response, this last species is associated with alluvial terraces and benches along the Santa Clara River, not ephemeral drainages. As noted in Mitigation Measure LV 4.4-2, the location of the receiver sites for seeds/plants will be located within preserved open space areas of Newhall Ranch along the Santa Clara River.

Response 26

As noted in **Response 19**, above, the *Gnaphalium* sp. *nova* is currently being avoided. However, this species' distribution may vary from year-to-year depending on storm events. Therefore, should the species be documented within the project boundary, avoidance measures shall be implemented where feasible to minimize impacts to individual plants; pre-construction surveys and salvage and transplantation, if the species is found, will ensure the potential for persistence of this species along the River Corridor.

Response 27

A scientific basis for a mitigation ratio of 10:1 is not provided in this comment. Mitigation is proposed in accordance with the Newhall Ranch Specific Plan Program EIR.

Response 28

These revisions have been incorporated into the Landmark Village Final EIR, revised **Section 4.4, Biota**. Mitigation Measure LV 4.4-2 has been revised to include additional criteria requirements for the mitigation plan. Mitigation Measure LV 4.4-2 states:

> Appropriately timed focused surveys for the undescribed species of *Gnaphalium* (Special-Status Plant Species) shall be conducted by a qualified botanist prior to the commencement of grading/construction activities within suitable habitat (primarily river terraces) of the species to determine if plants have established within potential impacted areas since the time of the 2005 survey. No longer than one year shall elapse between completion of the survey and commencement of construction activities. Should the species be documented within the project boundary, avoidance measures shall be implemented to minimize impacts to individual plants. These measures shall include minor adjustments to the boundaries/location of haul routes and other project features. If, due to project design constraints, avoidance of all plants is not possible, then available methods for salvaging seeds and/or transplantation of individual plants to be impacted will be evaluated and implemented. All seed collection and/or transplantation methods, as well as the location of the receiver site for seeds/plants (assumed to be within preserved open space areas of Newhall Ranch along the Santa Clara River), shall be coordinated and approved by the County prior to the issuance of a grading permit.

Response 29

A total of 16,783 slender mariposa lily plants would be preserved on the Newhall Ranch Specific Plan site, which includes the Landmark Village project area. Residual impacts are addressed in **Table 4.4-1** of the Final EIR, revised **Section 4.4, Biota**. Regarding mitigation sites, seed collection and propagation, and mitigation and monitoring plan preparation, please see the **Response 19**, above.

Mitigation Measure LV 4.4-20 in the Draft EIR is now Mitigation Measure 4.4-2 in the Final EIR. As noted in Section 4.4 7.a.(1), the undescribed species of everlasting found on the project site is associated with alluvial terraces and benches along the Santa Clara River. These terraces and benches are constantly in a state of flux due to fluvial scour and accretion processes associated with the River Corridor. Because the project will result in a net increase in jurisdictional area along the Santa Clara River, the proposed project would actually increase the area of potential habitat for this species. As this species' distribution may vary from year-to-year depending on storm events, pre-construction surveys and salvage and transplantation will ensure the potential for persistence of this species along the River Corridor. As stated in Mitigation Measure LV 4.4-2, should the species be documented within the project boundary, avoidance measures shall be implemented where feasible to minimize impacts to individual plants. A scientific basis for a mitigation ratio of 10:1 is not provided in this comment.

Response 30

While the High Country SMA/SEA 20 and Salt Creek areas are undeveloped, they have been historically disturbed by grazing and other activities (such as sporadic oil drilling) to the extent that enhancement and restoration (via removal of non-native vegetation, planting of native species, etc.) of several vegetation communities would benefit these areas. Areas considered of "high quality" that have not been as disturbed by grazing, oil drilling, erosion, or that are not dominated by non-native vegetation will not be subject to enhancement and/or restoration activities.

Response 31

As described in the Final EIR, revised **Section 4.4, Biota**, because of the common occurrence of Peirson's morning-glory within the Newhall Ranch Specific Plan area, and because CNPS List 4 plants are not considered rare from a statewide perspective, are not defined as rare, threatened or endangered pursuant to the California Endangered Species Act, are not eligible for state listing as threatened or endangered, and the vulnerability or susceptibility to threats on a statewide basis are considered low at this time (CNPS 2004), the loss of Peirson's morning-glory would not be considered a substantial adverse effect on a special-status species, nor would it be expected to reduce regional populations of the species to below self-sustaining numbers. Therefore, impacts to Peirson's morning-glory would be less than significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR, which found that impacts to this species would not be significant assuming implementation of Specific Plan Mitigation Measures SP 4.6-27, SP 4.6-34, SP 4.6-35, and SP 4.6-53.

Response 32

See **Response 22** to a letter from Center for Biological Diversity, dated February 20, 2007.

Response 33

Please see **Response 31**, above.

Response 34

Please see **Responses 31**, **32** and **33**, above.

Response 35

The Landmark Village project is a component of the greater Newhall Ranch Specific Plan. Implementation of Mitigation Measure SP 4.6-48 would comply with the Specific Plan and the

requirements of Public Resources Code section 21083.4, Oak Woodlands Conservation. A scientific basis for a mitigation ratio of 10:1 is not provided in this comment.

Response 36

The statement in the Draft EIR regarding Corps' verification of the Santa Clara River and Chiquito Canyon Creek, was simply a statement of historical fact. Nevertheless, the Corps approved the 2004 jurisdictional boundaries as a basis for assessing impacts for the draft EIS/EIR currently being prepared for a Section 404(b)(1) Permit for the Santa Clara River and its tributaries within the Newhall Ranch Specific Plan boundary, which includes the Landmark Village project site. In addition, prior to any dredge or fill of jurisdictional waters, an application must be filed with the Corps for Section 404(b)(1) Permit authorization to impact jurisdictional areas. At that time, the Corps can accept the 2004 jurisdictional boundaries or request a re-verification of jurisdictional waters.

Response 37

Please see **Response 36**, above. Prior to any dredge or fill of jurisdictional waters, an application must be filed with the Corps for Section 404(b)(1) Permit authorization to impact jurisdictional areas. At that time, the Corps can accept the 2004 jurisdictional boundaries or request a re-verification of jurisdictional waters.

Response 38

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 39

Habitat buffers along the Santa Clara River were analyzed in the Landmark Village Draft EIR, Section 4.4, subsection 9.b(1)(c). This section cites the Impact Sciences (1997) study that conducted vegetation analyses, focused bird surveys (1,100 field hours), and small mammal trapping (1,200 trap nights) along the Santa Clara River and adjacent uplands. This study collected data for plant species composition, canopy height, shrub/tree density, percent cover and other species-specific criteria in order to define high quality versus low quality upland habitat as the related to wildlife use and diversity. The focused wildlife studies concentrated on riparian bird and small mammal use of high and low quality upland habitat and upland/riparian ecotone and utilized systematic survey methods, including time-area observations, belt-transect counts at different distances parallel to the Santa Clara River, small mammal

trapping, scent stations, and remote cameras. This study thus helped identify the special-status populations at risk and their habitat use patterns along the river corridor. For example, at the western study site about 63 percent of riparian-dependent birds were observed in riparian habitat, 14 percent were in edge habitat, 18 percent were in upland habitat (primarily dense big sagebrush scrub and coastal sage scrub at this site) within 50 feet of the riparian edge, 5 percent were in upland habitat between 50 and 100 feet of the riparian edge, and 1 percent (1 observation) were in upland habitat between 100 and 150 feet from the riparian edge. No riparian-dependent birds were observed beyond 150 feet from the riparian edge. Combined 94 percent of the riparian-dependent bird observations were within 50 feet of the riparian edge (including the riparian habitat) and 99 percent were within 100 feet. Impact Sciences (1997) also cited studies of least Bell's vireo in San Diego County and Santa Barbara County with findings that where the riparian corridor is relatively wide (>100 feet) vireos only foraged within 100 feet of the riparian edge and where the riparian corridor is more narrow (<100 feet) vireos ranged up to 300 feet from the riparian edge. The Impact Sciences study suggests that riparian buffers along the Santa Clara River should range from a minimum of 100 to 150 feet in width, depending on the quality of the upland habitat (a larger buffer width required if the upland habitat is of low quality). Thus, habitat enhancement in areas where the buffer is more narrow could compensate for the smaller buffer. In addition, Impact Sciences recommended wall at the edge of development attenuate noise and lighting, and discourage human intrusion.

It also should be noted that a minimum of 100 feet of high quality upland habitat from the edge of riparian habitat is consistent with CDFG (Northern California-North Coast [Region 1]) buffer criteria for avoiding significant impacts to riparian habitats adjacent to urban development (CDFG 2001). For developing these buffer criteria, CDFG states that "Department biologists have relied on scientific research and literature and professional experience to develop the following recommendations to protect the public's fish, wildlife and native plant resources." For example, CDFG recommended a 75-foot buffer from the outside edge of the riparian habitat for the Sacramento River, a 50-foot buffer for main tributaries, and a 25-foot buffer for secondary tributaries. CDFG also states that "[i]f development restrictions related to mandatory requirements do not allow a project to completely avoid the area of the buffer zone outside the riparian vegetation, the project proponent may average the setback distance along the riparian habitat for the length of the project." Therefore, there is some flexibility in the minimum buffer width as long as the average width criteria are met.

Before addressing buffer issues for the Landmark Village project, it is important to understand that the buffer between the Santa Clara River and development was addressed and heavily debated during the Newhall Ranch Specific Plan environmental review and approval process. Prior to final Specific Plan approval, the County Board of Supervisors required that the Specific Plan design be revised to

incorporate a 100-foot-wide setback (top of bank stabilization to residential, commercial, mixed use development) to protect riparian habitat and special-status species within the River Corridor SMA/SEA 23 boundaries. This setback is in addition to an average buffer width of 100 feet from the top of bank stabilization to existing riparian resources. This finding was arrived at after evaluating the potential impacts of the proposed land uses along the entire length of the River (consistent with the Kelly and Rotenberry recommendations), coupled with the existing habitat protection and enhancement provisions contained in the Specific Plan's Resource Management Plan and Design Guidelines. The overall buffer area is comprised of several components: (1) the Salt Creek wildlife corridor connection and the High Country half-mile-wide buffer at the westerly end of the Specific Plan on the south side of the River; (2) native upland habitats in the Open Area along the south side of the River; (3) disturbed areas in the River corridor that will be restored or enhanced as riparian habitat; (4) buried bank stabilization that will be revegetated with native riparian and upland plant species; and (5) landscaped open space areas such as community parks, the Regional River Trail, and community trails.

In approving the Newhall Ranch Specific Plan and Conditional Use Permit No. 94-087-(5), the Board of Supervisors found that the Specific Plan contained sufficient natural vegetative cover and open space to buffer critical resources in the River Corridor SMA/SEA 23 from the development shown in the Specific Plan. The Board of Supervisors further found that the Specific Plan incorporated extensive buffer area to protect critical resources within the Santa Clara River. The Newhall Ranch Specific Plan's adopted Resource Management Plan requires a minimum 100-foot setback adjacent to the Santa Clara River between the top river-side of the bank stabilization and development within certain specified land use designations (including those of the Landmark Village project site) unless through Planning Director review, in consultation with the County staff biologist, it is determined that a lesser buffer would adequately protect the riparian resources within the River Corridor SMA/SEA 23, or that a 100-foot-wide setback is infeasible for physical infrastructure planning.

This buffer analysis does not presume that indirect effects on sensitive biological resources in the River Corridor will not potentially occur as a result of development. In combination with the 100-foot buffer, the Newhall Ranch Specific Plan's Resource Management Plan provides standards by which biological resources will be managed during construction and for the life of the community, including provisions for: (1) restoration and enhancement of disturbed areas; (2) restrictions on pedestrian and vehicular access to the river corridor; (3) design standards for transition areas between development and the river; (4) conveyance of conservation easements; and (5) preparation of a financial plan and the long-term management of the riparian resources by the Center for Natural Lands Management.

The Landmark Village project would maintain a 100-foot setback between top of bank and proposed residential, mixed-used and commercial development, and an average 100-foot buffer between top of

bank and toe of slope (e.g., riparian resources). Based on the site-specific analysis conducted in the Draft EIR, the Landmark Village buffer is consistent with the approved Newhall Ranch Specific Plan. However, as noted above, designation of the 100-foot-wide setback does not imply no potential for indirect effects. Specific to the Landmark Village project, potential long-term indirect effects are analyzed in Section 9.b(2) of the Draft EIR, including increases in: (1) pesticides, herbicides and pollutants; (2) lighting and glare impacts on wildlife species; (3) non-native plant and wildlife species; and (4) human activity and domestic pets. Project Design Features (PDFs) and mitigation measures to reduce these potential indirect impacts are also discussed in the EIR.

PDFs to address urban runoff from irrigation and stormwater include site design, source control, treatment control and hydromodification control Best Management Practices (BMPs). Stormwater runoff from all urban areas within the Proposed Project will be routed to bioretention areas, vegetated swales, and/or extended detention basin treatment controls BMPs. The effectiveness of these PDFs to maintain water quality in the Santa Clara River was analyzed by GeoSyntec Consultants.[1]

The mitigation measures to address the other listed potential indirect effects include "Previously Incorporated Measures" from the Newhall Ranch Specific Plan Program EIR and additional "Measures Recommended by EIR." Significant impacts related to buffers and edge effects and mitigation measures to reduce the level of impact include:

- Restriction of Wildlife Habitat Linkages – mitigated by previously incorporated measures SP 4.6-18 and SP 4.6-58.
- Increased Light and Glare – mitigated by previously incorporated measure SP 4.6-56.
- Increase in Populations of Non-native Plant and Wildlife Species – mitigated by the Landmark EIR LV 4.4-28 and LV4.4-31.
- Increased Human and Domestic Animal Presence Within SMA/SEA 234 – mitigated by previously incorporated measures SP 4.6-17 through SP 4.6-19 and Landmark EIR LV 4.4-32 through LV 4.4-34.

Response 40

See **Response 39**, above.

Response 41

See **Response 39**, above.

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1 GeoSyntec Consultants. September 2006. Landmark Village Water Quality Technical Report (Appendix 4.3).

Response 42

The Landmark Village Draft EIR, Section 4.3, Water Quality, and Appendix 4.3 analyze the potential impacts on water quality due to pesticides. Bioaccumulation of pesticides can be of concern where past farming practices involved the application of persistent organochlorine pesticides. Legacy pesticides Chlordane, Dieldrin, DDT, and Toxaphene are of particular concern, as TMDLs have been established for these pesticides in the Santa Clara River estuary, approximately 40 miles downstream of the project and this reach of the river. Historical pesticides should no longer be discharged in the watershed except in association with erosion of sediments to which these pollutants may have adhered in the past. Site development involves the import of nearly 6 million cubic yards of dirt from non-agricultural areas, as well as required remedial grading, which will stabilize soils and prevent their transport from the project site, actually reducing the potential in the post-development condition for discharge of sediments to which historical pesticides may have adsorbed in pre-development conditions.

In the post-developed condition, pesticides will be applied to common landscaped areas and residential lawns and gardens. Pesticides that have been commonly found in urban streams include the organophosphate pesticides chlorpyrifos and diazinon (Katznelson and Mumley, 1997). However, only 0 to 13 percent of the samples in the Los Angeles County database had detectable levels of diazinon (depending on the land use), while levels of chlorpyrifos were below detection limits for all land uses in all samples taken between 1994 and 2000 (Los Angeles County, 2000). Other pesticides presented in the database were seldom measured above detection limits. Furthermore, these data represent flows from areas without treatment controls, unlike the proposed Landmark Village project, which does incorporate treatment control PDFs.

Diazinon and chlorpyrifos are two pesticides of concern due to their potential toxicity in receiving waters. The USEPA has banned all indoor uses of diazinon in 2002 and stopped all sales for all outdoor non-agricultural use in 2003 (USEPA, June 2002). With no agricultural uses planned for the proposed project, diazinon would not be used at the proposed project site. The USEPA is also phasing out all indoor and outdoor residential uses of chlorpyrifos, and has stopped all non-residential uses where children may be exposed. Use of chlorpyrifos in the proposed project area is not expected, with the possible exception of emergency fire ant eradications until such time as reasonable alternative products are available, and only with appropriate application practices in accordance with the golf course and landscape pesticide management program.

An effective combination of sediment and erosion controls, including one or more of the following BMPs, adjusted depending on construction site, weather and construction stage conditions, will control legacy pesticides, if any, adhered to sediment during the construction phase of the project:

1. Erosion Control (BMPs numbered EC-3 through EC-7 and WE-1 in the Stormwater Best Management Practice Handbook - Construction (CASQA 2003))
   - Physical stabilization through hydraulic mulch, soil binders, straw mulch, bonded fiber matrices, and erosion control blankets (i.e., rolled erosion control products).
   - Limiting the area and duration of exposure of disturbed soils.
   - Soil roughening of graded areas (through track walking, scarifying, sheepsfoot rolling, or imprinting) to slow runoff, enhance infiltration, and reduce erosion.
   - Vegetation stabilization through temporary seeding to establish interim vegetation.
   - Wind erosion (dust) control through the application of water or other dust palliatives as necessary to prevent and alleviate dust nuisance.
2. Sediment Control
   - Perimeter protection to prevent discharges through silt fences, fiber rolls, gravel bag berms, sand bag barriers, and straw bale barriers (SE-1, 5, 6, 8 and 9).
   - Storm drain inlet protection (SE-10).
   - Resource (Environmentally Sensitive Area) protection through silt fences, fiber rolls, gravel bag berms, sand bag barriers, and straw bale barriers (SE-1, 5, 6, 8, and 9).
   - Sediment capture through sediment traps, storm drain inlet protection, and sediment basins (SE-3, 10, and 2).
   - Velocity reduction through check dams, sediment basins, and outlet protection/velocity dissipation devices (SE-2, 4, and 10).
   - Reduction in off-site sediment tracking through stabilized construction entrance/exit, construction road stabilization, and entrance /exit tire wash (TE-1, 2 and 3).

Response 43

The comment restates information contained in the Draft EIR, Section 4.4, Biota. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 44

Please see **Response 42**, above.

Response 45

Although the U.S. Environmental Protection Agency's actions eliminated most urban diazinon uses by the end of 2004, phasing out diazinon may have increased reliance on alternative pesticides and encouraged new pesticides to enter the marketplace. The San Francisco Regional Water Quality Control Board commissioned a study, *Insecticide Market Trends and Potential Water Quality Implications*, to evaluate pesticide use trends as they relate to water quality. In 2003, on the basis of current and projected

pesticide use and possible water quality risks, the report considered the pesticide alternatives of potential concern for water quality to be pyrethrins; pyrethroids (bifenthrin, cyfluthrin, cypermethrin, deltamethrin, esfenvalerate, and permethrin); carbaryl; malathion; and imidacloprid (SFBRWQCB, 2003). A more recent study also identified lambda cyhalothrin (a pyrethroid) and fipronil among pesticides of interest (SFEP, 2005).[2]

The water quality risks posed by a pesticide relate to the quantity of the pesticide used, its runoff characteristics, and its relative toxicity in water and sediment. As urban diazinon applications are phased out, the use of some alternatives may inadvertently pose new water quality risks. Given what is known about alternative pesticide use trends, pyrethroids may be the alternatives that pose the greatest concerns for water quality (SFBRWQCB, 2005).[3] Although pyrethroids tend to be toxic to *Ceriodaphnia dubia* test organisms at concentrations in water comparable to diazinon, pyrethroids do not dissolve well in water but instead adhere well to surfaces, including particles in the environment (SFBRWQCB, 2005). At equilibrium, pyrethroid concentrations in sediment are reported to be about 3,000 times greater than dissolved concentrations in water (SFBRWQCB, 2005). Thus, BMPs targeting reductions and removal of sediment loads will be effective to reduce and remove pyrethroids as well. Based on the incorporation of the source control measures discussed in **Response 3** to letter from California Regional Water Quality Control Board, Los Angeles Region, dated January 22, 2007, and treatment control BMPs that will effectively remove sediment and associated pesticides, potential post-development impacts associated with pesticides are expected to be less than significant.

Response 46

As discussed in Section 4.4, Biota, p. 4.4-90, the education program and the Integrated Pest Management Plan will be developed by the project applicant and will be implemented by the homeowners and commercial property associations pursuant to covenants, conditions, and restrictions running with the land conveyed to those associations. Pursuant to County of Los Angeles guidelines for maintenance of public parks, all publicly maintained parks will be subject to an Integrated Pest Management Plan developed pursuant to County guidelines.

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2 San Francisco Estuary Project (SFEP) 2005a. Pesticides in Urban Surface Water, Urban Pesticide Use Trends Annual Report 2005, prepared by TDC Environmental, March 2005. This report is incorporated by this reference and available for public review and inspection at Impact Sciences, Inc., 803 Camarillo Springs Road, Suite A-1, Camarillo, California 93012.

3 San Francisco Bay Regional Water Quality Control Board (SFBRWQCB), 2005. Diazinon and Pesticide-Related Toxicity in Bay Area Urban Creeks. Water Quality Attainment Strategy and Total Maximum Daily Load (TMDL) Proposed Basin Plan Amendment and Staff Report. California Regional Water Quality Control Board San Francisco Bay Region. November 9, 2005. This report is incorporated by this reference and available for public review and inspection at Impact Sciences, Inc., 803 Camarillo Springs Road, Suite A-1, Camarillo, California 93012.

Response 47

All of these measures, including education of residents about pesticide use and prevention of pollution, are identified in the Draft EIR, Section 4.3, and Section 5 of Appendix 4.3 as Project Design Features, or PDFs, of the project. PDFs for surface water quality and hydrologic impacts include site design, source control, treatment control, and hydromodification control BMPs that will be incorporated into the project and are considered a part of the project. These PDFs are listed in the 3rd column of Table 4.3-12. Further, numerous erosion and sediment control, and construction material BMPs will be employed during the construction phase to ensure that there are not significant impacts to water quality. Please see also **Responses 6** and **8**, to letter from California Regional Water Quality Control Board, Los Angeles Region, dated January 22, 2007, for a discussion of PDFs and BMPs.

Response 48

The Landmark Village Draft EIR accurately and adequately identifies and analyzes the project's potential impacts on water quality and biota, and mandates appropriate mitigation measures to address those impacts in compliance with the requirements of CEQA.

Response 49

The comment summarizes previous comments made above. Please see responses provided above for information responsive to this comment.

Response 50

Please see **Response 49**, above.

Response 51

Please see **Response 49**, above.

Response 52

The comment expresses the opinion that the Landmark Village Draft EIR must be rewritten and recirculated before it is considered adequate. The environmental consultant, Impact Sciences, Inc., has revisited the Landmark Village Draft EIR in response to this comment and does not concur that recirculation is required. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E144

RECEIVED
JAN 11 2007

Doc SUB-11

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
This project is a bad idea. Not only will it destroy pristine wildlife and farming areas and the Santa Clara River, but also it will create terrible traffic jams and more air pollution problems. 2
Please do the following: 3

1. Extend the comment period to 120 days.
2. An EIS study on the Santa Clara River needs to be completed and then released before any project can be done. This study must be presented to the public so we can comment on your direction. 4
3. Oppose any building in significant ecological areas as well as opposing destroying 67 oaks. 5
4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 6

We urge you to say No to the Landmark Village Project No 00-196-(5). 7
Thank you,

David E Kuehn
15356 Los Alimos St
Northridge, CAL 91326
Kim Kuehn
15356 Los Alimos St
Northridge Ca 91326

E144. Letter from Darri & Florence Raskin, dated January 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment urges the Planning Commission to oppose building in significant ecological areas. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and

Topical Response 8: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E145

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
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4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 6

We urge you to say No to the Landmark Village Project No 00-196-(5). 7
Thank you,

E145. Letter from William Pogiter, dated January 30, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

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Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and

Topical Response 8: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E146

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
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4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 6

We urge you to say No to the Landmark Village Project No 00-196-(5). 7
Thank you.

E146. Letter from B. Raskin, dated January 30, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment urges the Planning Commission to oppose building in significant ecological areas. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

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Topical Response 8: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E147

146

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1
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4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 6

We urge you to say No to the Landmark Village Project No 00-196-(5). 7
Thank you,

E147. Letter from W.A. Coonfield, dated January 30, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

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Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment urges the Planning Commission to oppose building in significant ecological areas. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

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Topical Response 8: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E148

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

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4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 6

We urge you to say No to the Landmark Village Project No 00-196-(5). 7
Thank you.

[illegible]
16466 San Jose St.
Granada Hills, CA. 91344

Ben Ryan Granada Hills

Denise Baker
6574 Chapman Pl
Rancho Cucamonga CA 91737

Arlene Fraction
[illegible]
Granada Hills Ca 91344

Beatrice Rosten 16466 San Jose St Granada Hills, CA 91344

E148. Letter from Ed Raskin and family, dated January 30, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment urges the Planning Commission to oppose building in significant ecological areas. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and

Topical Response 8: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

6/6

Ms.Susan Tae
Los Angeles County Regional Planning Dept
320 W. Temple St
Los Angeles, CAL 90013
SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

We urge you to oppose this Newhall Ranch, Landmark Village Project No 00-196-(5). 1

This project is a bad idea. Not only will it destroy pristine wildlife and farming areas and the Santa Clara River, but also it will create terrible traffic jams and more air pollution problems. 2

Please do the following:

1. Extend the comment period to 120 days. 3
2. An EIS study on the Santa Clara River needs to be completed and then released before any project can be done. This study must be presented to the public so we can comment on your direction. 4
3. Oppose any building in significant ecological areas as well as opposing destroying 67 oaks. 5
4. Global warming must be addressed and mitigated before any project can be approved. The impacts on global warming are important. 6

We urge you to say No to the Landmark Village Project No 00-196-(5). 7

Thank you,

[illegible]

[illegible]

[illegible]

[illegible]

E149. Letter from Shirley Galat and multiple signatures (no date)

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

Please see **Topical Response 2**: EIS/EIR Project.

Response 5

The comment urges the Planning Commission to oppose building in significant ecological areas. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and

Topical Response 8: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E150

SIERRA CLUB
FOUNDED 1892
www.sierraclub.org

When Lewis and Clark explored the West, as many as 100,000 grizzly bears roamed the western half of the United States. Today, there are fewer than 1,000 grizzlies in the same vast area.

Doc #
SUB-10

Re: Newhall Ranch,
Landmark Village Project
No. 00-196-(5)

DO NOT APPROVE THE PROJECT before the EIS on the Santa Clara River has been completed/released because this may change the configuration of the project. 1

I oppose the destruction of 67 oaks. 2

Ms/ Susan Tae
~~Los Angeles County~~
Regional Planning Dep
320 West Temple Stree
Los Angeles CA 90013

RECEIVED
JAN 31 2007

Photo: © Daniel Fox
Recycled Paper

E150. Letter from B. Rowan, dated January 31, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, p. 4.4-36 and pp. 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

The comment also expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E151

SUB-24

Ruiz, Rosie

From: ramos58@sbcglobal.net
Sent: Wednesday, January 31, 2007 7:14 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Abel Ramos
Saugus

CC:
Los Angeles County Supervisor Mike Antonovich

1

E151. Letter from Abel Ramos, dated January 31, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E152

SUB-25

Ruiz, Rosie

From: gosc@sbcglobal.net
Sent: Wednesday, January 31, 2007 11:11 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

kristyn gray
valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E152. Letter from Kristyn Gray, dated January 31, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E153

SUB-26

Ruiz, Rosie

From: wfst123@yahoo.com
Sent: Wednesday, January 31, 2007 7:51 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will generate thousands of new jobs within the Santa Clarita Valley

Dear Chair Esther L. Valadez and members of the Planning Commission:

Like many of my neighbors, I view working near home as a win/win: less time commuting, more time at home, less fuel used and less smog created. The Newhall Ranch community plan can help make this ideal life situation a reality for thousands of Southern California residents.

As proposed, Newhall Ranch would create business and career opportunities through new commercial, retail and office destinations. In all, the plan could help bring thousands of new jobs to the region. Combined with the new employment opportunities Newhall Land is creating in its community of Valencia, more and more of the Valley's residents will be able to work close to home. 1

The almost 21,000 homes within Newhall Ranch will also help to attract employers and their jobs to the region. These homes can be a significant drawing card as business owners look to locate their operations in areas providing a wealth of talented employees nearby.

The smart way to accommodate growth is to bring jobs and homes together in one community. Newhall Ranch does this and I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

jesenia Mendoza
castaic

CC:
Los Angeles County Supervisor Mike Antonovich

1

E153. Letter from Jesenia Mendoza, dated January 31, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E154

SUB-19

Ruiz, Rosie

From: jo2ludo@gmail.com
Sent: Wednesday, January 31, 2007 8:06 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Benjamin Ludovico
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E154. Letter from Benjamin Ludovico, dated January 31, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E155

SUB 20

Ruiz, Rosie

From: c.monfore@gmail.com
Sent: Wednesday, January 31, 2007 11:24 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Cristine Monfore
Stevenson Ranch

CC:
Los Angeles County Supervisor Mike Antonovich

E155. Letter from Cristine Monfore, dated January 31, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E156

Doc# SVB-8

Ms. Andrea Gutman
10511 Mahoney Dr
Sunland CA 91040-1215

RECEIVED
JAN 31 2007

We are writing to register our concern re:
Newhall Ranch Landmark Village Project.
90-196-(5) 1

This project should be of major concern as
it would impact highways already overburdened with volumes of truck as well as
automobile traffic. In addition, the destruction
of numerous ecological resources such as
oak trees and air quality should be investigated fully before proceeding further. At least an
extension in the comment period should be
allowed as well as a delay that would allow the
completion of the EIS on the Santa Clara River
having visited this location recently, we believe
the river is a vital resource that should be
preserved - undisturbed by the pollution from any
adjacent influences. Sincerely, Andrea + James Gutman

2 3 4 5 6 7

2003 Member
International Fund
for Animal Welfare

E156. Letter from Andrea and James Gutman, dated January 31, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment addresses the impact of the project on highways. Traffic generated by the project received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, as stated in Section 4.9, Air Quality, pp. 4.9-1 through 4.9-88. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 6

Please see **Topical Response 2**: EIS/EIR Project.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Doc#
SUB-4

Fierros, Daniel

From: Rod Kaufman [rodkaufman@sbcglobal.net]
Sent: Thursday, February 01, 2007 3:05 PM
To: Tae, Susan
Subject: Newhall Ranch Landmark Village Project

Dear Ms Tae,
I am emailing you regarding the above. #00-196-(5). 1
Please extend the comment period to 120 days. 2
Please do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration. 3
I am opposed to buliding what will amount to urban sprawl in a ecologically sensitive area. 4
I don't want to see 67 oak trees felled to create more urban sprawl. 5
I am requesting that impacts to global warming be addressed and mitigated before the project can be approved. 6
Thank you,
Rod L Kaufman
27959 Glade Ct
Castaic Ca 91384

2/8/2007

E157. Letter from Rod Kaufman, dated February 1, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E158

SUB-2

Fierros, Daniel

From: Linda Sivertsen [lcharmed@mac.com]
Sent: Thursday, February 01, 2007 6:31 AM
To: Tae, Susan
Subject: one voter's opinion

Dear Susan,

I live in Santa Clarita and take my morning walks along the L.A. River. Having lived in NM on many acres of wild land, this area--this tiny part of wilderness in the suburbs--makes my family and me so happy. I feel so connected to the earth and to nature on these walks. 1
Please do everything you can to halt the Newhall Ranch project. 2
I can't imagine the sadness that will result of losing this wild land. 3
Not to mention the great injustice of ignoring that project's part in worsening global warming. 4

Thank you for all you do, 5

Linda Sivertsen

E158. Letter from Linda Silvertsen, dated February 1, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 3

Please see **Response 1**, above.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E159

SUB-21

Ruiz, Rosie

From: debrajean01@earthlink.net
Sent: Thursday, February 01, 2007 9:37 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve.

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch. 1

Sincerely,

Debbie de Courson
Stevenson Ranch

CC:
Los Angeles County Supervisor Mike Antonovich

E159. Letter from Debbie de Courson, dated February 1, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E160

SUB.22

Ruiz, Rosie

From: lopez716@sbcglobal.net
Sent: Thursday, February 01, 2007 9:04 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Davey Lopez
Santa Clarita

CC:
Los Angeles County Supervisor Mike Antonovich

1

E160. Letter from Davey Lopez, dated February 1, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E161

SUB-23

Ruiz, Rosie

From: bryangood@sbcglobal.net
Sent: Thursday, February 01, 2007 10:43 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Bryan Good
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E161. Letter from Bryan Good, dated February 1, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E162

Doc#
SUB-5

sub-5

Fierros, Daniel

From: nancy winters [newinters@hotmail.com]
Sent: Friday, February 02, 2007 10:23 PM
To: Tae, Susan
Subject: please save the Santa Clara River

Please extend the comment period to 120 days re. the Newhall Ranch Landmark Village Project, No. 00-196 (5). 1

Do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration. 2

I oppose building in a Significant Ecological Area 3 and the destruction of 67 oak trees!!! 4 We need trees more than we need urban sprawl!! 5 Please don't destroy the trees! 6 How can you possibly approve things that cause more pollution and traffic while destroying things that help create clean air?!

Please address the impacts to global warming and mitigate before the project is approved. 7

Thank you for your time and attention. 8

Nancy Winters
Hermosa Beach, CA

Search for grocery stores. Find gratitude. Turn a simple search into something more.
http://click4thecause.live.com/search/charity/default.aspx?
source=hmemtagline_gratitude&FORM=WLMTAG

1

E162. Letter from Nancy Winters, dated February 2, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

Please see **Response 3**, above.

Response 6

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 7

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 8

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Doc# SUR-6

Fierros, Daniel

From: celeste brite eyes [greyceleste@yahoo.com]
Sent: Monday, February 05, 2007 8:00 PM
To: Tae, Susan
Cc: ron.silverman@sierraclub.org
Subject: Newhall Ranch Project.

Dear Susan Tae:

I hope this letter finds you well. 1

I cherish our beautiful state and would like the leave our precious natural heritage to our children and great-grandchildren. We cannot allow developers to further ruin our land. 2
I am appalled that a developer has re-armed himself with financial backing to attempt to develop a project plan to ruin Los Angeles County's very last wild river. 3
This is unacceptable. I am making a loud loud protest to stop this degradation of our environment, including saving our air, our atmosphere, our indiginous plant life, (67 oaks will be cut down) and of course, the water. 4

1. Please extend the comment period to 120 days. 5
2. Do NOT approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration. 6
3. I am protesting and OPPOSING building in a Significant Ecological Area 7
4. I am protesting and OPPOSING destroying 67 oak trees. 8
5. I am demanding that impact to global warming be addressed and mitigated before the project can be approved. 9

Please respond to this letter. 10
Do not let archeologists scratch their heads and say " what were they thinking?"
when they unearth the record in the future! 11

Sincerely, Celeste Dye
643 Maltman Ave #101
Los Angeles CA 90026
(323)828 8892
greyceleste@yahoo.com

Please don't let the

Access over 1 million songs - Yahoo! Music Unlimited.

2/8/2007

E163. Letter from Celeste Dye, dated February 5, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

Please see **Response 1**, above.

Response 4

Please see **Response 1**, above.

Response 5

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 6

Please see **Topical Response 2**: EIS/EIR Project.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 8

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 9

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 10

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 11

Please see **Response 10**, above.

Doc#
SUB-7

Fierros, Daniel

From: James Starkweather [cometa60@sbcglobal.net]
Sent: Monday, February 05, 2007 4:20 PM
To: stae@planning.lacunty.gov
Subject: Santa Clara River

I strongly urge that you carefully look at all of the information on this proposed major development. 1
You need to extend the comment period to at least 120 days. 2 All reports on this development should be presented including the EIS on the Santa Clara River. 3 Destruction of habitat including oaks should be opposed. 4 Development needs to recognize its consequences on the environment including polution and traffic congestion. 5 Regards, Jim Starkweather, 15370 Weddington St. #119, Sherman Oaks, Ca 91411-3826

2/8/2007

E164. Letter from James Starkweather, dated February 5, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

The comment addresses traffic and air quality, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E165

Doc#
SUB-12

Ruiz, Rosie

From: tonyglewis@yahoo.com
Sent: Monday, February 05, 2007 10:47 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch is well-planned and environmentally sensitive

Dear Chair Esther L. Valadez and members of the Planning Commission:

Census figures tell us the Santa Clarita Valley will continue to grow for many years. Newhall Ranch shows us how we can grow - intelligently and beautifully - thanks to years of careful planning and Newhall Land's use of smart planning techniques. I've found the plan effectively balances the region's need for new homes, jobs, retail and recreation opportunities, while preserving more than half of the property as a nature preserve.

For these reasons, along with Newhall Land's strong track record of building quality and balanced communities in Valencia, I encourage you to recommend approval for Landmark Village and the subsequent villages of Newhall Ranch. 1

Sincerely,

Tony Lewis
Valencia

CC:
Los Angeles County Supervisor Mike Antonovich

1

E165. Letter from Tony Lewis, dated February 5, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

DRAFT SUB-9 2/5/07

Re: Newhall Ranch Landmark Village Project No. 00-196-(5)

Air pollution + traffic congestion - on I-5 + surface streets - are negatively impacting life in the Santa Clarita Valley already. 1

More sprawl will only add to the problem which is already serious. 2 The Santa Clara River must be saved for future generations. 3 Development in this Significant Ecological Area - cutting down oaks, etc. should be opposed. 4 Global warming is real

Sincerly Karen Aguilar

E166. Letter from Karen Aguilar, dated February 5, 2007

Response 1

The comment addresses traffic and air quality, which received extensive analysis in the Landmark Village Draft EIR, as stated in Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required.

The comment also expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

Please see **Response 2**, above.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E167

DRAFT SUB-13

Sub-13

Ruiz, Rosie

From: tztr@sbcglobal.net
Sent: Monday, February 05, 2007 9:03 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Theresa Rutherford
Canyon Country

CC:
Los Angeles County Supervisor Mike Antonovich

1

E167. Letter from Theresa Rutherford, dated February 5, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E168

Doc #
SUB-14

Ruiz, Rosie

From: clpaul@socal.rr.com
Sent: Monday, February 05, 2007 7:52 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Courtney Kang
Stevenson Ranch

CC:
Los Angeles County Supervisor Mike Antonovich

1

E168. Letter from Courtney Kang, dated February 5, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E169

Doc #
SUB-15

Ruiz, Rosie

From: cobarrubias100@yahoo.com
Sent: Monday, February 05, 2007 7:35 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Maria Elisa Cobarruibas
Bell Gardens

CC:
Los Angeles County Supervisor Mike Antonovich

E169. Letter from Maria Elisa Cobarruibas, dated February 5, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E170

Mr Richard F Dooter
17162 Sunburst St
Northridge, CA 91 3..

SUB-38

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E170. Letter from Shirley Doctor, dated February 8, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

Please see **Response 2**, above.

Response 4

Please see **Response 2**, above.

Letter No. E171

Hello Ms. Tae, 2-8-07

Hope the machine can read your extremely long address — I want to go on record as opposing the urban sprawl housing project on Newhall Ranch. You better check those "new" sources of H2O carefully — I can anticipate major traffic problems/congestion I drive 14 to Palmdale & know how crowded that is. We know our "globe" is warming, especially due to trucks + gas guzzling cars.

Please hold your approval at least until the EIS on the River has been completed. You may change your mind on destroying a significant ecological area. Look forward to your comments — Sincerely

Dorothy Geisler

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E171. Letter from Dorothy Geisler, dated February 8, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

Please see **Response 1**, above.

Response 3

The comment addresses water supply/service, which received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Air quality impacts with regard to health issues are addressed in the Landmark Village Draft EIR, Section 4.9, Air Quality, pp. 4.9-36 and 4.9-37.

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 6

Please see **Topical Response 2**: EIS/EIR Project.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 8

Please see **Response 7**, above.

Letter No. E172

$CV Clean Money for Better Government
25439 Via Macarena
Valencia, CA 91322

February 8, 2007

RECEIVED
FEB 12 2007
SUB-18

Editor
The Signal
Valencia, CA

Dear Sir:

With the alarming news this weekend that global warming is a fact and that it is caused by human (read Corporate) activity, it is vital that developments like Newhall Ranch be rethought. This massive development (21,000 homes) will further increase air pollution, traffic gridlock and demands on our threatened water supply here in Santa Clarita. It will increase our local cancer and asthma rates and put unfair demands on Santa Clarita taxpayers to shoulder the burden for the increased infrastructure needs. City Council and Supervisor Antonovich must recognize that every decision made may seem insignificant at the time but when added up spells destruction of our planet. 1 2 3 4 5 6 7

For years Corporate interests and their political lackeys have ignored, marginalized and discredited the environmental community's warning that their greed, lack of vision and plundering of our resources could only result in catastrophe. But as long as Corporations own our government; local, state and national, we will see half-measures and lip service to pressing environmental, health and social welfare needs. We need our leaders to make tough decisions. To say NO to special interests and start acting responsibly.

The solution is Public Campaign Financing (Clean Money) which will be re-introduced in the Assembly this session. Corporate interests - maximum profit, cheap labor, new markets, are incompatible with the people's interest - clean air and water, health care, Social Security, living wage jobs, a decent quality of life, a guarantee that our leaders are representing us and not the top 1%, etc. Clean Money will allow politicians to represent the people's interest and not those whose values rest in their bottom line. 8

What a terrible legacy we are leaving our children and grandchildren; a dying planet, a widening gap between the super rich and the rest of us, decaying infrastructure, low wage jobs, all because BIG MONEY controls government. Newhall Ranch is but another example of this travesty.

Sincerely,

Carole Lutness

Carole Lutness, Chair
SCV Clean Money for Better Government

E172. Letter from Carole Lutness, dated February 8, 2007

Response 1

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 2

The comment addresses air quality, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment addresses traffic impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses water supply, which received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Air quality impacts with regard to health issues are addressed in the Landmark Village Draft EIR, Section 4.9, Air Quality, pp. 4.9-36 and 4.9-37.

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 6

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 8

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Docket
SUB-1

Fierros, Daniel

From: Tae, Susan
Sent: Sunday, February 11, 2007 10:38 PM
To: Fierros, Daniel
Subject: FW: Santa Clara River

From: LDWEBBO@aol.com [mailto:LDWEBBO@aol.com]
Sent: Thursday, February 08, 2007 9:39 AM
To: Tae, Susan
Subject: Santa Clara River

Feb. 8, 2007

Reference: Newhall Ranch Landmark Village Project

TO: The Los Angeles County Reginonal Planning Dept.

The very large 21, 000 unit complex will become another spike in the grave for the Santa Clara River. We in the Antelope Valley (near the River's starting point) see this development working its way along the River and ultimatly distroying the entire watershead. 1 Their needs to be a comprehensive study made of the entire River, before this piecemeal distruction continues. The CEQA process requires a cumulative study be made. I am requesting this from the LA County Planning Dept. for the Santa Clara River and watershead 2

Sincerely,

Dean Webb,
1000 E. Caperton,
Lancaster, 93535

eMail < ldwebbo@aol.com >

2/12/2007

E173. Letter from Dean Webb, dated February 8, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

The comment requests that a cumulative watershed study be completed. A cumulative Santa Clarita watershed study has been prepared and is found in **Appendix A** of this Final EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E174

Katherine Squires
26800 Espuma Dr.
Saugus, CA 91350
(661) 755-0878

RECEIVED FEB 2007

ENV-7

Daniel Fierros
County of LA, Dept. of Regional Planning,
Impact Analysis Section
Room 1348
320 West Temple St.
Los Angeles, CA 90012

February 10, 2007

Dear Mr. Fierros,

I am extremely concerned about the proposed Newhall Ranch Project. This proposed development will bring 357,000 additional car trips a day onto our freeways and surface streets and increase air pollution which is already some of the worst in the nation. 1 2

There are the numerous environmental concerns as well. The proposed development is in an area prone to extreme tectonic activity (on the same rate as that which created the Himalaya Mountains). The site is bordered on the south by layers of rock that are actually upside down due to the intense pressure and movement in that area. The site is prone to landslides. Consider the horrifying aftermath of a major earthquake on the people that could potentially reside in the proposed 21,000 units. 3

Consider also the Tatavium Indians whose artifacts have been found on the site. In the Environmental Impact Report it was stated by Newhall Land that the Tatavium are extinct. The tribe is alive and well. If "errors" such as this can occur in the EIR I have to wonder what other "mistakes" were made in drafting this document. 4

It is obvious that more research on the area needs to be done. Unfortunately, research by independent experts (in many fields of study) has been hampered by Newhall Land's long-tradition of limiting any research that might jeopardize their development plans. 5

The proposed project would encroach on the floodplain of the last major wild river in Southern California and would permanently transform the habitat of numerous endangered species. A notable example is the California condor (the United States most famous endangered bird species). The endangered least Bell's vireo, the endangered unarmored threespine stickleback, the arroyo toad, and the least tern also reside in the area. 6 7 8

This development is proposed for an area noted for its biodiversity and tectonic activity. None of these concerns have been well addressed in the Environmental Impact Report. 9 10

Sincerely,

Katherine Squires

Katherine Squires

E174. Letter from Katherine Squires, dated February 10, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The Newhall Ranch Specific Plan was approved in May 2003. That approval is not subject to review. The review at this time is of the Landmark Village portion of the Newhall Ranch Specific Plan. The Landmark Village project would generate 41,900 average daily trips. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 3

The comment addresses tectonic activity, which received extensive analysis in the Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources. Although portions of the Newhall Ranch Specific Plan site are prone to landslides, the Landmark Village site is relatively flat and, therefore, landslides are not expected.

Response 4

The comment highlights statements made in the technical report prepared for the Landmark Village Draft EIR. The comment is correct in that this statement is inaccurate. First, to rectify this inaccuracy, several steps have been undertaken. The preparer of the cultural report, W&S consultants, has apologized to the Tataviam Band for this inaccurate statement in a letter dated February 15, 2007. Additionally, W&S has amended the Landmark Village Cultural Resources Report to remove this language and replaced it with language that reflects the existence of the Tataviam Band as documented by the Ethnographic Overview of the Angeles National Forest, Tataviam and San Gabriel Mountain Serrano Ethnohistory (2004).

The project applicant has worked with the Fernandeño Tataviam Band of Mission Indians on other projects in the Santa Clarita Valley. The project applicant values their relationship with the Tataviam Band, and will continue to consult and work with the Tataviams during build-out of the Newhall Ranch Specific Plan.

Response 5

The comment expresses an opinion. The comment provides no specifics as to precisely what research is needed. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 6

The comment addresses the floodplain, which received extensive analysis in the Landmark Village Draft EIR, Section 4.2, Hydrology. In addition, please refer to Section 4.5, Floodplain Modifications, p. 4.5-42, which states that: "The entire Landmark Village Project, inclusive of the utility corridor and burrow site, would permanently impact approximately 0.78 acres of land under ACOE jurisdiction within the Santa Clara River, as well as 0.60 acres of tributaries to the Santa Clara River." The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment suggests that encroachment in the floodplain would permanently transform the habitat of numerous endangered species. This moderate encroachment would not create significant impacts to the unarmored threespine stickleback, least Bell's vireo, southwestern arroyo toad, southwestern willow flycatcher, and the California red-legged frog, as discussed in detail in the Landmark Village Draft EIR, Section 4.5, Floodplain Modifications.

Response 8

The comment addresses different species of birds and animals, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

In addition, please see **Appendix A** of this Final EIR, which addresses the California condor. Please see **Response 7**, above, with regards to impacts to the least Bell's vireo, and unarmored threespine stickleback. Section 4.4, Biota, also discusses impacts to the arroyo toad and the least tern.

Response 9

The comment indicates that the area is known for biodiversity and tectonic activity, which received extensive analysis in the Draft EIR, Section 4.4, Biota, and Section 4.1, Geotechnical and Soil Resources. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 10

The comment contends that the issues of biodiversity and tectonic activity have not been addressed. The environmental consultant, Impact Sciences, Inc., does not concur with this unsubstantiated opinion. The materials included in the Draft EIR appendices are extensive and provide substantial documentation supporting the Landmark Village Draft EIR findings. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Letter No. E175

Doc #
Gov - 2

Fierros, Daniel

From: Tae, Susan
Sent: Monday, February 12, 2007 1:18 AM
To: Fierros, Daniel
Subject: FW: Newhall Ranch Development

-----Original Message-----
From: Katherine M Squires [mailto:katherine.m.squires@csun.edu]
Sent: Sunday, February 11, 2007 7:36 PM
To: Tae, Susan
Subject: Newhall Ranch Development

I am extremely concerned about the proposed Newhall Ranch Project. This proposed development will bring 357,000 additional car trips a day onto our freeways and surface streets and increase air pollution which is already some of the worst in the nation. 1

There are the numerous environmental concerns as well. The proposed development is in an area prone to extreme tectonic activity (on the same rate as that which created the Himalaya Mountains). 2 The site is bordered on the south by layers of rock that are actually upside down due to the intense pressure and movement in that area. 3 The site is prone to landslides. Consider the horrifying aftermath of a major earthquake on the people that could potentially reside in the proposed 21,000 units.

Consider also the Tatavium Indians whose artifacts have been found on the site. In the Environmental Impact Report it was stated by Newhall Land that the Tatavium are extinct. The tribe is alive and well. 4 If "errors" such as this can occur in the EIR I have to wonder what other "mistakes" were made in drafting this document.

It is obvious that more research on the area needs to be done. Unfortunately, research by independent experts (in many fields of study) has been hampered by Newhall Land's long-tradition of limiting any research that might jeopardize their development plans. 5

The proposed project would encroach on the floodplain of the last major wild river in Southern California and would permanently transform the habitat of numerous endangered species. 6 A notable example is the California condor (the United States most famous endangered bird species). 7 The endangered least Bell's vireo, the endangered unarmored threespine stickleback, the arroyo toad, and the least tern also reside in the area. 8

This development is proposed for an area noted for its biodiversity and tectonic activity. 9 None of these concerns have been well addressed in the Environmental Impact Report. 10

Sincerely,
Katherine Squires
26800 Espuma Dr.
Saugus, CA 91350
(661) 755-0878

1

E175. Letter from Katherine Squires, dated February 11, 2007

Response 1

Please see **Response 1** to letter from Katherine Squires, dated February 10, 2007.

Response 2

Please see **Response 2** to letter from Katherine Squires, dated February 10, 2007.

Response 3

Please see **Response 3** to letter from Katherine Squires, dated February 10, 2007.

Response 4

Please see **Response 4** to letter from Katherine Squires, dated February 10, 2007.

Response 5

Please see **Response 5** to letter from Katherine Squires, dated February 10, 2007.

Response 6

Please see **Response 6** to letter from Katherine Squires, dated February 10, 2007.

Response 7

Please see **Response 7** to letter from Katherine Squires, dated February 10, 2007.

Response 8

Please see **Response 8** to letter from Katherine Squires, dated February 10, 2007.

Response 9

Please see **Response 9** to letter from Katherine Squires, dated February 10, 2007.

Response 10

Please see **Response 10** to letter from Katherine Squires, dated February 10, 2007.

Letter No. E176

Doc# ENV-4

Fierros, Daniel

From: Tae, Susan
Sent: Monday, February 12, 2007 7:13 PM
To: Fierros, Daniel
Subject: FW: santa clara river

Unsure if this was included with the original

Thanks,
Susie Tae, AICP
Land Divisions Section
(213) 974-6433

Please note new e-mail address: stae@planning.lacounty.gov

-----Original Message-----
From: Dinda Evans [mailto:dindamcp4@yahoo.com]
Sent: Tuesday, January 09, 2007 4:06 AM
To: Tae, Susan
Subject: santa clara river

Please help us save the Santa Clara River! - Hearing Jan 31st 1

Many of you have been on our bus trips along the Santa Clara River, Los Angeles County's last wild river and seen the site of the Newhall Ranch project or you have seen our big Santa Clara River picture. The Newhall Ranch project is proposed immediately adjacent to the river out Hwy. 126, west of the I-5 in a pristine wildland and farming area. Everyone talked about how beautiful and special this area is. In 2003, the Sierra Club, along with 14 groups and agencies, won an important decision against the 21,000 unit specific plan based on its lack of an identified water source. 2 3
The developer returned with new sources and the project plan was approved. Now each tract map must be reviewed for approval. 4 5

The EIR for the first 1,444-unit phase was released over the holidays (of course). It will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks, and of course create major traffic and air pollution problems. 6 7 8 9 10

In an era of global warming, we cannot continue to approve automobile based sprawl housing. We must encourage the County to re think its landuse policies and not approve projects such as this. 11 12

get these points across: 13

Please extend the comment period to 120 days Do not approve the project before the EIS on the Santa Clara River has been released/completed because this may change the project configuration Oppose building in a Significant Ecological Area Oppose destruction of 67 oaks Request that impacts to global warming be addressed and mitigated before the project can be approved. 14 15 16

dinda evans 17

Do You Yahoo!?
Tired of spam? Yahoo! Mail has the best spam protection around http://mail.yahoo.com

1

E176. Letter from Dinda Evans, dated January 9, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment addresses water supply, which received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment restates information contained in the Draft EIR, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR. In addition, please see **Topical Response 3**: Public Review Opportunities.

Response 6

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 7

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 8

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 9

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less-than-significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 10

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

The comment also expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 12

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 13

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 14

Please see **Topical Response 2**: EIS/EIR Project.

Response 15

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 16

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 17

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and

Topical Response 8: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E177

Sub-27

Santa Clarita, CA
February 12, 2007

Los Angeles Country Regional Planning Dept
320 W. Temple St
Los Angeles, CA

Attention: Ms. Susan Tae

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Ms. Tae,

Global Warming is more than just an idea, and its time is well past due. We, on every level, must adjust our thinking about how we grow. 1

We must proceed with caution by approving the above named project only after the Federal EIS on the Santa Clara River has been released and completed. This study may change the size and shape of the Project. 2

We must consider how the increased traffic in the area created by this building will affect Global Warming, 3 and more immediately, the air quality of this valley. Already, the Santa Clarita Valley is said to have a serious air quality problem, our funnel shape defined as it is, by the I-5 and the 14 Freeways. 4

I am personally hoping the Federal EIS will limit building in one of the last truly beautiful wild scenes, already named a Significant Ecological Area. 5 I am hoping it will preserve sixty seven oak trees. They can never be replaced. 6

Sincerely,

Barbara Cogswell

E177. Letter from Barbara Cogswell, dated February 12, 2007

Response 1

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

The comment also expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment discusses increased traffic in the area that, according to the comment, will affect global warming. The subject of traffic and its impacts received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. For information responsive to the global warming comment, please refer to **Response 1**, above.

Response 4

The comment addresses air quality impacts in the Santa Clarita Valley. Air quality impacts are discussed in the Landmark Village Draft EIR, Section 4.9, Air Quality. As discussed on page 4.0-14, the Draft EIR states that:

- Future development would not cause violations of the federal annual average PM10 standard, but could cause possible violations of the state standard.
- The overwhelming contribution of pollution transport to the Santa Clarita Valley comes from the San Fernando Valley and metropolitan Los Angeles. The major daytime wind vectors are from the south and upwind emission source areas. Additionally, field studies have confirmed the prevalent transport route through the Newhall Pass by tracing the northward movement of inert tracer gases released in Metropolitan Los Angeles areas. As an example, Santa Clarita is a relatively small contributor to the total emissions of the key pollutants in both Los Angeles county and the Basin as a whole. The report indicates that across the board, the emissions are typically less than three percent of the County total and 2 percent of the basin total.

The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 2**: EIS/EIR Project.

Response 6

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E178

Feb. 12, 2007

Sub-28

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

To Ms. Susan Tae, Los County Regional Planning Dept.

Dear Ms. Tae,

I am opposed to the Newhall Ranch, Landmark Village Project for the following reasons: It will have severe impacts to Significant Ecological Area No.23, the Santa Clara River and its biology, and will also cut down 67 oaks, and create major traffic and air pollution problems. In this era of global warming we cannot continue to approve automobile based sprawl Housing. We must encourage the county to rethink its land use policies and not approve projects such as this. 1 2 3 4 5 6

The site of the Newhall Ranch is on the Santa Clara River, the last wild river in Los Angeles County. It is a pristine wild land and farming area. California is losing too many of its wild areas. 7 8

I ask you to extend the comment period to 120 days. Do not approve the project before the EIS on the Santa Clara River has been released. I oppose building in a significant Ecological Area. I oppose the destruction of 67 Oaks. I request that the impacts to global warming be addressed and mitigated before the project is approved. 9 10 11 12

Sincerely, Willis Simms, 6251
Jumilla Ave.,
Woodland Hills, California 91367

E178. Letter from Willis Simms, dated February 12, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

Impacts to the River Corridor/Special Management Area/SEA 23 were addressed in the Landmark Village Draft EIR, Section 4.4, Biota. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses traffic congestion, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less-than-significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

The comment also expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 8

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 9

Please see **Topical Response 2**: EIS/EIR Project.

Response 10

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 11

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is

required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 12

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E179

Fierros, Daniel

From: Tae, Susan
Sent: Tuesday, February 13, 2007 9:30 AM
To: Fierros, Daniel
Subject: FW: Re. Newhall Ranch Landmark Village Project

ENV-6

-----Original Message-----
From: James Tejani [mailto:jtejani@usa.net]
Sent: Tuesday, February 13, 2007 8:02 AM
To: Tae, Susan
Subject: Re. Newhall Ranch Landmark Village Project

Ms. Tae,

I am writing to urge the planning department not to rush in approving the Newhall Ranch Landmark Village Project because of the threat the current project (according to the EIR) will pose to the Santa Clara River, LA County's last free-flowing and unpaved river. LA taxpayers are about to foot the bill for an expensive partial renovation on the LA river to mitigate damage done by its development. This underscores the need for long-term, sustainable planning with regard to the Santa Clara River and planning that involves all stakeholders. 1 2 3

I urge you 1) to extend the period for comment to 120 days; 2) to not approve the project before an EIS on the Santa Clara River is completed. 4 5

James Tejani
Long Beach, CA

1

E179. Letter from James Tejani, dated February 13, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment resulting from the proposed Landmark Village project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 5

Please see **Topical Response 2**: EIS/EIR Project.

Fierros, Daniel

From: Tae, Susan
Sent: Thursday, February 15, 2007 5:27 PM
To: Fierros, Daniel
Subject: FW: Santa Clara River

SUB - 29

From: EdSimpson [mailto:edsimpson@dslextreme.com]
Sent: Thursday, February 15, 2007 8:36 AM
To: Tae, Susan
Subject: Santa Clara River

We are supporting the environmentalists who request extension of the comments period to 120 days. 1

We strongly urge there be an EIS and no decision is made until the documents are released. 2

Save the trees! No loss of the oaks! 3

In this overcrowded state all open space is vital and "significant". However, any 4 5 development that does take place must exclude areas deemed important. Whether species are endangered or not, maximum habitat must be preserved. 6

Thank you. 7

Edward L. Simpson

2/21/2007

E180. Letter from Edward Simpson, dated February 15, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2:** EIS/EIR Project.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

Please see **Response 4**, above.

Response 6

The comment suggests maximum habitat be persevered whether species are endangered or not. Habitat and associated species are discussed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E181

SUB-33

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E181. Letter from David King?, dated February 16, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment suggests reducing the impact of the project on the Santa Clara River by reducing the size of the project. The Landmark Village Draft EIR, Section 5.0, Alternatives, proposes a cluster alternative, which would eliminate development of the westernmost 106 acres of the project site and would reduce development by 507 dwelling units along with 828,000 square feet of commercial uses.

Letter No. E182

SUB-34

Mary Bremenman MD
1330 19th St.
Manhattan Beach, CA 90266

Dear Mr. Kuczan Tec.

PLEASE

EXTEND COMMENT PERIOD

TO 60 DAYS

DON'T APPROVE PROJ

UNTIL THE EIR ON

AUTO CLUB RIVER

HAS BEE COMPLETED

2 DPRSS BUILDING IN

SENSITIVE ECOLOGIC AREA

3 SPACE DESTRUCT LOCA

4 REQUEST IMPACTS TO BIOL

SHOULD BE MITIGATED BEF

5 DR. TH. Mary Bremenman

1

2

3

4

5

"Trust in the LORD with all your heart
...and He will direct your path
[illegible] NIV

E182. Letter from Mary Brenneman M.D., dated February 18, 2007

Response 1

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment requests that the Planning Commission oppose building in the Significant Ecological Area. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E183

ENV-14

Barbara Wampole
28006 San Martinez Grande Road
Castaic, CA 91384-2306
661-257-3036
Vice chair, Friends of the Santa Clara River

February 19, 2007

Mr. Daniel Fierros
County of LA Regional Planning Department
Impact Analysis Section
320 West Temple Street Rm. 1348
LA, CA 90012
FAX 213-626-0434

RE: Comments on the DEIR for Landmark Village, Newhall Ranch

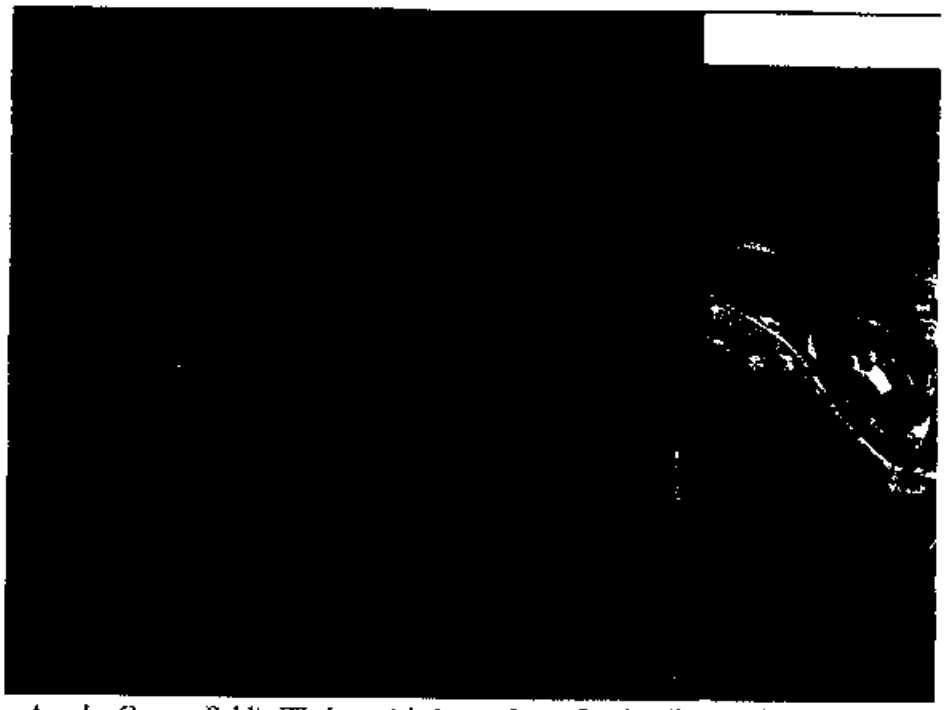
Attached are a photo from LA Co Public Works of the project area after a flood event 3/4/1983 1

Dear Mr. Fierros,

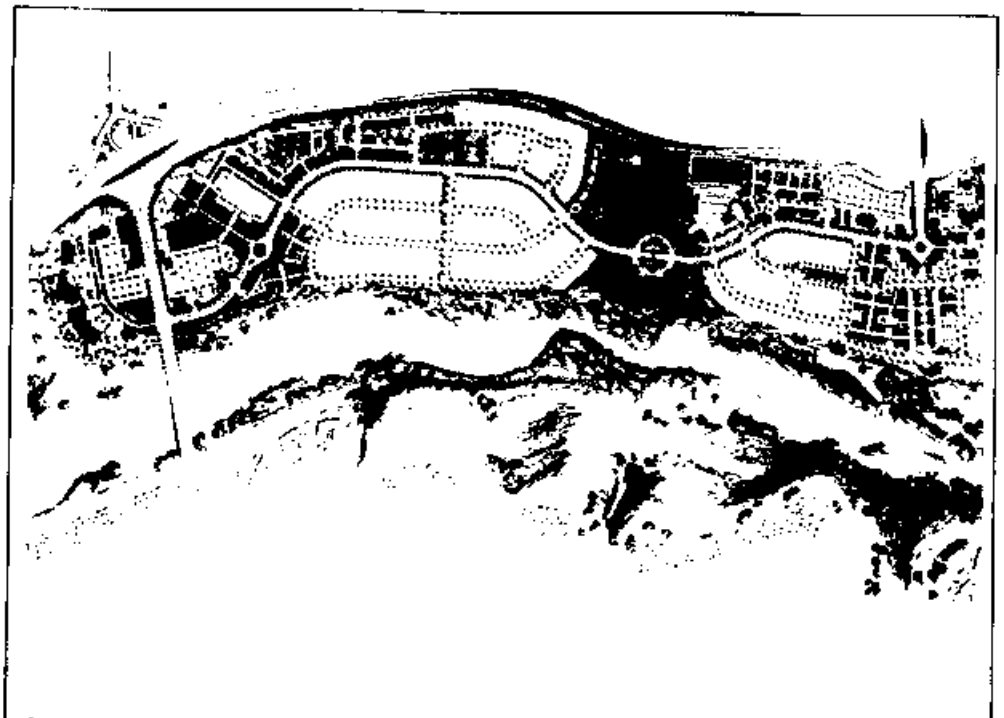
Thank you Chair, and commissioners, for your attention to my comments. 2
I have resided in the Santa Clara River watershed for 35 years and am the vice chair of Friends of the Santa Clara River.

Initially, I would like to say that I need more time to comment on this project. I respectfully ask that the commission extend the deadline for comments. 3

Any amendment of the Specific Plan concerns Friends of the Santa Clara River. 4
We believe that there are still concerns with the Specific Plan and the comment period dies not offer sufficient time to review this amendment, nor allow time to address the Specific Plan itself, which now significantly different from the Specific Plan approved by 5
LA County. There has been significant new information related to the natural resources on the project site since the studies were done for the DEIR and subsequent documents. 6



Los Angeles County Public Works aerial photo of 1993 flooding River Village area



Newhall Land Company - River Village Tract in Floodplain of Santa Clara River

We continue to be disturbed by the records on the impact of flooding on this particular site, as viewed in photographs as seen in LA Co Public Work's photographs. 7

We do not believe that buried bank stabilization, nor elevating the site will reduce the impacts to the river's function, nor the habitat to an acceptable level. 8

Chiquita Canyon Landfill continues to be a challenging impact on the existing residents, and a serious challenge to the quality of life and health of future residents. The pollution plume identified in the ground water in the 1990s persists in eluding full analysis. Simply living in close proximity to landfill hazards needs fuller analysis. The farm water quality needs to be tested and fully reviewed. 9 10 11

You might appreciate our frustration as public participants here, in light of how long it has taken to address the following issue;
In 1917 Alexander Graham Bell observed, "Coal and oil are ..... strictly limited in quantity, We can take coal out of a mine, but we can never put it back. We are spendthrifts in the matter of fuel and are using our capital for our running expenses. What shall we co when we have no more coal or oil?" And what would happen if all the fossil fuels being burned continued to fill the air with pollutants? Bell wrote, " I am inclined to think we would have a sort of greenhouse effect ..... The net result is that the green house becomes a hot-house." 12

We do not come before you with frivolous concerns. We face grave challenges due to resource consumption, and natural resource identification on this project site.

We can only hope we have the time and protections in place to plan for things that have been ignored for most of a century. We thank you for your patience and attention. 13
Sincerely,

Barbara Wampole
Vice chair
Friends of the Santa Clara River

E183. Letter from Barbara Wampole, dated February 19, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

Please see **Response 1**, above.

Response 3

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 5

The Newhall Ranch Specific Plan project was approved in May 2003. That approval is not subject to review. The review at this time is of the Landmark Village portion of the Newhall Ranch Specific Plan area. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment contends that there is significant new information to the natural resources on the project site, but provides no support or examples of such information. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 7

The comment indicates concerns regarding flooding on the Landmark Village project site. In response, the Landmark Village Draft EIR, Section 4.2, Hydrology, p. 4.2-1, states, "[a]pproximately 169 acres of the

Landmark Village tract map site would be elevated above the capital floodplain (the remaining portions of the tract map site are already above the capital floodplain) and, therefore, none of the improvements proposed on the tract map site would be subject to flood hazard from the river or other drainages."

Response 8

The comment expresses a disbelief that buried bank stabilization, or elevating the site, will reduce impacts to the river's function or habitat to an acceptable level. The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 9

The comment states that the Chiquita Canyon Landfill impacts existing residents and will challenge the quality of life and health of future residents. The Landmark Village Draft EIR, Section 4.20, Environmental Safety, pp. 4.21-30 and 4.21-31, state that "[i]mpacts to the groundwater table beneath the landfill site are unlikely for two reasons. First, the landfill is lined with clay, synthetic fabric, or other types of liners to prevent materials from entering ground or surface waters. Second, the facility is located in an assumed gross-gradient location relative to the regional groundwater flow direction. Therefore, the potential environmental impact from this property is low." In addition, in response to comments regarding the plume, the County assumes that the comment is referring to perchlorate. Please see **Topical Response 1**: Perchlorate Treatment Update for further responsive information.

Response 10

Please see **Response 9**, above.

Response 11

The comment suggests that farm water quality needs to be fully tested and reviewed. The groundwater has been tested and the testing results are summarized in the Landmark Village Draft EIR, Section 4.3, Water Quality, and Section 4.10, Water Service, pp. 4.10-64 and 4.10-65. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 12

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 13

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Ruiz, Rosie

SUB-31

FEB 20 2007

From: gkwebb@sbcglobal.net
Sent: Monday, February 19, 2007 12:39 PM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission: PLANNING COMMISSION

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Geoff Webberley
Palmdale

CC:
Los Angeles County Supervisor Mike Antonovich

1

E184. Letter from Geoff Webberly, dated February 19, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E185

Ruiz, Rosie

From: tontra@sbcglobal.net
Sent: Monday, February 19, 2007 8:41 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

FEB 20 2007
SUB-32
REGIONAL PLANNING COMMISSION

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new masterplanned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Tracy Sciarrino
Saugus

CC:
Los Angeles County Supervisor Mike Antonovich

1

E185. Letter from Tracy Scarrino, dated February 19, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E186

Fierros, Daniel

ENV-19

From: Thomas Barron [barron@imageg.com]
Sent: Monday, February 19, 2007 10:33 PM
To: Tae, Susan
Subject: LANDMARK VILLAGE - Cody Hitt comments
Attachments: LANDMARK VILLAGE comments-Cody Hitt.pdf

19-02-2007

Cody Hitt
25346 Avenida Cappela
Valencia, CA 91355

My name is Cody Hitt. I'm 13 years old. Last year just before Halloween I was hit by a truck while I was riding my bike with my parents in Santa Clarita. I was on the shoulder of a road with no bike lane or sidewalk. I spent several days in the hospital, first at Henry Mayo and then at UCLA in intensive care. Why do we keep putting up houses and roads but no place for bikes? The bike path is nice but you can't get to a lot of places on it. Everyone talks about pollution from cars and my family would rather ride their bikes but my Mom is too scared to let me ride on the roads with her and my Dad.

My dad took me to Beales cut which is so grown over you can hardly walk through it. I thought it would be a good place for a bike path so we could preserve the history of Beales cut and have a safe place to ride our bikes from this valley to the other valley.

Sincerely,

Cody Hitt

1

2/21/2007

19/02/2007

Cody Hitt
25346 Avenida Cappela
Valencia, CA 91355

My name is Cody Hitt, I'm 13 years old. Last year just before Halloween I was hit by a truck while I was riding my bike with my parents in Santa Clarita. I was on the shoulder of a road with no bike lane or sidewalk. I spent several days in the hospital, first at Henry Mayo and then at UCLA in intensive care. Why do we keep putting up houses and roads but no place for bikes? The bike path is nice but you can't get to a lot of places on it. Everyone talks about pollution from cars and my family would rather ride their bikes but my Mom is too scared to let me ride on the roads with her and my Dad.

My dad took me to Beales cut which is so grown over you can hardly walk through it. I thought it would be a good place for a bike path so we could preserve the history of Beales cut and have a safe place to ride our bikes from this valley to the other valley.

Sincerely,

Cody Hitt

E186. Letter from Cody Hitt, dated February 19, 2007

Response 1

The comment suggests an interconnected bike path from valley-to-valley. Bike trails that traverse the Santa Clarita Valley, both existing and proposed, are discussed in the Landmark Village Draft EIR, Section 4.16, Parks and Recreation.

Fierros, Daniel

From: Dan & Gina Nordenstrom [norcondev@earthlink.net]
Sent: Tuesday, February 20, 2007 5:00 PM
To: Meneses, Frank; Fierros, Daniel
Cc: Michael D. Antonovich; Tae, Susan; McCarthy, Paul; Paul Novak
Subject: Landmark Village
Attachments: Pubwkslet-VV.doc; PNovak1-17-07.doc; NewhallRanchlet-Sup Antonovich.doc

ENV-17

February 20, 2007

Mr. Daniel Fierros
Department of Regional Planning
County of Los Angeles
320 W. Temple St.
Los Angeles, Ca 90012

RE: Landmark Village
County Project No. 00-196
Tentative Tract Map No. TR53108
RCUP-CP00-196/ROAK-0T00-196
RPA-SP00-196/RPA-LP00-196
RCUP-T200500112/RHWY-HR00-196/RPA-PA00-196
State Clearinghouse No. 2004021002

Dear Mr. Fierros:

We wish to include this letter and all attachments in the public comment period to be considered in the public hearing dated February 28, 2007 for the above-referenced project. 1

Per the letter from Department of Public Works dated January 23, 2007 from Donald L. Wolfe and John Kelley (attached), it is stated that "the master sewer area study, however, does not require Newhall Land and Farming to ensure the new water reclamation plant is sized to intercept any flows from the Val Verde community." This determination seem flawed in the respect that Val Verde has been a "related project" per our agreement with Newhall Land and Farming Co. dated July 9, 1998 and should have always been considered in the building of the reclamation plant accommodations and capacity. 2

We know for a fact that the Newhall Ranch Sanitation District formed on July 26, 2006 is fully aware of the Val Verde/Newhall Ranch agreement. 3

We have always assumed that the capacity of the plant would be determined by the amount of gallons going through the lines feeding it! How can a plant be designed or built knowing that "x" amount of sewage will be flowing to it and not be designed accordingly? "The Bridge to Nowhere?" 4

Mr. Daniel Fierros
Page 2.
February 20, 2007

We need to resolve this matter prior to the County of Los Angeles approval of this Newhall Ranch Sanitation District reclamation plant being built as proposed as L.A. County will then become the administrator of the facility. Any probable litigation would be the burden of the County at that time, instead of Newhall Ranch. 5

We thank you for your time. 6

Daniel & Gina Nordenstrom
29128 Justamere Ave.
Val Verde, Ca 91384
661/ 257-0641

C: Supervisor Michael D. Antonovich
Paul Novak
Paul McCarthy
Frank Menses
Susie Tae

2/21/2007

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

DONALD L. WOLFE, Director

www.lacpw.org

January 23, 2007

IN REPLY PLEASE REFER TO FILE: LD-0
A2289

Mr. Dan Nordenstrom
29128 Justamere Avenue
Val Verde, CA 91384

Dear Mr. Nordenstrom:

NEWHALL RANCH DEVELOPMENT

Supervisor Michael D. Antonovich forwarded your recent e-mail to Public Works for our investigation and response.

As you know, the Newhall Ranch Environmental Impact Report (EIR) certified in 2003, evaluated the environmental impacts of the proposed water reclamation plant and sewerage collection facilities. The EIR also contained a mitigation measure which required the formation of a new County sanitation district for the Newhall Specific Plan area. The new district, namely, the Newhall Ranch Sanitation District of Los Angeles County, was formed on July 26, 2006.

As part of the plan approval process, we are currently reviewing a master sewer area study prepared for the Newhall Ranch development. The master sewer area study identifies the need to construct a trunk sewer line within San Martinez-Chiquito Canyon Road to the tract boundary with the Val Verde community. The proposed trunk line will possess adequate capacity for future discharge from your community upon annexation to the recently formed Newhall Ranch Sanitation District of Los Angeles County. The master sewer area study, however, does not require Newhall Land and Farming to ensure the new water reclamation plant is sized to intercept any flows from the Val Verde community. This is consistent with the agreement between the Val Verde community and Newhall Land, which you provided.

Therefore, in response to your request, we are confirming that a trunk line will be constructed and will provide adequate capacity for future discharge from the Val Verde community upon annexation to the Newhall Ranch Sanitation District of Los Angeles County.

If you have any questions regarding this matter, please contact Mr. Dennis Hunter at (626) 458-4900 or Mr. Steven Sheridan at (626) 458-7151.

Very truly yours,

DONALD L. WOLFE
Director of Public Works

JOHN KELLY
Deputy Director

SDS:ta
P:\ldpub\ADMIN\AMEMOS\A2289.doc

cc: Supervisor Michael D. Antonovich (Paul Novak)

Dan & Gina Nordenstrom

From: "Dan & Gina Nordenstrom" <norcondev@earthlink.net>
To: "Mike Antonovich" <fifthdistrict@bos.co.la.ca.us>; "Paul Novak" <PNovak@lacbos.org>
Cc: ""Rob Gilmore"" <rgilmore@newhall.com>; "Glenn Adamick" <gadamick@newhall.com>
Sent: Wednesday, January 17, 2007 8:59 AM
Subject: Newhall Ranch agreement

Paul –
In reference to your email from 1/9 in regards to Newhall Ranch and forwarding our letter to Don Wolfe and staff, we haven't received anything from them as of yet. As you are aware, time is of the essence to confirm our agreement and mitigations with Newhall Ranch regarding the sewers and reclamation plant.
The community is of the opinion that the County will protect Val Verde's interests regarding the "good faith" agreement we made with Newhall in 1998. The verbal statements made at the signing of the agreement verified that the County would demand that the systems would be complete. ("Oversized sewer lines which are tributary to the Newhall Ranch Reclamation Plant, Newhall Ranch agrees to fund the costs of oversizing the above sewer lines." – Section 6A of the agreement). The sewer flow would be estimated by the appropriate County department and would not be of any concern or additional cost to our residents.
We would like to assist Newhall Ranch in starting their first phase of this project, but must demand that this extremely important issue regarding the reclamation plant must first be resolved to our satisfaction. Glenn Adamick and Rob Gilmore at Newhall Land have committed to reviewing our concerns and stated that they would get back to us later this week with their findings.
The idea of annexing Val Verde into the plant at an appropriate time is no problem and we understand that part of process. We also understand that we would have to pay individually as homeowners to bring the sewer line from Lincoln into Val Verde for our individual hook-ups. However, if we had known that there would be any costs involved to the individual residents to become part of the reclamation plant (any annexation fees); we would have mitigated those at the same time we made the agreement. To bring this to light now, years after the fact is problematic to us. The people that signed this agreement did so in good faith, we were not engineers or professionals and were relying on the County and Newhall to deal with Val Verde in an honest and fair manner. Please give us a call back at home this morning or email me with a time that we can reach you as soon as possible. Thanks, Dan & Gina Nordenstrom
Home phone – 661/ 257-0641

January 4, 2007

Supervisor Michael D. Antonovich
5th District, Board of Supervisors
500 W. Temple St.
Room 869
Los Angeles, Ca. 90012

Dear Mike,

Happy New Year and we are sending our wishes for the best of health and happiness to you and your family.

Mike, I have met with the community members (as well as other residents) who originally signed the "Agreement between Val Verde Civic Association and Newhall Ranch Company in regard to the Newhall Ranch Specific Plan" dated July 9, 1998 (copy attached). All but 2 of the original signers are still residents of Val Verde. All have voiced concern regarding the upcoming January 31, 2007 Regional Planning Commission meeting referencing the first Newhall Ranch "Landmark Village" development to be approved.

Before any approvals are given, we (the residents of Val Verde) would like confirmation in writing from either the County or Lennar or both that Lennar will provide adequate sizing of the sewer lines and reclamation plant to handle the future growth in Val Verde. Since the Castaic Area Standards District has been established, after many long years of hard work by our residents, the Castaic Area Town Council and Andy Malakates and his staff, we want to make sure that Lennar bases their figures on the CSD requirements (7,500 sq. ft. lots with 5,000 sq. ft. lots that were grandfathered into the CSD) and our future growth. When we signed the document with Newhall Land, the Standards District had not been completed and so the wording is vague. Simply over sizing the sewer line and not allowing capacity for the present homes and proposed future growth (approximately 1,200 ± homes) at the reclamation plant would be like building a "bridge to nowhere". It is imperative that the agreed upon sewer system is adequate for our present needs and the future quantity of homes here in Val Verde.

We have faith that the spirit of the agreement was always to assist Val Verde in our growth and future development as good neighbors. Considering that this is the "first" phase or debut of the Newhall Ranch project, we sincerely hope that all promises and agreements will be kept. We did not create a blockade to this development, but were fair in our mitigations from the onset of this project. We also feel that as the first community to accept the Newhall Ranch development that we should be the first to be able to utilize the "tie-in" to this important service and not have to wait for later development. Being that our present and potential 1,200 homes is approximately 6% of the size of the entire Newhall Ranch development, we strongly feel that our request must be recognized and the agreement that was entered into with good faith must be complied with, without any procrastination.

Mike, as always we appreciate your time and efforts, as well as the efforts and assistance of your staff and the other County departments and staff in assisting us in obtaining the written documentation and verification from Lennar with regard to the Newhall Ranch Sanitation District. We want to ensure that all parties are fully aware of our concerns and the need to clarify and define, in writing, the parameters of the sewer district for Val Verde (based on the CSD), prior to any approval by the Regional Planning Commission at the January 31st meeting.

Please send all documentation via email and/or hard copy to me for distribution to all concerned Val Verde residents.

Thank you,

Dan Nordenstrom
29128 Justamere Ave.
Val Verde, Ca 91384
661/ 257-0641
norcondev@earthlink.net

C: Paul Novak, 5th District Land Use Deputy
Rob Gilmore, Newhall Land & Farming Co.

Attachment – VVCA-Newhall Land agreement (pdf. File)

E187. Letter from Dan & Gina Nordenstrom, dated February 20, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

This comment makes reference to an attached letter from John Kelly, Deputy Director, County of Los Angeles, Department of Public Works, dated January 23, 2007. The letter refers to the applicant's agreement with the Val Verde Civic Association (see Specific Plan, May 2003, Volume II, Section 7.6). The applicant has confirmed that it will continue to abide by commitments made to the Val Verde community in that agreement. Presently, Val Verde is not within the Newhall Ranch County Sanitation District boundary; and, therefore, the Board and operator of the Newhall Ranch Water Reclamation Plant (likely Los Angeles County Sanitation Districts) will need to authorize any annexation requests from the Val Verde community at a future time.

Response 3

The comment raises factual issues that do not relate to the adequacy or content of the Landmark Village Draft EIR. No further response is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Response 3**, above.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 6

Please see **Response 5**, above.

Letter No. E188

Fierros, Daniel

From: Snowdy Dodson [snowdy.dodson@csun.edu]
Sent: Tuesday, February 20, 2007 9:04 AM
To: Fierros, Daniel
Subject: Landmark Village comments fax

Mr. Fierros - I am double checking that you received the Landmark Village comments that I faxed to you from the Calif. Native Plant Society. Please let me know that you got them as today is the deadline. Thank you 1

Snowdy Dodson
CSUN Library
18111 Nordhoff St.
Northridge, CA 91330
818-677 6298 2

What doesn't kill you will make you stronger

1

E188. Letter from Snowdy Dodson, dated February 20, 2007

Response 1

Comments from the California Native Plant Society were received on February 19, 2007. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. E189

Fierros, Daniel

From: Tae, Susan
Sent: Tuesday, February 20, 2007 11:43 PM
To: Fierros, Daniel
Subject: FW: LANDMARK VILLAGE - Additional Comments

Sub-30

From: Thomas Barron [mailto:barron@imageg.com]
Sent: Tuesday, February 20, 2007 11:39 PM
To: Tae, Susan
Subject: LANDMARK VILLAGE - Additional Comments

Thomas Barron
28006 San Martinez Grande Canyon Road
Castaic, Ca 91384

News:
Feb 2, 2007
THE INTERGOVERNMENTAL PANEL ON CLIMATE CHANGE (IPCC) with scientists from 112 nations and the United States, issues its account of what is now the unequivocal science of climate change. Its purpose: to remove contentious and uncertain findings, and nail down the basic narrative of climate change in a way that stifles the squawking of the sceptics and puts the squeeze on governments still looking for excuses for inaction. 1
http://www.ipcc.ch

The County of Los Angeles must NOW TAKE ACTION TO LIMIT THE IMPACTS ON THE CLIMATE of Newhall Ranch and the Landmark Village.

*Alternative transportation such as Metrolink and bike trails MUST BE PROVIDED from the beginning - not at some indeterminate future 2

*Structures should be required to be built "green" with LOW ENERGY consumption. 3

*Landscaping and amenities should limited to those with MINIMUM WATER NEEDS 4

*TAX Credits for local EMPLOYMENT could be issued to encourage a favorable "Jobs to Housing" ratio 5

*Mandatory recycling programs should be instituted 6

*WIND GENERATION, SOLAR POWER incentives should be added and permitted. 7

*The applicant should provide DETAILED PROJECTIONS of the ENERGY NEEDS of the project before approval. 8

Regards,
--TMB

2/21/2007

E189. Letter from Thomas Barron, dated February 20, 2007

Response 1

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 2

The comment suggests that the project look at alternative forms of transportation such as Metrolink and that bike trails be provided. Please see the Landmark Village Draft EIR, Section 1.0, Project Description, which illustrates that the Metrolink right-of-way has been reserved on the Landmark Village site. Bike trails also are provided on the Landmark Village project site and are discussed in the Landmark Village Draft EIR, Section 4.16, Parks and Recreation. For further responsive information, please see **Response 1**, above.

Response 3

The comment suggests that structures should be built "green." The project applicant has prepared a Sustainability summary that is responsive to this comment. The Sustainability summary is found in **Appendix F** of this Final EIR.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required. For Further responsive information, please see **Topical Response 6**: Global Climate Change And Its Effects On California Water Supplies.

Response 5

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 6

The comment addresses mandatory recycling programs, which received extensive analysis in the Landmark Village Draft EIR, Section 4.12, Solid Waste Services. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 8

The comment suggests that the applicant provide detailed energy projections. This topic received extensive analysis in the Landmark Village Draft EIR, Section 4.19, Utilities. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E190

Celia Lamborn
20305 Gresham St.
Winnetka, CA 91306

SVB-35

SVB-35

Mr. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
L.A. 90013

Dear Mr. Tae:

I thought we were not going to have [illegible] anymore, but now I read that there is another development in the offing, Landmark Village Project #00-190 (5) 1

It is not clear any more development in our area is complete. Tolerance in this neighborhood is [illegible], and no one wants houses all over the hills, [illegible] valleys and be overloaded! There are problems, the pollution in roadways, congestion and crowding 2 3

Please you will not give any encouragement and will select the original project [illegible] 4 5 6

Thank you.

Sincerely,
Celia Lamborn
Friends of Oak Hills

Celia Lamborn
20305 Gresham St.
Winnetka, CA 91306

E190. Letter from Celia Lamborn, dated February 20, 2007

Response 1

The Newhall Ranch Specific Plan project was approved in May 2003. That approval is not subject to review. The review at this time is of the Landmark Village portion of the Newhall Ranch Specific Plan. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 2

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 3

The comment suggests that structures should be built "green." The project applicant has prepared a Sustainability summary that is responsive to this comment. The Sustainability summary is found in **Appendix F** of this Final EIR.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 6

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Letter No. E191

SUB-36

[illegible]

PROJECT NO. [illegible]

DEAR MS. TOE,

I [illegible] 1

[illegible] 2

[illegible] 3

[illegible] 4

[illegible] 5

[illegible] 6

E191. Letter from Leah Ross, dated February 20, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E192

February, 2007 Long Beach, California

SUB-37

Ms. Susan Tae
Los Angeles Regional Planning Dept.
320 W. Temple St.
Los Angeles, California 90013

Dear Ms. Susan Tae:

I strongly urge you respectfully 1
since we have lost one last
wild river, it behooves all
of us to preserve its legacy 2
by the proposed Newhall
Ranch project could prove
to be detrimental to its
current remaining existence. 3
It has whole biome & is
so wonderful, with a
returning wetland that is
now a thriving area.

Many of us involved
in the preservation of
our wetlands areas
believed that in 2003 a
concurring decision was
made. Many the Sierra
Club and 14 other groups
and agencies were the
board that denied a 41000
unit subdivision. Now this 4
was due to the non-assured
water source. Now the 5

development has avoided
other areas and thus
has proposed approval of
the project as shown. However,
each traffic impact still
will be mitigated. Please do
the approval.

5

6

The project is in
a designated Significant
Ecological Area 23, the Santa
Clara River and its tributary.
It will also add to the
disappearance of 67 oak
trees and cause major
traffic (noise) that will
in turn create air
pollution problems. Elliot
Mainwaring Teacher and we
cannot condone automobile
based planning that
sprawling all over wildlife
habitat. Our County
must go back to a
rethinking of planning
policy that allows to create
such a project as this.

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Therefore, it is
imperative to augment
the environmental impact

12

the 120 days. Please, we implore you to not approve the Project before the FIS on the Santa Clara River has been completed and subsequently released. Its content may alter the configuration of the Project. Moreover, we emphatically oppose building in a significant biological area. These precious 67 acres need to be preserved.

Finally, please, request that impacts from global warming be addressed and mitigated prior to any project approval.

Thank you for your anticipated support in this vital manner.

Sincerely,

Janeice V. McConnell
Return

Janeice McConnell
837 E Luray St.
Long Beach, CA 90807-1015

12
13
14
15
16
17

E192. Letter from Janeice McConnell, dated February 20, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

Please see **Response 1**, above.

Response 3

The Newhall Ranch Specific Plan project was approved in May 2003. That approval is not subject to review. The review at this time is of the Landmark Village portion of the Newhall Ranch Specific Plan. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 4

Please see **Response 3**, above.

Response 5

The comment restates information contained in the Landmark Village Draft EIR, Section 4.10, Water Service, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 6

Please see **Response 5**, above. The comment restates information contained in the Draft EIR, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 7

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 8

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 9

The comment suggests that the project will create traffic and air quality impacts, both of which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The Draft EIR concludes that with mitigation, impacts to traffic would be less than significant. However, the Draft EIR also concludes that impacts to air quality would be significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 10

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 11

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 12

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 13

Please see **Topical Response 2**: EIS/EIR Project.

Response 14

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 15

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 16

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 17

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

From: Bigbadmean@aol.com [mailto:Bigbadmean@aol.com]
Sent: Tuesday, June 26, 2007 9:19 AM
To: Zoning LDCC
Subject: Los Angeles Daily News - Birds face man-made threats

To: LA County Planning Department:

I am forwarding you a very recent article in hopes that take this into consideration as development continues to threaten the bio-diversity of the Santa Clara River valley. It's important for all of us to recognize and appreciate this area before it is too late. If these projects continue to be approved and built without protecting the resources they will be gone. Sadly future generations will never see what a natural river system and connecting habitat is within LA County. Instead they will only read about such a wonderful diversity. We know that we did the wrong thing when we paved over the LA River. We shouldn't allow greed and bad planning to allow us to the same thing to the last living river in LA County - the Santa Clara River. The Santa Clara River is home to all the species that have lost forever in other regional watersheds. What a shame it would be to lose this last bit of our historical wetlands and species teetering on the brink of disaster. The Santa Clara River is being hemmed in, no longer visible unless sitting in traffic on a bridge over it in many places in Santa Clarita. This is no way to treat the last living river. What will future generations feel about the decisions we make today? 1

Further, with global warming finally recognized it is important to understand in totality the impacts that these sprawling projects will on our air quality and quality of life. 2
Even the City of Santa Clarita has disagreed with Newhall Lands projected traffic patterns and wrote in a letter that they were not correct. 3
The truth is that over 50% of employed citizens of Santa Clarita have to travel to the San Fernando Valley and beyond for employment in order to make their mortgages. 4
The majority of jobs being created appear to be lower paying jobs that actually now increases traffic coming into the Santa Clarita Valley. This is not good planning. 5
Each one of the new developments that require people to continue to work in San Fernando Valley and beyond contributes to our continuing degradation of air quality. Each car now having to travel further to and from work. 6
Yet, Newhall continues to state that their projects are not impacting air quality, that the air quality related to ozone is coming from other areas and ending up in the Santa Clarita valley late in the afternoons, as the plume spreads. To say that these increased traffic patterns do not degrade our air quality, do not contribute to ozone pollution is dishonest at best. 7

Please consider our children that live and play in Santa Clarita and other areas of LA County that continue to suffer from ozone pollution. Please consider future generations and the possibility of saving the last living river in our region. The Steelhead trout, the endangered unarmored three-spine stickleback fish, the arroyo toad, red legged frog, western pond turtles, etc., will never again call the LA River home and yet they sit vulnerable to the threats of continued and proposed developments. I care and I hope that you do to. 8

Here is an article that was published this past Sunday. 9

Sincerely,
Teresa Savaikie

Valley's birds face man-made threat
BY JUDY O'ROURKE
Staff Writer

SANTA CLARITA - Bird counts for many common species nationwide - including several found in Santa Clarita - have shrunk by more than half in the past three decades, according to findings released recently.

As home tracts multiply and their non-native landscapes edge out grassy plains, the birds are left high and dry, naturalists say.

"The decline of these bird species are essentially telling us what we already knew, that in a short period of time - years rather than decades - the distinctive 'California' landscape of oak savannas and swaying cottonwoods we associate with the Santa Clara River valley will be lost," said Dan Cooper, a conservation biologist and environmental consultant. "And with it, the unique natural communities with which we share this place."

Pooling research collected over 40 years, the National Audubon Society and the U.S. Geological Survey have concluded many common bird populations are plummeting as development and commerce increase and natural habitats disappear.

Because populations vary with migration the joint study includes data from Audubon's Christmas Bird Counts - which include tallies in Santa Clarita - and the geological agency's annual breeding survey.

Declines are marked statewide since 1967 in more than two dozen species, according to Audubon California.

Continues on page 2

BIRDS:
Development poses
An increasing threat
CONTINUED FROM PAGE 1

Santa Clarita has long provided key habitats for at least four of those.

No. 8 on Audubon's California list is the loggerhead shrike, whose population has declined by 76 percent statewide.

"That's a pretty huge decline," said Copper. The Santa Clara River valley is one of the last strongholds for loggerhead shrikes in Los Angeles County,".

Cooper said the birds frequent areas eyed for major developments, such as Newhall Ranch, a 21,000-home project planned by The Newhall Land and Farming Company, west of Valencia and stretching to the Ventura County line.

The final environmental impact report is under way for the Landmark Village, the first phase of the project.

While such projects donate acreage for open space, the commodity of open space is not interchangeable for birds. Terrain matters, Cooper says. The development provides two open space areas but it's a small swath compared to the lost habitat.

"They need flat grassland or agricultural land or hills, they don't live in rugged backcountry," he said. "Shrikes are adapted to living on flat areas where they can sit up on perches to scan for their prey."

Shrikes eat large insects such as katydids and beetles and small birds, mammals and lizards - as big as they can carry.

Audubon California and three local chapters of the group are asking Newhall to widen the buffer between zones and common areas ith native grasses, wildflowers, and plants.

“It would be a great step in the right direction,” said Kris Ohlenkamp, president of the Audubon’s San Fernando Valley chapter, which includes Santa Clarita.

The lark sparrow, No. 9 on Audubon’s list, is a 68% decline statewide, has long been fond of rolling hills in Stevenson Ranch’s oak savannah, a prime spot for development.

Cooper says Santa Clarita is the last refuge in the coastal slope of Los Angeles County for the horned lark - a state species of special concern, which rants No. 2 on the list, with a decline of 84 percent statewide.

The birds prefer flat, valley bottom lowlands along the river.

“There are just a few wintering groups left in Santa Clarita and probably fewer than 10 nesting pairs of that bird - it’s sort of teetering on the brink in that area,” Cooper said.

Areas set aside to protect the species have been mostly rugged hills and canyons, where the horned lark simply cannot live, he said.

The Western meadowlark, No 14 on the state list with a 60 percent decline, and the American pipit, No. 19 with a 55 percent dip, are grassland species that frequent Santa Clarita.

Some local school kids formed a special bond in May with the killdeer, No. 16 on the list, facing a 59% declie. The birds sometimes resort to laying eggs in parking lots, school yards and backyards because home tracts encroach on their habitat.

Randy Weber’s six-grade class at Tesoro del Valle Elementary School in Valencia spotted two camouflaged killdeer eggs on the campus filed. The kids were enamored of the species after a pupil from another class brought a stranded killdeer chick to Weber’s room weeks earlier - Weber, an Audubon member is known campus wide as the go-to bird expert.

The eggs later were found to be missing but mother birds often lay four eggs, so Weber’s 32 students mobilized in a flash, cordoning off a 75 foot radius around the siting with red cones linked by caution tape to protect the nest.

“Birds are cooler than you think,” said Antonia Fanelli, whose take on birds did a 180 after the real life lesson.

Not on the list but also in decline is the grasshopper sparrow, whose call mimics the name sake bug. The species has been founding near the roughly 1700 Northlake project planned in Castaic, in unincorporated Los Angeles County.

The 670-acre development is east of Interstate 5, west of Castaic Lake State Recreation Area and north of Ridge Route Road.

“That’s one of the few known nesting locations for grasshopper sparrows in Los Angeles County,” Cooper said. “As these developments go in we’re going to lose those populations.”

Ohlenkamp says the city of Santa Clarita could help batters by putting a halt to cultivating water-guzzling grasses in trees in city parks.

“Central Park is a classic example of this old-fashioned ideal,” he said. “High maintenance, expensive, sterile lawns are not what wildlife needs, and I don’t believe what people want.”

He recalled sightings last year of burrowing owls, lark sparrows and horned larges adjacent to the park in a small unplanted field.

“Unfortunately there was not enough of this natural space for them to say and breed, “he said. “What a shame.”

As shopping malls, home tracts and industrial parks continue to occupy wildlands that once provided unique features for bird species, the birds are being pushed farther and farther away from their comfort zone.”

“The question becomes, how much development can occur before things like shrikes and horned larges are gone forever from Santa Clarita?” Cooper said. “That day appears to be quickly approaching.

E193. Letter from Teresa Savaikie, dated June 26, 2007

Response 1

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 2

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 3

The City of Santa Clarita provided comments to the Draft EIR. The comment letter submitted by the City of Santa Clarita did not take issue with projected traffic patterns discussed and analyzed in the Landmark Village Draft EIR.

Response 4

The comment expresses an opinion that is not supported by data. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 5

Please see **Response 4**, above.

Response 6

Please see **Response 4**, above. The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Nonetheless, as is evidenced below, Landmark Village, as with all of Newhall Ranch, incorporates the components of a sustainable or smart growth community.

- **Mix of Land Uses.** Landmark Village, along with the other villages in Newhall Ranch, will include a broad range of housing types, including affordable housing, along with commercial, office, and public facilities. As to Landmark Village, a diverse range of 1,444 homes (308 single-family and 1,136 multi-family units) would be provided. To minimize and shorten vehicle trips, most homes will be within walking distances to the Landmark Village community's commercial and mixed-use areas, elementary school site, community park, and trail system. Finally, Landmark Village is located adjacent to the Valencia Commerce Center, one of the largest employment centers in the Santa Clarita Valley. Bike and pedestrian trails within Newhall Ranch and Landmark Village will connect to trails within the Valencia Commerce Center.

- **Provision of Jobs.** A portion of Newhall Ranch's projected 19,000 new jobs would be offered through Landmark Village's mixed-use and commercial areas. Newhall Ranch is adjacent to the existing Valencia Gateway (which includes the Valencia Commerce Center), which presently provides 50,000 jobs. Other development within Valencia Gateway will create an additional 30,000 jobs. When completed, the job centers in Newhall Ranch and Valencia will have resulted in the creation of approximately 100,000 jobs in the Santa Clarita Valley. A balanced jobs-housing base is a critical component to a sustainable community because it allows people to work close to home and minimizes vehicle miles traveled.

- **Locating of Residential Uses in Close Proximity to Commercial Services/Public Spaces.** Nearly 60 percent of the residential units in Newhall Ranch will be located within walking distance of village or commercial centers. This is clearly documented by the Landmark Village land plan. Residents within Landmark Village will be able to utilize paseos/trails and/or the Santa Clara River Regional Trail to walk to commercial centers, private recreational facilities, the elementary school and a community park. As stated above, this traditional neighborhood design minimizes vehicle trips.

- **Provision of Transit and Light Rail Right-of-Way.** Newhall Ranch, including Landmark Village, will be part of the Santa Clarita Transit system and will pay its fair share for transit service to the community. Transit improvements within Newhall Ranch will include a park-and-ride lot, a future transit station, transfer station, bus stops, and preservation of light rail right-of-way. Landmark Village will include a total of five bus stops, a park-and-ride lot, and the preservation of light rail right-of-way along SR-126. The provision of transit and the accommodation of light rail encourage residents to rely less on vehicular travel.

- **Open Space, Recreation, and Preservation of Sensitive Resource Areas.** Newhall Ranch, of which Landmark Village is a part, includes the preservation of the High Country, Salt Creek Corridor and the Santa Clara River and internal open areas—a total of nearly 7,800 acres. A total of three community parks (Landmark includes the first) and up to ten neighborhood parks will be provided as part of Newhall Ranch. Finally, private recreation facilities will be provided throughout the entire Ranch providing additional recreational opportunities to residents. In short, Landmark Village's design connects jobs, retail, schools, parks, and recreation facilities with the community's trail system to promote walking and biking while minimizing vehicle trips.

- **Hierarchy of Trails.** Newhall Ranch will include over 50 miles of trails to encourage pedestrian mobility. Landmark Village includes a 2-mile extension of the Santa Clara River trail, with direct

connections to residential, commercial, and park uses, and various paseos including the paseo running along "A" Street or the Landmark Village Spine Road. This design also is intended to minimize vehicle trips.

- **Reducing Impermeable Surfaces.** To curtail urban runoff and maximize groundwater recharge, Newhall Ranch, including Landmark Village, will utilize open/soft bottom channels, smaller street sections, where possible, increased native landscape areas, and non-structural water quality treatment improvements.

- **Water Conservation and Re-Use.** Newhall Ranch, including Landmark Village, will utilize native, drought-tolerant plants in the community's landscaping, use recycled water for irrigation, and evapotranspiration controllers (i.e., weather-sensitive sprinklers) to reduce potable water demand and runoff.

- **Traffic/Transportation Improvements.** Landmark Village's traffic circulation plan, which is consistent with all of Newhall Ranch, minimizes vehicle trips and reduces GHG emissions through the design of internal roads in conjunction with homes, school site, commercial areas, and trail system. Transit is included in the traditional neighborhood design, and it includes a park-and-ride lot and bus stops. Additionally, a 5-mile right-of-way for a potential Metrolink light rail extension is accommodated along SR-126. Trails and bike paths leading to close-to-home jobs, neighborhood-serving retail, and the school encourage residents to reduce vehicle miles traveled. The applicant also has committed to fund $300 million in roadway improvements in the Santa Clarita Valley in conjunction with the Newhall Ranch Specific Plan, including Landmark Village, to improve traffic movement and circulation.

Additionally, the applicant has prepared a sustainability summary that highlights many of the points above as well as identifies green building measures.

Response 7

The Landmark Village Draft EIR, Section 4.9, Air Quality, acknowledges that emissions of CO, VOC, NOx, and PM_{10} would exceed SCAQMD thresholds at buildout. However, it should be noted that studies prepared by the SCAQMD and others indicate that the vast majority of the air pollution in the Santa Clarita Valley is transported into the Santa Clarita Valley from other areas of the Los Angeles Basin, and is not generated by mobile sources or development in the Santa Clarita Valley itself.

Response 8

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 9

Please see **Response 8**, above.

Letter No. E194

Bette Simons
4020 Stone Cyn Ave
Sherman Oaks, CA 91403
February 19, 2007

Susan Tae
L.A. County Regional Planning Dept.
320 W. Temple St
L.A. CA 90013

Dear Susan Tae,

To cut down 67 oaks, threaten L.A. County's last wild river and to increase traffic and air pollution with the Newhall Ranch project is outrageous. 1

Please address the impact of this threat to the Santa Clara River and oppose approving this project without releasing, or before releasing, the Environmental Impact Statement. 2 3

Be well remembered. 4

Sincerely,
Bette Simons

E194. Letter from Bette Simons, dated February 19, 2007

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

The comment also addresses oak tree impacts, which received extensive analysis in the Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 2

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

Please see **Topical Response 2**: EIS/EIR Project.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E195

22845 Leonora Dr.
Woodland Hills, CA 91367
February 20, 2007

Susan Tae
L.A. Co. Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Dear Ms. Tae

Please do not approve Newhall Ranch's project on the Santa Clara River before the Environmental Impact Statement has been released. 1

Do not allow building in a Significant Ecological Area or the destruction of 67 oaks. 2 3

Please see that impacts on global warming are addressed and mitigated before the project can be approved. 4

This project will create 357,000 more traffic trips per day. 5

Thank you.

Sincerely,
Elizabeth J. McMahon 6

E195. Letter from Elizabeth McMahon, dated February 20, 2007

Response 1

Please see **Topical Response 2:** EIS/EIR Project.

Response 2

The comment requests that the Planning Commission oppose building in the Significant Ecological Area. The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 5

The Newhall Ranch Specific Plan project was approved in 2003. The approval is not subject to review. The review at this time is the Landmark Village portion of Newhall Ranch Specific Plan. The Landmark Village project would generate 41,900 average daily trips. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 6

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E196

RECEIVED
FEB 2 2007

February 20, 2007

GAYLE DUFOUR
4725 San Sebastian DR.
Woodland Hills, CA 91364

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Dear Ms. Tae,

Please help us save the Santa Clara River. As a member of 1
The Sierra Club here in Los Angeles, I am writing to you out. 2
of great concern concerning the proposed development by the
Newhall Ranch. Cutting down 67 oak trees for a huge housing 3
project next to the last major wild river in Southern California 4
shows an absolute disregard for the ecological impact of such an idea.

The Newhall Ranch has been very successful up until now creating
a city of housing development. Now, they should stop and realize that 5
this destructive sprawl in that area has its limits.

Thank you for your concern on this matter. 6

Sincerely yours,

Gayle Dufour

E196. Letter from Gayle Dufour, dated February 20, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

The Newhall Ranch Specific Plan project was approved in May 2003. That approval is not subject to review. The review at this time is of the Landmark Village portion of the Newhall Ranch Specific Plan area. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 5

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 6

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E197

2·20·07

To Susan Tae,

I'm writing out of concern for the future of the Santa Clara River. 1

Please do not approve the project before the Environmental Impact Statement on the Santa Clara River has been released and/or completed as this may change the project config. 2

I oppose, and hope you will too, building in a significant ecological area. 3

I also oppose the destruction of 67 oaks. 4

I request impacts to global warming be addressed & mitigated before the project can be approved. 5

Sincerely,

LAUREL NEISLANDER
7733 TEXHOMA AVE.
[redacted]
laurel@neisinteriors.com

E197. Letter from Laurel Neiswander, dated February 20, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

Please see **Topical Response 2:** EIS/EIR Project.

Response 3

The comment requests that the Planning Commission oppose building in the Significant Ecological Area (SEA). It should be noted that none of the residential, recreational, commercial or mixed-use structures would be located within the SEA. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E198

Betty Schnaar
P.O. Box 8152
Northridge, Ca. 91328

Feb. 20, 2007

Dear Ms. Tae:

RE: Santa Clara River

Please do not approve the project before the EIS on the Santa Clara River has been released. 1

Please oppose building in a Significant Ecological Area. 2

I oppose destroying 67 oak trees. They are our California heritage!! 3

Also please be sure that impacts to Global Warming are addressed & adequately dealt with before the project can be approved, 4

I would like the Santa Clara River to be left in as natural a state as possible. 5

Sincerely,

Betty L. Schnaar

E198. Letter from Betty Schnaar, dated February 20, 2007

Response 1

Please see **Topical Response 2:** EIS/EIR Project.

Response 2

The comment requests that the Planning Commission oppose building in the Significant Ecological Area. The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E199

Linda Klein
5210 Zelzah Ave #216
Encino, CA 91316

February 20, 2007

Susan Tae,
Los Angeles County Regional Planning Dept
320 West Temple St
Los Angeles, CA 90013

Dear Ms Tae,

I am writing to you re: Santa Clara River. 1

The Santa Clara River is Los Angeles County's last wild River. I hope that you will oppose New Hall Ranch's project. 2 This proposed development 3 will have a severe impacts to SEA area 23, 4 the Santa Clara River, and its Biology. 5 It will cut down 67 oaks, 6 and create major traffic + air pollution problems. 7

The project, when fully built will create 8 another 357,000 traffic trips per day on our roads and freeways.

Please consider the impacts of Global warming, and try to mitigate these problems 9 before approval of such a large project.

Thank you for your consideration 10

Linda Klein

E199. Letter from Linda Kleen, dated February 20, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

Please see **Response 1**, above.

Response 3

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 4

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 8

The Newhall Ranch Specific Plan project was approved in 2003. The approval is not subject to review. The review at this time is the Landmark Village portion of Newhall Ranch Specific Plan. The Landmark Village project would generate 41,900 average daily trips. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 9

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 10

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E200

2-20-07

Dear Ms Tal

I am against building so many homes in such an environmentally sensitive area. 1

Please do not approve the project ~~to~~ before the EIS on the Santa Clarita Rivers has been released as this may change the project configuration. 2

I oppose the destruction of the 67 oak trees. 3

Thanks for your consideration 4

Elaine Trogman
6709 CALHOUN AVE
VAN NUYS, CA 91405

E200. Letter from Elaine Trogman, dated February 20, 2007

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Please see **Topical Response 2**: EIS/EIR Project.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E201

2/20/07

To Whom It May Concern

"What is man without the beasts. If all the beasts were gone, man would die from a great loneliness of spirit. For whatever happens to the beasts, soon happens to man. All things are connected" 1

Chief Seattle

Please save our last wild river for wildlife! 2

Alan Pollack, M.D.
6006 Lubao Ave
Woodland Hills, CA
91367

E201. Letter from Alan Pollack, dated February 20, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

Please see **Response 1**, above.

Letter No. E202

Susan Jae,

Please help save the Santa Clara River. 1

Please don't approve the project 2

Oppose building in a Significant Ecological area. 3

Oppose destruction of 67 oaks. 4

Request the impacts to global warming be addressed. 5

Sincerely,

Ken Platner

E202. Letter from Ken Platner

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

Please see **Response 1**, above.

Response 3

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response** 6: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E203

Beals, Charles
6611 McLennan Ave.
Lake Balboa, CA 91406

February 20, 2007

Susan Tae
Los Angeles County Regional
Planning Department

Dear Ms. Tae:

I am writing to urge you to not approve the Newhall Ranch Project before the Environmental Impact Statement on the Santa Clara River has been completed and released. 1

I also oppose building in a Significant Ecological Area and I oppose the destruction of 67 oak trees that would be effected. 2 3

I request that impacts to global warming be addressed and mitigated before the Project is approved. 4

Sincerely,
Charles Beals

E203. Letter from Charles Beals, dated February 20, 2007

Response 1

Please see **Topical Response 2:** EIS/EIR Project.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E204

To Whom it may Concern,

Pollution is a danger to any environment. With the building of new houses, which is neither wanted or needed, there will be an increased amount of pollution, as well as many more disturbances that are needed in the area. Santa Clara, & the area around there, is a high activity full of disturbance and danger to the environment. In building these houses, this will only increase the disturbance that is impossible to get rid of. 1

I oppose the destruction of 67 oaks, which may house many species that are currently threatened or endangered. This is a selfish + unneeded destruction of the environment. 2

Why not use + sell the houses + condos that are already built + empty, instead of building in areas that need not have houses? Instead of building needlessly, build + construct helpful things. 3

Think about the environment first + wait for the release of the Environmental Impact Statement. 4

I don't know if this would change your mind, but please consider a change. Thank you. 5

Sincerely,

Wyndee A. Haley

E204. Letter from Wyndee Haley

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

Please see **Response 1**, above.

Response 4

Please see **Topical Response 2:** EIS/EIR Project.

Response 5

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E205

Dan McCrory
PO Box 16461
N. Hollywood, CA 91615

Susan Tae
LA County Regional Planning Dept.
320 W. Temple St.
LA, CA 90013

Ms Tae,

I'm writing to express my concern over the proposed development the Newhall Ranch project. 1 The impact of the area around the Santa Clara River will be significant and detrimental. 2 The E.I.R. clearly shows that increased traffic and air pollution will result from this development, creating another 350,000 traffic trips per day. 3 I also oppose the destruction of 67 thriving oak trees for this project. 4

Please consider the issues of global warming that even the Bush administration has now started to address. 5 I appreciate your consideration and attention to these issues. 6

Sincerely
Dan McCrory

E205. Letter from Dan McCroy

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 3

The comment addresses traffic and air quality issues, which received extensive analysis in the Draft EIR, in Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The Draft EIR concluded that traffic/access impact would be mitigated to a less than significant level, while impacts to air quality would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

The Newhall Ranch Specific Plan project was approved in 2003. The approval is not subject to review. The review at this time is the Landmark Village portion of Newhall Ranch Specific Plan. The Landmark Village project would generate 41,900 average daily trips. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 6

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E206

Feb. 21, 2007

Dear Ms. Tae,

I am writing you with concerns I have regarding the Newhall Ranch project. I am against building in a significant ecological area that would turn the floodplain of the Santa Clara River into a city of tract homes, roads, shopping centers, schools, etc. I oppose the idea of destroying native oak trees that are a vital part of the biological community and the carbon/oxygen cycle needed to offset global warming. I think it is a bad idea to divert, alter, or destroy streams, tributaries or flood plains of our last wild rivers in Southern California. This housing development would create major traffic and air pollution problems. Please do all you can to protect one of our last wild places for survival of the biodiversity crucial to our planet's health. When it's gone, it's gone forever.

1

2

3

4

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6

7

Thank you,

Kathleen Blair Grantham
11209 Dempsey Ave.
Granada Hills, California 91344

E206. Letter from Kathleen Grantham, dated February 21, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

Please see **Response 1**, above.

Response 3

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 5

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 6

The comment addresses traffic and air quality issues, which received extensive analysis in the Draft EIR, in Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The Draft EIR concluded that traffic/access impact would be mitigated to a less than significant level, while impacts to air quality would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and,

therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Letter No. E207

2/21/07

S. Garcia
7500 Lasaine Ave.
Van Nuys CA 91405

Susan Tae
LA County Regional
Planning Dept.
320 W. Temple St.
LA CA 90013

Dear Ms. Tae,

As a "native" of Southern California, I am very proud of the many natural resources that surround us. I want my baby to be as enthusiastic & supportive of nature as I am... it belongs to all of us. 1

I am concerned about the Santa Clara River, our county's last wild river, 2

and I am hoping that the project for development will not be approved. 3

I strongly oppose the destruction of the oaks, 4

and I am saddened that so many people underestimate their importance. 5

Thank you for taking the time to read my letter. 6

-Sincerely, Ms. Sylvia Garcia

E207. Letter from Sylvia Garcia, dated February 21, 2007

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

Please see **Response 1**, above.

Response 3

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Response 1**, above.

Response 6

Please see **Response 1**, above.

Letter No. E208

24427 Eilat St.
Woodland Hills, Ca
February 21, 2007

Susan Tae
LA City Regional Planning Dept.
320 W. Temple St. L.A. Ca. 90013

Greetings

Please do not approve the proposed Newhall Ranch development before an environmental impact Statement on the Santa Clara River has been released and completed. 1

I also oppose this project because it will create major traffic problems, major air pollution problems, the traffic alone adding another projected 357,000 traffic outings per day. 2 3

Sincerely yours
Stephen E. Rudolph

E208. Letter from Stephen [illegible], dated February 21, 2007

Response 1

Please see **Topical Response 2**: EIS/EIR Project.

Response 2

The comment addresses traffic and air quality issues, which received extensive analysis in the Draft EIR, in Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The Draft EIR concluded that traffic/access impact would be mitigated to a less than significant level, while impacts to air quality would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The Newhall Ranch Specific Plan project was approved in 2003. The approval is not subject to review. The review at this time is the Landmark Village portion of Newhall Ranch Specific Plan. The Landmark Village project would generate 41,900 average daily trips. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

SUB-40

Tae, Susan

From: Tom Barron [tom@imageg.com]
Sent: Wednesday, February 21, 2007 4:56 PM
To: Tae, Susan
Subject: LANDMARK - NEWHALL - more comments, NewsWater Availibility

Tom Barron
28006 San Martinez Grande Canyon Road
Castaic, California
91384

NEWS FLASH: THE NEWHALL RANCH IS NOT ABLE TO PROMISE ADEQUATE WATER SUPPLY GOING FORWARD 1

Heard on NPR today:

Low Water Levels on Colorado River

by Elizabeth Shogren

All Things Considered, February 21, 2007 · Water levels are so low on the Colorado River that Lake Mead, the huge reservoir created by Hoover Dam, is at a 40-year low. Marinas are having to move long distances to find deep water for their boat slips. A new report from the National Research Council says it's likely to get worse. The report's authors concluded that climate change likely will further reduce the river's flow and water supplies. Farms and homeowners in much of the West rely on Colorado River water. The report's authors say the region needs to rethink how it divvies up the water from the river. 2

2/21/2007

E209. Letter from Thomas Barron, dated February 21, 2007

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Ruiz, Rosie

SUB-41

From: aarmontilla@ca.rr.com
Sent: Thursday, February 22, 2007 8:00 AM
To: Ruiz, Rosie
Cc: fifthdistrict@bos.co.la.ca.us
Subject: Newhall Ranch will be a great place to live, work and play

Dear Chair Esther L. Valadez and members of the Planning Commission:

I look forward to the opportunity to purchase a home in the new master planned hometown of Newhall Ranch by Newhall Land, and I am writing to show my support for the plan.

From the information I have reviewed, the plan would offer a variety of much-needed new homes - from condominiums to traditional single-family homes to large estates. In addition, Newhall Ranch would include community features I am looking for; such as neighborhood parks, new schools, nature trails and nearby shops. And with more than 19,000 new jobs, many Newhall Ranch residents would enjoy the luxury of working close to home. 1

Please recommend approval for Landmark Village and the subsequent villages of Newhall Ranch.

Sincerely,

Alfonso Montilla
VALENCIA

CC:
Los Angeles County Supervisor Mike Antonovich

1

E210. Letter from Alfonso Montilla, dated February 22, 2007

Response 1

The comment expresses support for the project. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. E211

Tae, Susan

From: Thomas Barron [barron@imageg.com]
Sent: Tuesday, February 27, 2007 10:57 PM
To: Tae, Susan
Subject: LANDMARK VILLAGE - Metrolink Comments

Thomas Barron
28006 San Martinez Grande Canyon Road
Castaic, Ca 91384

The Newhall Ranch Master Plan incorporates a RIGHT OF WAY for a Metrolink Track and Station, but is not predicated on their timely construction. Thus LANDMARK VILLAGE will be another typical "landlocked" subdivision unless you REQUIRE THE IMPLEMENTATION OF THE TRAIN LINE NOW. 1

You may know that there was historically RAIL TRANSPORTATION to the site for decades until the mid seventies. This rail line was the key link between Los Angeles and Ventura until a bypass tunnel was dug taking traffic through the San Fernando Valley. When the tracks were turned over by Southern Pacific, Newhall Land had a vendor running trains in conjunction with the Indian Dunes filming location. The cities of Fillmore and Piru in Ventura County have improved their tracks creating a themed Heritage Valley with community amenities built around the Fillmore & Western Railway Co. 2

In Santa Clarita, ironically, the Valencia Auto Mall, including one of the largest HUMMER DEALERSHIPS is atop what was the rail corridor. The old railway bridge is stated to become part of the bike path, but again, this is disconnected from the properties West of I5.

Why shouldn't the train go in now? 3

The momentum to build west of I5 has been assured by your previous approvals; Newhall / Lennar is a "premiere" vendor and the Counties own statistics show explosive growth in this area! 4 Unless the tracks are RESTORED NOW you are inviting further delays in the future; as the urban build-out takes hold of the precious real estate required the costs to the community will climb to astronomical levels. 5

Regards,
--TMB

2/28/2007

E211. Letter from Thomas Barron, dated February 27, 2007

Response 1

Right-of-way has been set aside for light rail on the Landmark Village project site. However, the County of Ventura does not have legal jurisdiction over the construction of the light rail project. It is subject to state and federal (assuming federal funds are used) jurisdiction.

Response 2

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 4

Please see **Response 3**, above.

Response 5

Please see **Response 4** above.

Thomas Barron
28006 San Martinez Grande Canyon Road
Castaic, Ca 91384

Good morning Commissioners, thank you for this opportunity to contribute testimony for your consideration of the specifics of the PROPOSED Landmark Village plan. 1

I have lived for the past 35 years on the immediate border of the project area, and have participated in the consideration of the Newhall Ranch Plan since its inception. I have given public comment in the past and have attended hearings including the Supervisors Hearing in which the Specific Plan was approved, as well as traveling to Kern County for the court case. 2

I have reviewed the document submitted to you today in electronic form and have listened this morning to the request that we not "REHASH" the issues that have been settled, so I will try to limit my testimony today to the subjects of TRANSPORTATION and AIR QUALITY. 3

My work, like so many of the residents in our area, is outside the area and commuting is part of my life. I have passed by the project area for years and years and always reflect on how my neighbors who settled the area, took the street car from FLOWER STREET and then by TRAIN from Union Station to the nearby CASTAIC JUNCTION station. When I moved in in the earlier seventies, the Freight trains still ran to Ventura and we could hear their whistles in the distance. 4
This rail line was destroyed by FLOOD, and the Newhall Company bought up the right of way and removed the tracks that traveled the length of what is now the project area. Filmore and Piru have kept a portion of that track alive, and in fact have "branded" their communities around trains as "Heritage Valley."

In the plan before you there is provision for rail but it is not a certainty that is actually going to be restored in a timely manner. **Why not require the construction of the rail to PROCEED or be be concurrent with the build-out of Landmark Village?** 5

Like the commissioner, who is also a commuter down I5, we are all very concerned with TRAFFIC. The applicant addresses the TRAFFIC issue in a number of documents, but it really comes down to the basic assumption that the JOBS TO WORK ratio analysis is correct. Supervisor Yaraslovsky stated in the approval hearing that even he didn't believe this. The maps show millions of feet of industrial space between this project and Town Center and the implicit representation is that the residents will work there, having commuted the short 6

distance across the Bridge at Castaic Creek down Hwy 126, and that their use of other community resources is off-peak and less impactful. 6

I am an avid cyclist and am currently the President of the Santa Clarita Velo Bicycle Club whose many members use the bike trails and the roads throughout the area. It is not uncommon for our members to put in more than 100 miles a week in both individual and group rides; we are intimately familiar with the traffic issues "on the ground" and our club has been working with the City of Santa Clarita and Los Angeles Bicycle Coalition to establish trails and bike lanes. Unfortunately we are having to compete directly with the increased traffic flow in these plans, which obviously puts priority on automobiles. 7

I have the unique opportunity to reduce my impact on the environment by BICYCLE COMMUTING past the project four days a week. It is a very beautiful ride, along a wide shoulder with a terrific view down into the Santa Clara River floodplain. Unfortunately the many trucks of CHIQUITO CANYON LANDFILL and the new traffic on WOLCOTT WAY in addition to the high speed of the roadway is a concern and DANGER to cyclists. The Santa Clarita Velo frequently takes group rides down 126 on the weekend and this often a topic at our meetings.

AIR QUALITY, especially OZONE is a major concern to cyclists. The plan contains documentation of the appropriately named "carbon monoxide non attainment area" The EIR continues the argument that the principal cause is "out of the area" sources; thus any additional impacts from the project are incidental. 8

I would ask the commissioners to require more specific definition of the mitigations outlined, especially a proper bicycle circulation plan. Now its too vague, for the importance of placed on it by the applicant. (Such as in the document:)

2.0 Environmental and regulatory setting 9
page-31 Goal 5.11: consider air quality ... ensure consistency and minimize conflicts
Analysis: "network of pedestrian and bicycle trails that would provide for local travel by a combination of transportation modes, including bicycles, walking...

What else is new?; well the President of the United States has identified GLOBAL CLIMATE CHANGE as a NATIONAL concern. Our Governor is driving a Hydrogen vehicle. Isn't this County required to re-examine the mitigations in light of this important Global Issue? **Why not require that Landmark Village be Carbon Neutral as suggested by Vice President Gore's "Inconvenient Truth."** 10

Thank You,
--TMB

11

E212. Letter from Thomas Barron

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. Because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

Please see **Response 2**, above.

Response 4

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 5

Right-of-way has been set aside for light rail on the Landmark Village project site. However, the County of Ventura does not have legal jurisdiction over the construction of the light rail project. It is subject to state and federal (assuming federal funds are used) jurisdiction.

Response 6

The comment addresses the overall Newhall Ranch Specific Plan project, which is not the focus of the Landmark Village Draft EIR. The Landmark Village Draft EIR focuses upon the impacts of the project and not of the entire Newhall Ranch Specific Plan.

Response 7

Please see the Landmark Draft EIR, Section 4.7, Traffic/Access, Figures 1.0-19, Landmark Village Portion of Specific Plan Master Trails Plan, and Figure 1.0-20, Landmark Village Trails Plan, which depict the trails (including bicycle) that are included in the proposed project.

Response 8

The comment addresses air quality issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The Draft EIR concluded that impacts to air quality would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 9

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 10

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 11

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E213

33710 Shallow Creek Rd.
Agua Dulce, CA 91390
661 268-0267

RECEIVED
MAR 05 2007
AH-11

Miss Susan Tae
Dept. of Regional Planning
County of Los Angeles
Regional Planning Dept.
Room 1348
320 West Temple Street
Los Angeles, CA 90013

SUBJECT: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Gentlemen:

The Santa Clara River is the only watershed left in Southern California, and we would like to see it preserved in its natural state, not only for aesthetic and ecological reasons but for moral reasons. 1 As long-time residents of the Santa Clarita Valley region, we urgently request that: 2

- You not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration
- Oppose building in a Significant Ecological Area 3
- Oppose destruction of 67 precious oaks trees 4
- Request that impacts to global warming be addressed and mitigated before the project can be considered for approval. 5

Sincerely,

Gail and George MacDonald

cc. Supervisor Michael Antonovich

E213. Letter from Gail and George MacDonald

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Please see **Topical Response 2:** EIS/EIR Project.

Response 3

The comment urges the Planning Commission to oppose building in Significant Ecological Areas (SEA). The comment is noted. It should be noted that none of the residential, recreational, commercial or mixed-use structures are located within the SEA. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

Please see **Topical Response** 6: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E214

RECEIVED
MAR 05 2007
A H-10

January 28, 2007
11970 Montana Ave. # 206
Los Angeles, CA 90049
esmarty21@verizon.net

Re: Newhall Ranch Landmark
Village Project No. 00-196-5

Ms. Susan Tea
Los Angeles County
Regional Planning Dept.
320 W. Temple Street
Los Angeles, CA 90013

Dear Ms. Tae:

I am aware that many people wish to relocate here because Southern California has such a wonderful climate. This, of course, means that we will need more housing. 1 But just giving blank approval for thousands of new homes, such as this project, does an injustice not only to the new home-owners by reducing their quality of life, but just as importantly, to the environment. 2 Sprawling suburbia, with no plans for park areas or replace-ment of mature trees, 3 causes me to ask that this project not be approved 4 unless the project includes replacing all those 67 oak trees 5 and plans for retaining the ecological environment and beauty of the area.

Instead of marginalizing the Santa Clara River, a good plan would in-clude surrounding the river within a park-like setting for both the old and new homeowners to enjoy the area. 6

Our daughter and her family moved to Santa Clarita to enjoy living in the suburbs, out of the density of city living. If the county allows builders to crowd in too many houses in one area, this causes major traffic problems and too much pollution. This is a beautiful part of the county and should remain beautiful and with fresh air. 7

Sincerely,

Esther and Martin Kaplinsky

E214. Letter from Esther and Martin Kaplinsky, dated January 28, 2007

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Please see **Response 1**, above.

Response 3

The Landmark Village project's proposed parkland Quimby Act and County regulations for the provision of parkland. Please see the Landmark Village Draft EIR, Section 4.16, Park and Recreation, for a thorough discussion of the parkland provided by the project.

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Response 1**, above.

Response 5

Please see **Response 1**, above.

Response 6

Please see **Response 1**, above.

Response 7

Please see **Response 1**, above.

Letter No. D30

CENTER FOR CONTRACT COMPLIANCE
Headquarters • 4399 N. Santa Anita Ave., Ste. 205, • El Monte, CA 91731
TEL 626-444-8355 • FAX 626 444-8173

RECEIVED
MAR 2007

March 6, 2007

David Fieros
Department of Regional Planning
Impact Analysis Section, Room 1348
320 West Temple Street
Los Angeles, Ca 90012

Re: **Public Records Act (FOIA) Request Concerning**
Development Disposition Agreement or Owner Participation Agreement
For the Landmark Village County Project #00-196
Tentative Tract Map No. TR53108

Dear Mr. Fieros:

The Center for Contract Compliance is a joint labor-management committee established pursuant to the Labor Management Cooperation Act of 1978. The Center is concerned with maintaining a level playing field for contractors and workers on public works jobs. The Center routinely monitors bids, awards, and construction activities to ascertain compliance. The Center works closely with awarding agencies, enforcement agencies, contractors, and other interested parties to achieve these goals.

1

This is a formal request to obtain a copy of the **Development Disposition Agreement or the Owner Participation Agreement** for the Landmark Village County Project #00-196, Tentative Tract Map No. TR53108. This request is being made pursuant to the California Public Records Act, Government Code Section 6250 seq. et.

Thank you for your assistance and time in expediting this request. If you have any questions, please call me at (626) 444-8355.

Sincerely,

Paul Valdovinos
Field Investigator

D30. Letter from Center for Contract Compliance, dated March 6, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment is noted, but it should be pointed out that this letter constitutes a Public Records Act request rather than a public comment on the adequacy of the Landmark Village Draft EIR. It should also be pointed out that there is no "Development Disposition Agreement or Owner Participation Agreement" associated with the proposed Landmark Village project or tentative tract map; and, therefore, there are no documents responsive to this request. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. D31

SIERRA CLUB
FOUNDED 1892
Angeles Chapter

3435 Wilshire Boulevard
Suite 320
Los Angeles, CA 90010-1904

(213) 387-4287 phone
(213) 387-5383 fax
www.angeles.sierraclub.org

3-14-07

Daniel Fierros/ Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90012

AH 16

Re: Landmark Village DEIR and all entitlements
Please copy to all commissioners

Dear Commissioners:

The Sierra Club continues to respectfully request that the County grant an extension of the official review period so that all comments may be included in the FEIR and circulated to commentors. We intend to submit comments on several other sections of the DEIR, but have not completed our review. 1

At this time, we submit only the following comments on the issue of biology and SEA 23 in addition to those previously submitted on water supply and ammonium perchlorate pollution. 2

Biology

The Biology section incorrectly tries to defer many issues to the Specific Plan. The Specific Plan did not [illegible] tract map specific impacts, which must now be disclosed, addressed and mitigated. 3

[illegible] and areas of inadequate prior research in the Biota section [illegible] Draft Environmental Impact Report for the Landmark Village phase of the proposed Newhall Ranch development [illegible] No. 53108 / Landmark Village; hereafter [illegible] 4

[illegible] the few large keystone predators in [illegible] that this species' habitat will be destroyed by [illegible] proposed development [illegible] proposed (fig. SP 4.6-[illegible]), measures [illegible] ecosystem would require an extent [illegible] which should be included in the [illegible] 5

Many federally endangered and [illegible] particularly well-known species, [illegible] of the Newhall Ranch [illegible] leads me to believe that other minor species could also have been left out. This suggests that [illegible] surveys. 6

3

- Will development around the Santa Clarita River prevent wildlife from accessing river water? Will tributaries of the river be diverted underground or otherwise made inaccessible to wildlife? This issue and its impacts on wildlife should be clarified. 7 8
- The wildlife surveys were disproportionately focused on reptiles, birds and mammals. Invertebrate surveys were limited to a few focused surveys aimed at only three species of butterfly (the Monarch, San Emigdio blue, and Quino checkerspot butterflies). More extensive invertebrate surveys should be performed. 9 10
- Species of fungus were completely omitted from the surveys and the DEIR. 11
- The bird surveys seem insufficient, since only one person performed them, and since they were only performed in the morning. Morning surveys can easily overlook species that are active during the day and at night. 12
- Fish surveys were also limited, as they were performed only from March to June in a single year, and not even within the project site. 13
- Mitigation measures focused on endangered and threatened species. Though these species do warrant extra attention, species which are now considered "common" are also vulnerable to development. Such common species can become endangered or threatened as a result of development. This fact needs to be addressed. 14
- Large mammals, which are often key predators in an ecosystem, are abundant at agricultural margins and riparian woodlands, both of which will be destroyed through the proposed development. Though riparian habitat restoration was mentioned, nothing was said about the habitats currently created through agricultural activities. 15
- The agricultural plant community is not "natural," and thus is not considered in the mitigation measures section of the DEIR. However, many species of wildlife depend on this plant community; their outlook should be addressed. 16
- Mitigation measures concerning oaks only involve planting of new oaks and not preservation of current stands of oaks. However, the planting of new individuals does not replace the habitat loss that will occur with the proposed development. The report seems to suggest that planting new oaks will provide immediate habitat replacement for the species that depend on oaks; this is not the case. 17
- Supplemental irrigation is briefly mentioned as one aspect of riparian habitat restoration. The reason for this is unclear: will the newly created riparian habitat be for the benefit of people (as a park), or wildlife? How is supplemental irrigation necessary? 18
- Wildfire prevention is listed as a mitigation measure; however, there are many species of plant which depend upon fire to reproduce. Are such species present on the site, and if so, how will their survival be insured? 19
- How will the planting/introduction of fire retardant species disrupt the ecosystem? 20

- The mitigation measures section (section 10) includes many vague statements with regards to the preservation of specific wildlife species. For example, it is often stated that further surveys will be performed before construction begins, and if certain species are discovered, mitigation measures will be developed and undertaken. Surveys have already been performed in the area, and species of special concern have been found. Mitigation measures should already be specified and should be outlined in section 10. 21
- Mitigation measures often include the postponement of construction if nests are found on the site. How much time will birds be given to vacate the area? What will happen if the birds (or other animals) do not leave? I would recommend not planning the first stages of construction (i.e. clearing of wild areas) during nesting season. 22 23
- Mitigation measures for bats involve halting construction until bats have fledged. As with birds, how much time will the bats be given to leave? What will happen if the bats remain in the area for an extended period of time? 24
- LV 4.4-11 states that a landscaping plan will include "native, non-invasive species," as well as a "list of invasive plant species prohibited from being planted on the project site." Does this mean that some invasive plant species *will* be allowed? This paragraph is unclear. 25
- For many species listed in Table 4.4-1, such as the California horned lizard (genus *Phrynosoma*) mitigation measures are extremely vague or extremely general. Such species require mitigation measures tailored to the specific species. 26
- For the fish species that are mentioned, mitigation measures are described twice. The first mention states that mitigation will involve capturing the fish and holding them in tanks until construction is complete, at which time the fish will be released back into the capture site. The second mention of mitigation states that fish will be captured and released downstream of the construction site. This discrepancy should be eliminated. 27
- If fish are to be released downstream of the construction sites, how will it be insured that they do not suffer from the pollution that will be caused by construction? 28
- Mitigation for the Arroyo toad (*Bufo californicus*) involves the halting of construction if toads are found in the project site. The DEIR does not specify what will occur after this decision is made. 29
- Mitigation measures for reptiles involve capture and relocation. Where will the animals be released? 30
- Mitigation measures for the American badger (*Taxidea taxus*), the San Diego black-tailed jackrabbit (*Lepus californicus bennettii*), and the San Diego desert woodrat (genus *Neotoma*) involve capture and relocation. Where will the animals be released? 31

Failure to include the Biota Report or the SEATAC minutes in the EIR

The Sierra Club has focused for many years on protection of the County of Los Angeles' 64 designated Significant Ecological Areas (SEAs). As a condition of addressing litigation over impacts to Significant Ecological Areas, the County of Los Angeles agreed to hire a County biologist to review projects that would affect SEAs. The SEA Technical Advisory Commission, made of volunteer biologists, experts in their fields, was also set up to review impacts to SEAs in projects and make recommendations regarding endangered species protection in those areas. 32

In previous EIRs both the minutes of these meetings with the SEATAC recommendations and the biota report that was presented to them were included in the appendices for public review and review by the Planning Commissions. This EIR contains neither the commissions' recommendations, the biota report, nor the meeting minutes. We believe that those materials should have been provided in the EIR and circulated to the public. We request that this information be provided to all commentors. We have attached the minutes of the SEATAC meetings, but were unable to obtain a copy of the biota report from the Regional Planning Department biologist. 33

We concur with the recommendations of the County's SEATAC biologists for this project and request that they be included as conditions of approval and mitigation for project impacts. 34

Source of Water Supply Disclosed to SEATAC is Incosistant with the Source of Supply in the EIR

The minutes of the SEATAC meetings all indicate that the source of water for the Landmark project will be the Valencia Water Co.'s connection in the Commerce Center. In contrast, the source of supply in the EIR, released after the SEATAC review was completed, states that the water will come from ground water on the project site. This new source of water supply could materially affect wildlife, its ability to access water and affect analysis of water quality impacts to wildlife. This change might have resulted in different or additional recommendations by this Commission. We therefore request that SEATAC have the opportunity to review their recommendations in light of this new information. 35

Impacts to the Santa Clara River

We concur with other parties in respect to the downstream bank protection. The downstream bank protection on the south bank should not be included as part of the Project Description. 36 As the EIR indicates, it is a mitigation measure for the project's impacts. But when those impacts are analyzed, it turns out that they are localized and less than significant. One mile of bank protection that will clearly serve future development is not proportionate to the impacts disclosed in the EIR. The bank protection component should be removed from the project description and evaluated as a mitigation measure. Because the bank stabilization will itself result in significant temporary and permanent impacts to riparian vegetation, less damaging and more proportionate mitigation should be considered for the project's localized impacts, if such impacts are significant at all. 37 38

We believe that a larger buffer zone along the river is required to ensure the long-term sustainability of the habitat and endangered species that exist in this area. 39 The cumulative impacts on the river and its tributaries must also be addressed. 40

Federal Army Corps Permit and State Streambed Alternation permit EIR/EIS should proceed this approval

The EIR/EIS for required permits affecting the Santa Clara River should precede any County entitlement approval. Impacts identified and mitigated for these federal and state permits may very well affect the design of the project before you. Therefore, the Army Corps/, DFG EIS/EIR should be completed first, mitigation measures adopted, and special permit conditions approved, before this project is approved so that any changes required may be incorporated in the plan before you due to potential required changes. 41

Also, in recent high water events, buried bank stabilization failed in several areas of Santa Clarita covered by the Natural River Management Plan. Failed buried bank stabilization was then replaced with concrete riprap. 42 This issue is an example of why the EIR/EIS for the Federal 404 Permit should be completed before this project is approved. 43

Closing Comments

These comments pertain only to the issues of biology and the Santa Clara River. We previously submitted comments on the issue of water supply and water quality. We hope to provide you with additional comments on geology, air pollution and traffic 44

Sincerely,

JENNIFER ROBINSON

Jennifer Robinson
Conservation Coordinator
Angeles Chapter.
Rachel Yakimura, Research Assistant

Significant Ecological Area Technical Advisory Commission minutes attached

Exhibit
1

SEATAC REPORT AND COMMENTS

PROJECT CUP 00-196/VTTM 53108

SEATAC MEETING DATE AUGUST 1, 2005, ITEM 2

Biota Report Prepared by Impact Sciences, Incorporated, Dated July 2005

Initial SEATAC Meeting for Biota Report

PROPOSED PROJECT CUP 00-196/VTTM 53108 – An application to subdivide the subject property into 418 lots, to include a maximum of 1,444 residential units, a maximum of 1,353,000 square feet of non-residential mixed-used space, an elementary school, a community park, three private recreational facilities, open space and river trail uses. Off-site improvements include buried bank stabilization and the Long Canyon Road Bridge to be developed in conjunction with the tract development. Two borrow sites (one located south of the Santa Clara River and the other north of State Route 126 of unspecified acreage) and possible haul routes will be located outside of the tract map boundary but within the Newhall Ranch Specific Plan area. The domestic water system will be connected to existing facilities within the Valencia Commerce Center to the northeast). The proposed project site is partially within the Santa Clara River SEA (SEA 23) and is the first phase of the Riverwood Village Planning Area development of the Newhall Ranch Specific Plan, located north of the Santa Clara River, west of Interstate 5 and south of State Route 126, between the intersection of Chiquito Canyon Road and Castaic Creek.

SEA DESCRIPTION: Soledad Canyon and the Santa Clara River **(SEA No. 23)** possess several populations of the unarmored threespine stickleback (*Gasterosteus aculeatus williamsoni*). This species was formerly found in the Los Angeles, San Gabriel, and Santa Ana Rivers, but is now restricted to the Santa Clara River and San Francisquito Canyon. For these reasons and due to threats to its habitat, the fish species has been placed on the state and federal endangered species lists. In the Santa Clara River, the unarmored threespine stickleback is limited to permanent streams and pools from the mouth of San Francisquito Canyon west to the Ventura-Los Angeles County line, and from near Lang Station east to Arrastre Canyon.

The reason the unarmored threespine stickleback has been able to survive in the Santa Clara River is that its remaining habitat has been relatively undisturbed. The Santa Clara River is unique in being the only major river draining the San Gabriel Mountains that has not been extensively channelized. The vegetation consists of fresh water marsh, coastal sage scrub, oak woodland, and riparian woodland communities. The broad wash association is unlike that found in steeper mountain canyons, and is increasingly rare in Los Angeles County. The trees serve as habitat for many raptorial bird species. The red-shouldered hawk is restricted to woodland communities, and the species is becoming increasingly uncommon in southern California due to habitat destruction. The National Audubon Society and others have expressed concern for the hawk's welfare.

The primary concern for the survival of the unarmored threespine stickleback is the loss of suitable habitat. The species requires clean, free-flowing, perennial streams and ponds surrounded by native vegetation. Intermittent areas connecting perennial streams are also important during the wet season when surface water is present. The natural vegetation and stream course slow heavy runoff during the rainy season, decrease destruction and siltation of habitat in downstream areas, and provide habitat for stickleback migration between populations.

SEATAC COMMENTS AND RECOMMENDATIONS FOR PROJECT CUP 00-196/VTTM 53108:

1. Review the document for consistent use of terms such as 'project,' 'site,' 'on-site,' 'off-site,' *et cetera*. The descriptions of the scope of the report given on page three and the project area on page 9 are unclear.
2. Clarify the necessity of the various bank-stabilization methodologies presented in Figures 6 and 7.
3. Organize Table 2 systematically; herps and birds are shuffled and a superficial scan of the table may lend the impression that amphibians are not covered; Mitigation Measures must be proposed for cumulative biological impacts.
4. Table 5: the discussion of survey methods for fish suggests that on-site surveys have not been conducted; assume that unarmored three-spine stickleback is present in the Santa Clara River above Piru Creek any time surface water is flowing.
5. Section 6.1.14 and elsewhere, as appropriate: the variety of Great Basin sagebrush present on site is likely to be *Artemisia tridentata* var. *parishii*. Revise the identification accordingly throughout the document. The presence of this taxon is noteworthy and SEATAC recommends mitigation for losses to this taxon.
6. Figure 12: provide polygons for relevant open space areas.
7. Page 53, first paragraph: the discussion of mitigation is inappropriate in this section; avoid indecisive language (e.g. "…often can be partially or largely mitigated…").
8. Figure 13 is very conceptual and lacks practical information; revise the base map to provide a better context for potential movement pathways.
9. Provide a discussion of the trapping methodologies used for rodent surveys.
10. Soil cement shall not be used in the bank stabilization design; ungrouted rip-rap is preferred. Accommodations for streambed braiding and tributary flow must be a part of the drainage plan for the project; this type of complexity helps stickleback escape stochastic hazards.
11. There are many steep canyons within the project area that may support jurisdictional areas not present on the jurisdictional areas map; confirm the completeness of the jurisdictional delineation.
12. Expand section 6.2; discuss habitats used by the various wildlife species.
13. Section 8 – provide references to movement studies for known wildlife movement.
14. Clarify the term 'major drainage' in the Resource Management Plan.
15. Provide information on the release characteristics referred to in the discussion of the County Sanitation District Facilities Plan on pages 126 and 127.
16. Increased base flow in the Santa Clara River must be avoided to maintain dry conditions down stream; reclaimed water may be sequestered during the dry season and released later in the year. Address impacts of potential flow increases in the Santa Clara River.

ACTION TAKEN: Review of the current version of the Biota Report will be continued at a future SEATAC meeting. Prepare a table of impacted vegetation types for review at that meeting.

Further SEATAC review of the project will be required subsequent to completion of the current review. A revised Biota Report addressing the above SEATAC comments and recommendations will be requested

SEATAC REPORT AND COMMENTS

PROJECT CUP 00-196/VTTM 53108

SEATAC MEETING DATE SEPTEMBER 12, 2005, ITEM 3

Biota Report Prepared by Impact Sciences, Incorporated, Dated July 2005

First Continuation from August 1, 2005 of Initial SEATAC review for Biota Report

PROPOSED PROJECT CUP 00-196/VTTM 53108 – An application to subdivide the subject property into 418 lots, to include a maximum of 1,444 residential units, a maximum of 1,353,000 square feet of non-residential mixed-use space, an elementary school, a community park, three private recreational facilities, open space and river trail uses. Off-site improvements include buried bank stabilization and the Long Canyon Road Bridge to be developed in conjunction with the tract development. Two borrow sites, one located south of the Santa Clara River (215 acres) and the other north of State Route 126 (120 acres), and haul routes will be located outside of the tract map boundary but within the Newhall Ranch Specific Plan area. The domestic water system will be connected to existing facilities within the Valencia Commerce Center to the northeast). The proposed project site is partially within the Santa Clara River SEA (SEA 23) and is the first phase of the Riverwood Village Planning Area development of the Newhall Ranch Specific Plan, located north of the Santa Clara River, west of Interstate 5 and south of State Route 126, between the intersection of Chiquito Canyon Road and Castaic Creek.

SEA DESCRIPTION: Soledad Canyon and the Santa Clara River (**SEA No. 23**) possess several populations of the unarmored threespine stickleback (*Gasterosteus aculeatus williamsoni*). This species was formerly found in the Los Angeles, San Gabriel, and Santa Ana Rivers, but is now restricted to the Santa Clara River and San Francisquito Canyon. For these reasons and due to threats to its habitat, the fish species has been placed on the state and federal endangered species lists. In the Santa Clara River, the unarmored threespine stickleback is limited to permanent streams and pools from the mouth of San Francisquito Canyon west to the Ventura-Los Angeles County line, and from near Lang Station east to Arrastre Canyon.

The reason the unarmored threespine stickleback has been able to survive in the Santa Clara River is that its remaining habitat has been relatively undisturbed. The Santa Clara River is unique in being the only major river draining the San Gabriel Mountains that has not been extensively channelized. The vegetation consists of fresh water marsh, coastal sage scrub, oak woodland, and riparian woodland communities. The broad wash association is unlike that found in steeper mountain canyons, and is increasingly rare in Los Angeles County. The trees serve as habitat for many raptorial bird species. The red-shouldered hawk is restricted to woodland communities, and the species is becoming increasingly uncommon in southern California due to habitat destruction. The National Audubon Society and others have expressed concern for the hawk's welfare.

The primary concern for the survival of the unarmored threespine stickleback is the loss of suitable habitat. The species requires clean, free-flowing, perennial streams and ponds surrounded by native vegetation. Intermittent areas connecting perennial streams are also important during the wet season when surface water is present. The natural vegetation and stream course slow heavy runoff during the rainy season, decrease destruction and siltation of habitat in downstream areas, and provide habitat for stickleback migration between populations.

SEATAC COMMENTS AND RECOMMENDATIONS FOR PROJECT CUP 00-196/VTTM 53108 (Note: comments for the September 12, 2005 SEATAC meeting begin with Section 10 of the Biota Report):

1. Page 79, second paragraph: include a linkages map, incorporating the corridors discussed in this paragraph.
2. Provide details on the quantity, type and quality of coastal sage scrub to be retained in the High Country SMA. Adequacy of mitigation for losses of habitats within the project site will be based on functional similarity of preserved and impacted habitats.
3. Use of the High Country SMA as a mitigation area must incorporate accounting of impacts and mitigation. SEATAC disagrees with the assumption that the Specific Plan EIR provides adequate mitigation for habitat losses; the Tract Map EIR must address the mitigation required, and if mitigation areas as delineated in the Specific Plan EIR are used, an accounting of "mitigation credits" must be made and kept up to date.
4. Mitigation Measure 4.6-43 is inadequate due to the phrase "may be used;" Mitigation Measures beyond 4.6-80 are not included in the MMP provided with the report.
5. Page 86, first paragraph: vegetation rehabilitation/replacement is unlikely to provide full mitigation for losses of wildlife habitat.
6. Page 87, third and fourth paragraphs: provide more specificity in the discussion of setbacks from riparian resources. Details are needed as to the requirements of species likely to occur on the project site. A minimum buffer of 100 ft. may not be suitable for some species. Provide a reference for the "previous studies" noted in the fourth paragraph.
7. Figure 16: include a grading overlay to provide context.
8. Page 92, third paragraph: include a statement that impacts to 887 individual slender mariposa lilies is likely to be an underestimate.
9. Page 98 and 99: mitigation is needed for losses of general habitat values beyond nesting resources to sensitive birds, and "Bio-2, Wildlife Habitat Loss" will apply to all of the bird species.
10. Page 102: the May 13, 2005 rule concerning the critical habitat designation for arroyo toad is not final; include details of the management of releases from Castaic Lake and possible consequences in the discussion of western spadefoot toad and other sensitive fish and amphibian species.
11. Page 113 – 115: provide details of sampling methodology for water quality monitoring; explain why selenium and mercury are not of concern in the Santa Clara River watershed.
12. Page 116, third paragraph: include a mitigation measure to prohibit irrigation of perimeter landscaping.
13. Page 117, last paragraph: indicate what BMPs will be used to achieve the mitigation for construction and grading impacts.
14. Page 118, second paragraph: provide details as to where least Bell's vireo and arroyo toad occur within Castaic Creek.
15. Page 119 – 128: the depth of discussions is inconsistent among the projects; provide an equivalent level of detail for each.

16. Page 143: Mitigation Measure 4.6-81 does not provide mitigation for any impacts; Mitigation measure 4.6-83 needs further detail: provide information on seasonal restrictions to mitigation activities and methodology on how fish are to be cleared.
17. Page 144: revise Mitigation Measure to state that 1/8-inch mesh will be used, rather than ¼-inch.
18. Page 146: Include language in Mitigation Measure 4.6-91 to require locally indigenous species in the landscaping plan.

ACTION TAKEN: Review of the current version of the Biota Report will be continued at a future SEATAC meeting.

Further SEATAC review of the project will be required subsequent to completion of the current review. A revised Biota Report addressing the above, previous and forthcoming SEATAC comments and recommendations will be requested.

SEATAC REPORT AND COMMENTS

PROJECT CUP 00-196/VTTM 53108

SEATAC MEETING DATE OCTOBER 3, 2005, ITEM 2

Biota Report Prepared by Impact Sciences, Incorporated, Dated July 2005

Second Continuation from August 1, and September 12, 2005 of Initial SEATAC review of Biota Report

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PROPOSED PROJECT CUP 00-196/VTTM 53108 – An application to subdivide the subject property into 418 lots, to include a maximum of 1,444 residential units, a maximum of 1,353,000 square feet of non-residential mixed-use space, an elementary school, a community park, three private recreational facilities, open space and river trail uses. Off-site improvements include buried bank stabilization and the Long Canyon Road Bridge to be developed in conjunction with the tract development. Two borrow sites, one located south of the Santa Clara River (215 acres) and the other north of State Route 126 (120 acres), and haul routes will be located outside of the tract map boundary but within the Newhall Ranch Specific Plan area. The domestic water system will be connected to existing facilities within the Valencia Commerce Center to the northeast). The proposed project site is partially within the Santa Clara River SEA (SEA 23) and is the first phase of the Riverwood Village Planning Area development of the Newhall Ranch Specific Plan, located north of the Santa Clara River, west of Interstate 5 and south of State Route 126, between the intersection of Chiquito Canyon Road and Castaic Creek.

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SEATAC COMMENTS AND RECOMMENDATIONS FOR PROJECT CUP 00-196/VTTM 53108 (Note: comments for the October 3, 2005 SEATAC meeting are limited to Volume III of the Biota Report):

1. The revised Biota Report must provide a better accounting of impacts at the project site and mitigations in the High Country.
2. Water quality and hydrology, including intermittency of flows, in the river and tributaries must be maintained to ensure long term sustainability of biological resources.
3. Arroyo toad habitat is present, and populations may have been blown out by large releases from Castaic Lake. Proper management of flows from Castaic may permit reintroduction of arroyo toad.
4. Maps on pages 334 and 337 of Volume III are not clear and legends/captions are confusing.
5. Griffin (1999) reports a high level of use by arroyo toads of agricultural fields as aestivation sites. There is good potential for high-value, low-cost aestivation habitat restoration within the project site. Include clearance surveys for arroyo toad within agricultural fields as a mitigation measure.
6. SEATAC reiterates their concern that buried bank stabilization must be rough-sided.
7. SEATAC requests a field trip to see the sites of proposed buried bank stabilization.

ACTION TAKEN: Further SEATAC review of the project is required; prepare a revised Biota Report addressing the SEATAC comments and recommendations detailed above and in the minutes of the August 1 and September 12, 2005 minutes.

SEATAC REPORT AND COMMENTS

CUP 00-196/VTTM 53108 – CONDITIONAL USE PERMIT and VESTING TENTATIVE TRACT MAP

SEATAC MEETING DATE DECEMBER 5, 2005, ITEM 2

Revised Biota Report prepared by Impact Sciences, Incorporated, Dated November, 2005

Previous SEATAC Meetings for Biota Report August 1, September 12, and October 3, 2005.

PROPOSED PROJECT CUP 00-196/VTTM 53108 – An application to subdivide the subject property into 418 lots, to include a maximum of 1,444 residential units, a maximum of 1,353,000 square feet of non-residential mixed-use space, an elementary school, a community park, three private recreational facilities, open space and river trail uses. Off-site improvements include buried bank stabilization and the Long Canyon Road Bridge to be developed in conjunction with the tract development. Two borrow sites, one located south of the Santa Clara River (215 acres) and the other north of State Route 126 (120 acres), and haul routes will be located outside of the tract map boundary but within the Newhall Ranch Specific Plan area. The domestic water system will be connected to existing facilities within the Valencia Commerce Center to the northeast). The proposed project site is partially within the Santa Clara River SEA (SEA 23) and is the first phase of the Riverwood Village Planning Area development of the Newhall Ranch Specific Plan, located north of the Santa Clara River, west of Interstate 5 and south of State Route 126, between the intersection of Chiquito Canyon Road and Castaic Creek.

SEA DESCRIPTION: Soledad Canyon and the Santa Clara River (**SEA No. 23**) possess several populations of the unarmored threespine stickleback (*Gasterosteus aculeatus williamsoni*). This species was formerly found in the Los Angeles, San Gabriel, and Santa Ana Rivers, but is now restricted to the Santa Clara River and San Francisquito Canyon. For these reasons and due to threats to its habitat, the fish species has been placed on the state and federal endangered species lists. In the Santa Clara River, the unarmored threespine stickleback is limited to permanent streams and pools from the mouth of San Francisquito Canyon west to the Ventura-Los Angeles County line, and from near Lang Station east to Arrastre Canyon.

The reason the unarmored threespine stickleback has been able to survive in the Santa Clara River is that its remaining habitat has been relatively undisturbed. The Santa Clara River is unique in being the only major river draining the San Gabriel Mountains that has not been extensively channelized. The vegetation consists of fresh water marsh, coastal sage scrub, oak woodland, and riparian woodland communities. The broad wash association is unlike that found in steeper mountain canyons, and is increasingly rare in Los Angeles County. The trees serve as habitat for many raptorial bird species. The red-shouldered hawk is restricted to woodland communities, and the species is becoming increasingly uncommon in southern California due to habitat destruction. The National Audubon Society and others have expressed concern for the hawk's welfare.

The primary concern for the survival of the unarmored threespine stickleback is the loss of suitable habitat. The species requires clean, free-flowing, perennial streams and ponds surrounded by native vegetation. Intermittent areas connecting perennial streams are also important during the wet season when surface water is present. The natural vegetation and stream course slow heavy runoff during the rainy season, decrease destruction and siltation of habitat in downstream areas, and provide habitat for stickleback migration between populations.

SEATAC COMMENTS AND RECOMMENDATIONS FOR PROJECT 00-196/VTTM 53108:

1. The hydrological assessments are too presumptive; a more in-depth analysis of hydrology is needed.
2. The maintenance of roughness in flow within the Santa Clara River is the biggest biological issue for this project, as channel roughness is the driving force behind encouraging heterogeneity in habitats within the floodplain. Bank stabilization designs that have been presented to SEATAC are fundamentally smooth-sided. Given the fact that they will be buried, they may be expected to remain unexposed in the short term; nevertheless, buried banks will be exposed with time (as other buried bank structures have been exposed in the region within several years of their emplacement), and a genuinely long-term approach to maintaining roughness of flow must be incorporated in the overall project design. This roughness may be accommodated at the banks or within the channel itself and may be facilitated through the used of large rip-rap in the overburden used to bury the stabilization or through the use of A-Jacks or similar interlocking modular units.
3. SEATAC is skeptical that otherwise mitigable impacts of this project are being improperly referred back to the Specific Plan which did not adequately address such impacts. The table on page 149 needs to be qualified in terms of what mitigations are possible in regard to habitat impacts and which are not. A fuller discussion of overriding considerations relative to the Specific Plan is needed to properly understand which impacts of Landmark village may justifiably require mitigation.
4. Provide information on ACOE and CDFG requirements for the project through the pending master permit so that SEATAC can have a context in which to view the mitigation responsibilities of the County (including mitigation for impacts to spineflower and water quality).
5. References to flooding as an 'infrequent' event minimize its ecological importance. Infrequent events may be extremely important in determining the future course of ecological developments.
6. An aggressive invasive species management plan is needed.

ACTION TAKEN: Further SEATAC review is required; incorporate the above SEATAC comments in the Biota Report.

SEATAC REPORT AND COMMENTS

CUP 00-196/VTTM 53108 – CONDITIONAL USE PERMIT and VESTING TENTATIVE TRACT MAP

SEATAC MEETING DATE JANUARY 9, 2006, ITEM 2

Revised Biota Report prepared by Impact Sciences, Incorporated, Dated November, 2005

Previous SEATAC meeting for Revised Biota Report December 5, 2005.

PROPOSED PROJECT CUP 00-196/VTTM 53108 – An application to subdivide the subject property into 418 lots, to include a maximum of 1,444 residential units, a maximum of 1,353,000 square feet of non-residential mixed-use space, an elementary school, a community park, three private recreational facilities, open space and river trail uses. Off-site improvements include buried bank stabilization and the Long Canyon Road Bridge to be developed in conjunction with the tract development. Two borrow sites, one located south of the Santa Clara River (215 acres) and the other north of State Route 126 (120 acres), and haul routes will be located outside of the tract map boundary but within the Newhall Ranch Specific Plan area. The domestic water system will be connected to existing facilities within the Valencia Commerce Center to the northeast). The proposed project site is partially within the Santa Clara River SEA (SEA 23) and is the first phase of the Riverwood Village Planning Area development of the Newhall Ranch Specific Plan, located north of the Santa Clara River, west of Interstate 5 and south of State Route 126, between the intersection of Chiquito Canyon Road and Castaic Creek.

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The primary concern for the survival of the unarmored threespine stickleback is the loss of suitable habitat. The species requires clean, free-flowing, perennial streams and ponds surrounded by native vegetation. Intermittent areas connecting perennial streams are also important during the wet season when surface water is present. The natural vegetation and stream course slow heavy runoff during the rainy season, decrease destruction and siltation of habitat in downstream areas, and provide habitat for stickleback migration between populations.

SEATAC COMMENTS AND RECOMMENDATIONS FOR PROJECT 00-196/VTTM 53108:

1. The High Country dedication shall be made prior to the issuance of the grading permit for Landmark Village, rather than subsequent to recordation of the 2,500th unit, as originally proposed in the Newhall Ranch Specific Plan.
2. Monitoring reports submitted to the County as part of the Mitigation/Monitoring Program shall also be submitted to SEATAC members for their review and comment.

ACTION TAKEN: No further SEATAC review of the Biota report is required; incorporate the above SEATAC comments in the Draft EIR.

D31. Letter from Sierra Club, dated March 14, 2007

Response 1

The comment requests that the public comment period be extended for the Landmark Village Draft EIR. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities.

Response 2

This comment is an introduction to comments that follow. No further response is required.

Response 3

The comment states that the Landmark Village EIR's biology section defers several unspecified issues "to the Specific Plan," which "did not examine tract map specific impacts." The Landmark Village EIR's biota section does not defer issues in the previously approved Specific Plan. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

This comment is an introduction to comments that follow. No further response is required.

Response 5

The comment addresses mountain lion, and calls for a relocation program. The Landmark Village Draft EIR, Section 4.4, Biota, and the Final EIR, revised **Section 4.4, Biota**, address the mountain lion relative to the Landmark Village project. Based on the habitat requirements of the mountain lion, the project does not necessitate a relocation program for the mountain lion. In addition, the Newhall Ranch Specific Plan area, including the 1,517-acre adjacent Salt Creek area, provides significant permanently protected open areas that constitute habitat for the mountain lion, even with development of the Specific Plan. These permanently protected open areas also alleviate the need for a mountain lion relocation program.

Response 6

The comment states that the California condor has been omitted from the Landmark Village Draft EIR. Please see the Landmark Village Final EIR, revised **Section 4.4, Biota**, for information responsive to the California condor. In addition, Bloom Biological, Inc. performed extensive avian surveys in 2007,

including the California condor. Please see **Appendix A** of this Final EIR for Bloom Biological's "Summary of Late Winter and Spring Surveys with Focus on the California Condor" (July 2007), and Bloom Biological's "Report on Interim Late Winter and Spring Survey of Raptors and Special-Status Bird Species" (June 2007). As stated in the Final EIR, revised **Section 4.4, Biota**, the project site is approximately 25 miles from the closest known condor nest, but is within the normal flight range of several pair of condors and all of the single, non-mated individuals (Bloom 2007). The project site has no suitable nesting or roosting habitat. Additionally, in large part because of limited prey and reduced wind and thermals, the Landmark Village project area does not contain the essential elements that define suitable California condor habitat (Snyder and Snyder 2000; Bloom pers. obs.). As such, the species may fly over the site but is not expected to utilize on-site habitats.

Response 7

The comment asks whether development around the Santa Clara River will prevent wildlife from accessing river water. No, wildlife access to the river will not be prevented due to development. The biological resource conservation strategy for the Newhall Ranch Specific Plan, including Landmark Village, has focused on conservation, management, and mitigation efforts primarily in two significant Specific Management Areas and their connection, including the Santa Clara River corridor (see Final EIR, revised **Section 4.4, Biota**, pp. 4.4-117 through 4.4-119). As stated in the Final EIR, p. 4.4-119, "[a] critical component of the open area system within the Newhall Ranch property and in the region is the connection between the High Country and the River Corridor along Salt Creek. The corridor will provide continuity between the habitats and the wildlife populations within the property, as well as forming a permanent regional linkage between the Santa Clara River and the Santa Susana Mountains. Salt Creek is the most appropriate location for such a wildlife corridor connection because of several distinguishing characteristics. These include (1) provision of a direct link between the two major open areas; (2) less disturbance than any of the other potential connections; (3) it is bound through most of its length by open area on the north side and, therefore, will not be surrounded by development in the future; (4) it is the only drainage that would provide more than a discontinuous, narrow connection; (5) it includes both upland and riparian vegetation through most of the corridor; and (6) it is topographically isolated from areas of development on Newhall Ranch."

Importantly, the Final EIR, revised **Section 4.4, Biota**, addresses wildlife habitat linkages, particularly with respect to the Santa Clara River. As stated in revised **Section 4.4, Biota**, p. 4.4-76, "[t]he proposed project design would preserve the integrity of the Santa Clara River as a wildlife movement corridor and minimize impacts on local and regional wildlife movement by maintaining nearly all of the Santa Clara River as open space. The Specific Plan RMP includes measures (Mitigation Measures 4.6-1 to 4.6-26) that will minimize impacts to riparian vegetation and replace any vegetation temporarily or permanently

removed. Therefore, the riparian vegetation that will be removed as a result of project implementation will not substantially affect the long-term ability of resident and non-resident species to use the river as a movement corridor."

Response 8

The comment questions whether tributaries of the river would be diverted underground or otherwise be made inaccessible to wildlife. The Landmark Village project does not underground or "pipe" any of the major tributaries in its vicinity (e.g., Chiquito Creek, San Martinez Grande, Long Canyon, Castaic Creek); and, therefore, they are accessible to wildlife, even with development of the Landmark Village project site.

Response 9

The comment states that the wildlife surveys "disproportionately" focus on reptiles, birds, and mammals. The comment expresses the opinions of the Sierra Club, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 10

The comment requests "more extensive invertebrate surveys." The type, scope, and extent of the surveys conducted on Newhall Ranch, including Landmark Village, were based on consultations with expert biologists. Such determinations were based on the habitat requirements and habitat suitability found within the entire Specific Plan area. In addition, invertebrate surveys were conducted. The Newhall Ranch Specific Plan area was surveyed for a total 32-person days. The survey area included the Landmark Village project site (inclusive of the tract map). The primary focus of the surveys was to determine the presence or absence of San Emigdio blue butterfly, quino checkerspot butterfly, and their associated host plants. A general butterfly inventory also was conducted (see Draft EIR, Appendix 4.4, "Compliance Biology and Bruyea, Results of Butterfly Surveys on the Newhall Ranch Project Site"). In addition, the habitat requirements and suitability of special-status butterfly species were assessed, and it was determined that such species were not expected or rarely occurring within the Specific Plan area (see Final EIR, revised **Section 4.4, Biota**, pp. 4.4-52-53).

Response 11

The comment states that species of fungus were omitted from the Landmark Village Draft EIR. Special-status plants include those species that are state or federally-listed as rare, threatened or endangered; federal candidates for listing; species proposed for state or federal listing; or species included on Lists 1, 2, 3, or 4 of the California Native Plant Society (CNPS) Inventory of Rare and Endangered Plants of

California (CNPS Inventory). Based on a review of the California Natural Diversity Data Base (CNDDB) and CNPS databases and the survey reports prepared for the Newhall Ranch Specific Plan area and the Landmark Village project site, no special-status fungi were identified as occurring in the region. Therefore, no species of fungus were included in the surveys conducted. In addition, the comment does not identify any species of fungus considered rare, threatened, endangered, or special-status; and, therefore, no further response can be provided or is required.

Response 12

The comment states that bird surveys "seem insufficient." Bird surveys were extensive. Please see, for example, Landmark Village Final EIR, revised **Section 4.4, Biota**, Table 4.4-3, pp. 4.4-13 through 4.4-17, for a detailed summary of the surveys conducted by biologists qualified and/or permitted to conduct such surveys on the Newhall Ranch Specific Plan, including the Landmark Village project site.

Response 13

The comment states that fish surveys were limited. As stated in the Landmark Village Final EIR, revised **Section 4.4, Biota**, focused surveys have been conducted for unarmored threespine stickleback and other special-status fish species in the portion of the Santa Clara River from near its confluence with Castaic Creek, east (upstream) approximately 7.2 miles.

In addition, the Landmark Village Draft EIR, Section 4.5, Floodplain Modifications, addressed potential significant effects of the project on threatened or endangered aquatic species inhabiting the Newhall Ranch reach of the Santa Clara River, from the Castaic Creek confluence through the boundary of the proposed Landmark Village project. This analysis was supported by a technical report prepared by ENTRIX, Inc., entitled, "Focused Special-Status Aquatic Species Assessment – Santa Clara River," dated October 6, 2006 (see Draft EIR, Appendix 4.5). This report focused on potential impacts to unarmored three-spine stickleback, arroyo toad, and California red-legged frog as these species are listed as Threatened or Endangered under the federal and state Endangered Species Act. The report also addressed potential impacts to southwestern pond turtle and two-striped garter snake designated by the state as "species of concern." The focus of the ENTRIX report was on potential impacts to the habitat of the above species resulting from alterations to local hydrology and corresponding habitat areas through implementation of the project (e.g., bank protection, bridge, bridge abutments, etc.).

Response 14

The comment states that species considered "common" are vulnerable to development and need to be addressed. The methodology utilized in evaluating the natural resources found or potentially occurring

on the Landmark Village project site is explained in the Final EIR, revised **Section 4.4, Biota**, pp. 4.4-12 through 4.4-17. In addition, revised **Section 4.4, Biota**, addressed representative common wildlife species (i.e., those not provided a sensitivity status by regulatory agencies) that were observed on the Landmark Village project site during the field surveys. A complete list of such species observed or potentially occurring on the project site is provided in the Landmark Village Final EIR, **Appendix A** (SEATAC Biota Report, Appendix D).

Response 15

The comment expresses opinions regarding agricultural areas and riparian woodlands. These topics were the subject of extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and the Final EIR, revised **Section 4.4, Biota**. The comment does not raise any specific issue regarding that analysis; therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 16

The comment raises concerns over the use of agricultural areas by wildlife. The Landmark Village Final EIR, revised **Section 4.4, Biota**, Tables 4.4-5 through 4.4-7, discusses the habitat requirements for several rare special-status wildlife species in the region (e.g., northern harrier, merlin, California horned lark, ferruginous hawk, prairie falcon) and identifies agricultural areas and grasslands as habitat for these species. The discussion of impacts on several special-status wildlife species acknowledges the loss of agricultural land as habitat for those species (e.g., northern harrier, p. 4.4-74; California horned lark, p. 4.4-75). In addition, the Final EIR, on p. 4.4-70, discusses wildlife habitat and includes the loss of agricultural land as part of the overall net loss of habitat for wildlife.

Response 17

The comment is generally critical of mitigation measures concerning oak trees; however, no specificity is provided regarding a specific section in the Landmark Village Draft EIR that is of concern. The Final EIR, revised **Section 4.4, Biota**, provides a pertinent discussion of the project's impacts on oak resources. The Draft EIR provides, on p. 4.4-82 through 4.4-83, as follows:

> "As previously discussed (**heading 7.b., Oaks**), CLATO protects any species in the genus *Quercus* that is at least 8 inches in diameter or has a combined trunk circumference of any two trunks of at least 38 inches (12 inches in diameter), as measured 4.5 feet above the mean natural grade. A heritage oak, as defined by CLATO, is an oak tree that measures 36 inches or more in diameter as measured 4.5 feet above natural ground, or any oak of 36 inches or greater in diameter having a significant historical or cultural importance to

the community. CLATO requires that all potential impacts to oak trees be preceded by an application to the County that includes a detailed oak tree report and that loss of or damage to protected oaks be mitigated at a minimum 2:1 ratio.

Based on the proposed grading plan, 4.45 acres of coast live oak woodland would be removed (this includes approximately 10 "heritage" and 57 non-heritage oak trees). An additional 14 oak trees (including 3 "heritage" and 11 non-heritage oak trees) may be subjected to damage (i.e., impacts from operations occurring with the protective zone of the tree). A total of 120 oak trees occur within 200 feet from the grading limit line and will not be removed or subjected to damage. Given the biological value of oak woodlands, and that the project would result in the removal or impacts to oak trees, the loss of oak woodland and protected oak trees is considered a significant impact under CLATO.

Public Resources Code Section 21083.4 addresses oak woodlands conservation, and contains provisions for counties to mitigate impacts to oak woodlands that would be significant under CEQA. Section 21083.4 provides for several mitigation alternatives that can be implemented to mitigate significant impacts on oak woodlands. Among the options are the preservation of oak woodlands under conservation easements and the planting of oak trees to replace those lost or damaged.

As discussed in the Newhall Ranch Specific Plan, 2.6 Resource Management Plan, an estimated 13,660 oak trees would be protected within the SMA, particularly in the High Country SMA. Further, as discussed in the *Draft Newhall Ranch Mitigation Feasibility Study* (Dudek 2007), Dudek has identified the opportunity of creating 11 acres of coast live oak woodland and planting an additional 189 oak trees within the High Country SMA and Salt Creek Area (see Final EIR, **Appendix A**). Oak trees would be planted in these areas such that a minimum of 4.45 acres of oak woodland would be enhanced and/or created. The actual number of trees to be planted would be that number necessary to comply with the requirements stipulated in the Oak Tree Permit issued by the County pursuant to CLATO and CEQA acres of oak woodland. Compliance with the permit conditions and implementation of Specific Plan Mitigation Measure 4.6-48, as well as proposed **Mitigation Measures LV 4.4-4** and **LV 4.4-5** (see **heading 10., Project Mitigation Measures**) would reduce impacts to oak trees and oak woodland habitat to below a level of significance. These measures would also meet the requirements of Section 21083.4. The finding that impacts to protected oaks can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR."

Response 18

The comment addresses the supplemental irrigation associated with riparian habitat restoration. The supplemental irrigation is the means of assuring effectiveness of riparian habitat restoration. It is part of the adopted mitigation program for the Newhall Ranch Specific Plan, including the Landmark Village project.

Response 19

The comment addresses wildfire prevention and plant species dependent upon fire to reproduce. Most of the fuel modification zone for the Landmark Village project occurs within agricultural areas and will not result in additional impacts to native vegetation. Native vegetation, including that which may benefit from occasional fire, such as coastal scrub, occurs in areas that will remain susceptible to wildfires in the area.

Response 20

The question asks how the planting/introduction of fire retardant species would disrupt the ecosystem. There would be no disruption to the ecosystem. Most of the fuel modification zone for the Landmark Village project occurs within agricultural areas and will not result in additional impacts to native vegetation. The fuel modification zone for structures adjacent to the Santa Clara River will extend approximately 100 feet from the structure into the utility trail corridor. Consequently, the fuel modification zone will not encroach upon the riparian corridor or the adjacent upland habitat buffer. The Resource Management Plan provides for the long-term management of the River Corridor SMA/SEA 23. In order to enhance the habitat value of plant communities that require fuel modification, fire retardant plant species containing habitat value may be planted within the fuel modification zone. Typical plant species suitable for fuel modification zones are indicated in Specific Plan Table 2.6-5 of the Resource Management Plan.

Response 21

The comment expresses opinions concerning the mitigation measures set forth in the Landmark Village Draft EIR, Section 4.4. Specifically, the comment expresses concern over the "vagueness" of unspecified mitigation measures. The Final EIR, revised **Section 4.4, Biota**, contains an extensive discussion of the mitigation program for the Landmark Village project. The mitigation consists of an assessment of the protected lands within the Newhall Ranch Specific Plan area; and it identifies the previously adopted mitigation measures that are part of the Newhall Ranch Specific Plan, of which Landmark Village is a part. In this respect, there are over 80 such mitigation measures. In addition, to further reduce the magnitude of impacts of biological resources that would result from project implementation, the EIR recommends and incorporates 34 additional mitigation measures specific to Landmark Village.

Response 22

The comment addresses mitigation measures associated with nesting birds. The federal Migratory Bird Treaty Act and the Fish & Game Code protect active nests of native bird species. (See, 16 U.S.C. sections

703 through 712; see also, Fish & Game Code sections 3503, 3513.) Therefore, any construction-related loss of active nests of common bird species would conflict with these federal and state laws. Implementation of proposed Mitigation Measure LV 4.4-24 would ensure compliance with state and federal laws protecting active bird nests.

Mitigation Measure LV 4.4-24 in the Final EIR (LV 4.4-8 in the Draft EIR) states that, "[i]f active nests are found, clearing and construction within 300 feet of the nest (500 feet for raptors) shall be postponed or halted, at the discretion of the biologist, until the nest is vacated and juveniles have fledged, as determined by the biologist, and there is no evidence of a second attempt at nesting." Once the birds have been determined by the biologist to have fledged and no longer be dependent on the nest, if they persist in an area where vegetation clearing and construction activities are required, the biologist will flush birds from habitat prior to vegetation clearing to ensure that they are not injured. If non-breeding birds persist in habitat adjacent to construction activities, no further action is required.

Response 23

The comment recommends not planning the first stages of construction during the nesting season. This request is not feasible and is unnecessary. Mitigation Measure LV 4.4-24 in the Final EIR (LV 4.4-8 in the Draft EIR) includes provisions for pre-construction and pre-grading nest surveys to be conducted to locate active nests of native bird species that potentially would be impacted by construction/grading. If such nests are found, measures are included, such as establishing an appropriate setback from active nests and monitoring by a qualified biologist, that will ensure that the adults, young, or eggs will not be harmed. Specifically, Mitigation Measure LV 4.4-24 states that, "If active nests are found, clearing and construction within 300 feet of the nest (500 feet for raptors) shall be postponed or halted, at the discretion of the biologist, until the nest is vacated and juveniles have fledged, as determined by the biologist, and there is no evidence of a second attempt at nesting."

Response 24

The comment addresses mitigation measures for bats. Mitigation Measure LV 4.4-27 in the Final EIR (LV 4.4-10 in the Draft EIR) describes specific actions to be implemented to avoid impacts to special-status bat species. Specifically, it states that, "[i]f active maternity roosts are found, construction within 200 feet shall be postponed or halted, at the discretion of the biological monitor, until the roost is vacated and juveniles have fledged, as determined by the biologist." Once the bats have been determined by the biologist to have fledged and no longer be dependent on the roost, if they persist in an area where vegetation clearing and construction activities are required, the biologist will flush bats from habitat prior

to vegetation clearing to ensure that they are not injured. If non-breeding bats persist in habitat adjacent to construction activities no further action is required.

Response 25

The comment asks whether invasive plant species will be allowed as part of the landscaping plan. The landscaping plan will not allow the use of invasive plant species.

Response 26

The comment states that mitigation for certain specified species is "extremely vague or extremely general." The comment appears to misstate the information presented in the Landmark Village Draft EIR, Section 4.4, Biota. Specifically, the comment has referenced Table 4.4-1, and has claimed that the discussion of mitigation measures in that table is vague and too general. Table 4.4-1 is meant to be a summary table describing the Newhall Ranch Specific Plan's impacts on sensitive biological resources, the previously adopted mitigation measures, and the prior conclusions reached in the certified Newhall Ranch environmental documentation concerning the significance of such impacts after mitigation. It is not intended to fully describe each of the adopted mitigation measures set forth in the certified Newhall Ranch environmental documentation. For a detailed description of those adopted measures as they relate to the Landmark Village project, please refer to the Landmark Village Final EIR, revised **Section 4.4, Biota**, at pp. 4.4-117 through 4.4-150.

Response 27

The comment notes a discrepancy with respect to mitigation for fish species. This discrepancy has been corrected in the Landmark Village Final EIR, revised **Section 4.4, Biota**.

Response 28

The comment assumes that fish will "suffer from . . . pollution that will be caused by construction." However, the Landmark Village Draft EIR does not conclude that fish species will be significantly impacted or harmed from unspecified pollution caused by construction. As such, no further response can be provided or is necessary.

Response 29

The comment questions mitigation for arroyo toad and asks what will occur if construction is halted due to the presence of arroyo toad. First, recent comprehensive arroyo toad surveys conducted by Bloom Biological in 2007, confirm the absence of arroyo toad adults, juveniles, eggs, or larvae on or in the

vicinity of the Landmark Village project site. Daytime and nighttime surveys were conducted (see Final EIR, **Appendix A** [Bloom Summary of Southwestern Arroyo Toad Surveys]). Second, if arroyo toad are found on the project site during the construction phase, the mitigation (e.g., Mitigation Measure LV 4.4-20) requires the toad to be relocated to other suitable habitat outside of the construction disturbance zone.

Response 30

The comment asks where reptiles would be released if captured and relocated as part of the mitigation program. As stated in Mitigation Measure LV 4.4-22 in the Final EIR (LV 4.4-9 in the Draft EIR), "[a] pre-ground disturbance survey shall be conducted by a qualified biologist (subject to approval by the County) within 14 days [of] any disturbance activities in all areas on the project site containing suitable habitat for coast horned lizard, silvery legless lizard, coastal western whiptail, rosy boa, San Bernardino ringneck snake, and coast patch-nosed snake. If any of these species are observed within the disturbance zone, they shall be relocated to a suitable area outside of the disturbance zone. Results of the surveys and relocation efforts shall be provided to CDFG and the County. Collection and relocation of animals shall only occur with the proper scientific collection and handling permits." Relocation will be done in habitat deemed suitable for the particular species within open space of the Specific Plan area. The High Country SMA, Salt Creek area, and River Corridor could all provide potential habitat for relocation.

Response 31

The comment asks where badger and other wildlife would be released if captured and relocated as part of the mitigation program. As stated in Mitigation Measure LV 4.4-26 in the Final EIR (LV 4.4-9 in the Draft EIR), "[a] pre-ground disturbance survey shall be conducted by a qualified biologist (subject to approval by the County) within 14 days [of] any disturbance activities in all areas on the project site containing suitable habitat for American badger, San Diego black-tailed jackrabbit and San Diego desert woodrat. If any of these species are observed within the disturbance zone, they shall be relocated to a suitable area outside of the disturbance zone. Results of the surveys and relocation efforts shall be provided to CDFG and the County. Collection and relocation of animals shall only occur with the proper scientific collection and handling permits."

Relocation will be done in habitat deemed suitable for the particular species within open space of the Specific Plan area. For American badger and San Diego black-tailed jackrabbit, this would include grassland, coastal scrub, and chaparral vegetation. For San Diego desert woodrat, suitable microhabitat structure would be required, such as rocky or brushy areas and cactus patches, as close to the point of

capture as possible without risking exposure to indirect impacts. The High Country SMA, Salt Creek area, and River Corridor could all provide potential habitat for relocation of these species.

Response 32

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 33

The comment requests that the SEATAC Biota Report and related minutes be made a part of the Landmark Village EIR. The Final EIR, **Appendix A**, includes the SEATAC Biota Report and the SEATAC comments and recommendations.

Response 34

The comment states that Sierra Club concurs with the recommendations of SEATAC, and requests that such recommendations be included as conditions of approval and mitigation for project impacts. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 35

The comment questions the source of water supply, based on SEATAC meeting minutes. The comment does not present correct information. There is no "new" source of water for the proposed project. The project's water source remains the same: Landmark will use local groundwater and recycled water from local water reclamation plants to meet its potable and non-potable water demand. Please see the Landmark Village Draft EIR, Section 4.10, Water Service, pp. 4.10-1 through 4.10-3.

Response 36

Please see **Responses 3**, **4**, and **5** to letter from Center for Biological Diversity, dated February 20, 2007.

Response 37

Please see **Response 36**, above.

Response 38

Please see **Response 36**, above.

Response 39

Please see **Response 4** to letter from Heal the Bay, dated January 22, 2007.

Response 40

Please see **Response 14** to letter from Wild Heritage Planners, dated January 31, 2007.

Response 41

Please see **Topical Response 2**: EIS/EIR Project.

Response 42

Please see **Responses 2**, **4**, and 10 to letter from Friends of the Santa Clara River, dated January 21, 2007.

Response 43

Please see **Topical Response 2**: EIS/EIR Project.

Response 44

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. D32

AH-19

March 28, 2007

RECEIVED
MAR 28 2007
AH-19
REGIONAL PLANNING COMMISSION

COPIES: EACH COMMISSIONER
STAFF Meneses
Hewitman
Tae
Jenke

Attention Commissioners
Los Angeles Regional Planning Commission

During the February 28, 2007 meeting of the Commission, at the conclusion of the hearing regarding Newhall Ranch, Landmark Village (Project No. 00-196-5), Commissioner Modugno directed staff to consult with Audubon, Sierra Club, SCOPE etal to address environmental concerns while proceeding with the final EIR/EIS. 1

As of this date the Planning Department staff has not contacted either of the parties mentioned above and has not responded to any of our attempts to contact them. Furthermore, the official posted minutes of that meeting have entirely omitted that staff directive. 2

In light of the fact that we now have irrefutable physical evidence that disproves some of the applicants claims, it would be nice to be able to provide that information and be assured that you would actually receive it. 3

Thank you for your attention to this matter. We look forward to hearing from someone soon. 4

Sincerely,

Kris Ohlenkamp
President
San Fernando Valley Audubon Society
Kris.ohlenkamp@sbcglobal.net
(818) 225-8348
2367 Old Topanga Canyon Road
Topanga, CA 90290

D32. Letter from San Fernando Valley Audubon Society, dated March 28, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

Please see County of Los Angeles Regional Planning Commission February 28, 2007 transcript minutes, p. 81, outlining the specific direction directed by Commissioner Modugno:

> "Now, I would like to have . . . the motion . . . to have the interested parties [at] least the Audubon Society, the Sierra Club and SCOPE or organizations who have had people come—testify notified of the date that that hearing will take place. If there are interested parties, please pass your name on to staff so that you can also be notified because we don't want to do this in a vacuum. We want all—those of you who are interested to be able to see that component of it. While the hearing is closed, there is still an opportunity of communicating with staff, there's an opportunity to communicate with the applicant. And there will be on going dialogue back and forth between the applicant, staff and subdivision committee because until we take our final action, all of that input and materials that is there is part and parcel with the entirety of this case and becomes parts of the piece."

As shown above, Commissioner Modugno did not direct staff to consult with various environmental groups, rather he noted the opportunity for groups to continue to communicate with staff and with the applicant and indicated that these interested groups would be notified of the date that Landmark Village returns to the Regional Planning Commission.

Response 2

Please see **Response 1**, above.

Response 3

The comment contends that there is evidence that disproves the project applicant's claims, but does not provide any such evidence as an attachment to the comment letter. The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final

decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 4

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Letter No. D33

West Ranch Town Council

25876 The Old Road #213 Stevenson Ranch, CA 91381

A-H-5

Los Angeles County
Department of Regional Planning
320 W. Temple Street
13th Floor
Los Angeles, CA 90012
Attn: Ms. Susie Tae, AICP

April 2, 2007

RE: Tentative Tract Map 53108 (Landmark Village- Newhall Ranch Specific Plan)

Dear Ms. Tae:
At our recent meeting on March 7, 2007, the West Ranch Town Council voted unanimously to recommend approval of the Landmark Village project to the Los Angeles County Board of Supervisors.

In making this recommendation we evaluated the impacts of the project against its benefits. We concluded that the benefits associated with Landmark Village and Newhall Ranch clearly offset any impacts. We consider Landmark Village to be the type of development that the County should consider for the Santa Clarita Valley as it contains the integral elements of a "smart managed growth" community.

1

The inclusion of a community park, elementary school, fire station, transit improvements and trails (including two miles of the Santa Clara River Trail) as well as its proximity to jobs will clearly benefit the future residents of Landmark as well as existing residents within the Santa Clarita Valley. We also appreciative to Newhall Land for keeping the Council up to date on the Landmark community through numerous presentations over the last 18 months; they have displayed good corporate citizenship in our community.

We want to thank you for the opportunity to comment on the project. If you have any questions regarding this letter please feel to contact me at (818) 460-8761.

Sincerely,

Dave Bossert
President, West Ranch Town Council

cc: Members of the West Ranch Town Council
Paul Novak, Planning Deputy, 5th District
Bruce McClendon, Director of Regional Planning
Glenn Adamick, Newhall Land

D33. Letter from West Ranch Town Council, dated April 2, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses support for the Landmark Village project, and will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Letter No. D34

SIERRA CLUB
FOUNDED 1892
Angeles Chapter

3435 Wilshire Boulevard
Suite 320
Los Angeles, CA 90010-1904

(213) 387-4287 phone
(213) 387-5383 fax
www.angeles.sierraclub.org

AH-7

4-13-07

LA County Regional Planning Commission
Attn: Susan Tae, Planner
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90012

Additional Comments on Landmark/Newhall Ranch Environmental Impact Report (EIR)
Re: Soils, Geology and Geotechnical

Dear Commissioners and Ms. Tae:

This review is an analysis of the soils, geologic and geotechnical portion of the Environmental Impact Report (EIR) for the Newhall Ranch development identified as "Landmark Village." The EIR appears comprehensive with some exceptions. Specific concerns identified in the EIR apparently common to EIRs in general were: 1

- Local Fault Rupture
- Seismic Ground Shaking,
- Ground failure: Liquefaction
- Landslides/Mudslides[1]
- Expansive Soils

In context of other EIRs used as a standard against which to measure the comprehensiveness of the Newhall Ranch EIR, ("Newhall") some deficiencies appear to be present. It is true that Newhall identified the same concerns, by category, as the standard EIRs, but failed to provide in-depth information that is both necessary and germane to a comprehensive evaluation. Specifically, soil type and seismic activity in the geographical area where the Landmark Village project is being planed, appears to have been given brief and cursory treatment. 2

In section 4.1 of Newhall, "Geotechnical and Soil Resources," page 4.1-1, the first paragraph states that there are "no active faults" near the site. However there are numerous faults situated near and under the Newhall area. Image 1 is a fault map[2] clearly showing a fault line running under Newhall. Two quadrangles are not shown between the Newhall and Fillmore quadrangles on the map. Rather than indicating the lack of seismic concern in these areas, the lack of data indicates seismic mapping in these two quadrangles has not yet been conducted. Landmark Village is located in the Val Verde quadrangle. The lack of data in this area makes it easy for land developers to minimize seismic concerns regarding development here. In otherwords, it is possible that the potential for seismic activity to negatively impact Landmark Village has been underestimated. 3

[1] Landslides are not a concern because the land is truly flat as pictured in Image 4
[2] California Geological Survey, California Dept. of Conservation

Reinforcing the concern that seismic activity in the area needs more investigating is the solid information about the San Gabriel Fault[3] which runs only two miles north of the Newhall development. This section of the San Gabriel Fault has not been active for nearly 1,000 years, however this does not mean that an earthquake cannot occur on it. The San Gabriel Fault is a primarily right-lateral, strike-slip fault. Refer to image 2[4], a map showing where an earthquake with a magnitude of 6.01 or greater has an 80% chance of occurring in the Newhall area within the next 30 years. 4

It is clear that because Landmark Village is located in a (potentially) seismically active area, property owners should expect an earthquake sometime in the course of their ownership. If the underlying soil is dry and firm, there should not be too much of a concern about catastrophic damage to single-family dwellings or similar structures. However, this does not appear to be the case for the Newhall area. 5

The surficial soils underlying the Landmark Village development area are clayey alluvium. This type of soil is expansive when wet. It contracts when dry. This fact alone is of concern regarding heaving and movement of structures situated on such soils, irrespective of seismic activity. Additionally, we know that the area is within the boundaries of the Santa Clarita River flood plain. The soils will continue to be moist, perpetuating instability no matter how well top layers are compacted. 6

Given this unstable land profile, structures atop it are likely to be disrupted and displaced even in the absence of an earthquake. When the potential for earthquakes are factored in, it is clear that geologic concerns regarding development of Landmark Village are not trivial. 7

There are further concerns. Image 3[5] is a soil liquefaction/land slippage map that shows -- outlined in green -- areas where soil liquefaction is a substantial hazard in the event of an earthquake. In the Newhall EIR (page 4.1-1), concerns of liquefaction and hydroconsolidation are trivialized. However, immediately after, the EIR notes that clayey, rich bedding and weak soils could later be a problem without proper mitigation. This is accurate but it contradicts the previous statement! Clayey material fits the description of expansive soils. Even without the occurrence of an earthquake, liquefaction can occur resulting in the shifting of soil, which may not only disturb housing structures but road-works including the proposed freeway as well. 8

It has been explained that this is a flood plain with hydro-absorbent soils that expand when wet. Even though the body of water that would otherwise run through the area has been diverted, ground water will continue to (slowly) percolate through. This brings up a new hazard that was not addressed: Mitigation to block moisture from entering structures via evaporation. Impermeable barriers are required to block excess moisture from entering the structures. Failure to do so will foster conditions conducive to growth of (toxic) mould. 9

Thus, improper mitigation of a geologic concern is likely to lead to a human health concern. Note that "toxic-tort" lawsuits have been advanced and won throughout the United States precisely because of mould growth resulting from poor foundation sealing. Mould growth, human health impact and need for remedial measures is known, for example in Stevenson Ranch[6], a development within the same geographical area as Landmark Village. 10

From the foregoing, I conclude that the Newhall EIR has inadequately investigated geological factors that impact the project. Secondary risks as identified in this review should receive attention in far greater detail than has been given to-date. In particular, the following should be examined: 11

---

[3] A portion of the San Andreas Fault which is produced the 1994 Northridge Earthquake
[4] Source: USGS
[5] California Dept. of Conservation
[6] Personal communication, Jay L. Stern, 3 April 2007

- Hazards of construction in a flood plain 11
- Mitigation of moisture seeping into structures 12
- Concern due to toxic mould 13
- Examination of seismic risk 14
- Heaving/consolidating soils 15
- Availability of environmental hazard insurance 16
- Soil liquefaction 17

Finally, it needs to be remembered that latitude 34^0 32'49''N, longitude 118^0 30' 45''W are not only the coordinates of Newhall, but of the site of the St. Francis Dam. It was nearly 80 years ago that the newly constructed dam collapsed killing over 600 people and ravaging the land with debris. The dam straddled an earthquake fault and was constructed atop clayey alluvium. 18

We recommend that, in addition to disclosing these impacts in the EIR, the Commission should require disclosure of them in the buyer's real estate contract, so that new owners will be fully aware of the potential geological and seismic drawbacks they may encounter. 19

Sincerely,

Jennifer Robinson
Angeles Chapter Conservation Coordinator

Jamie Sterns, Research Analyst

Image 1

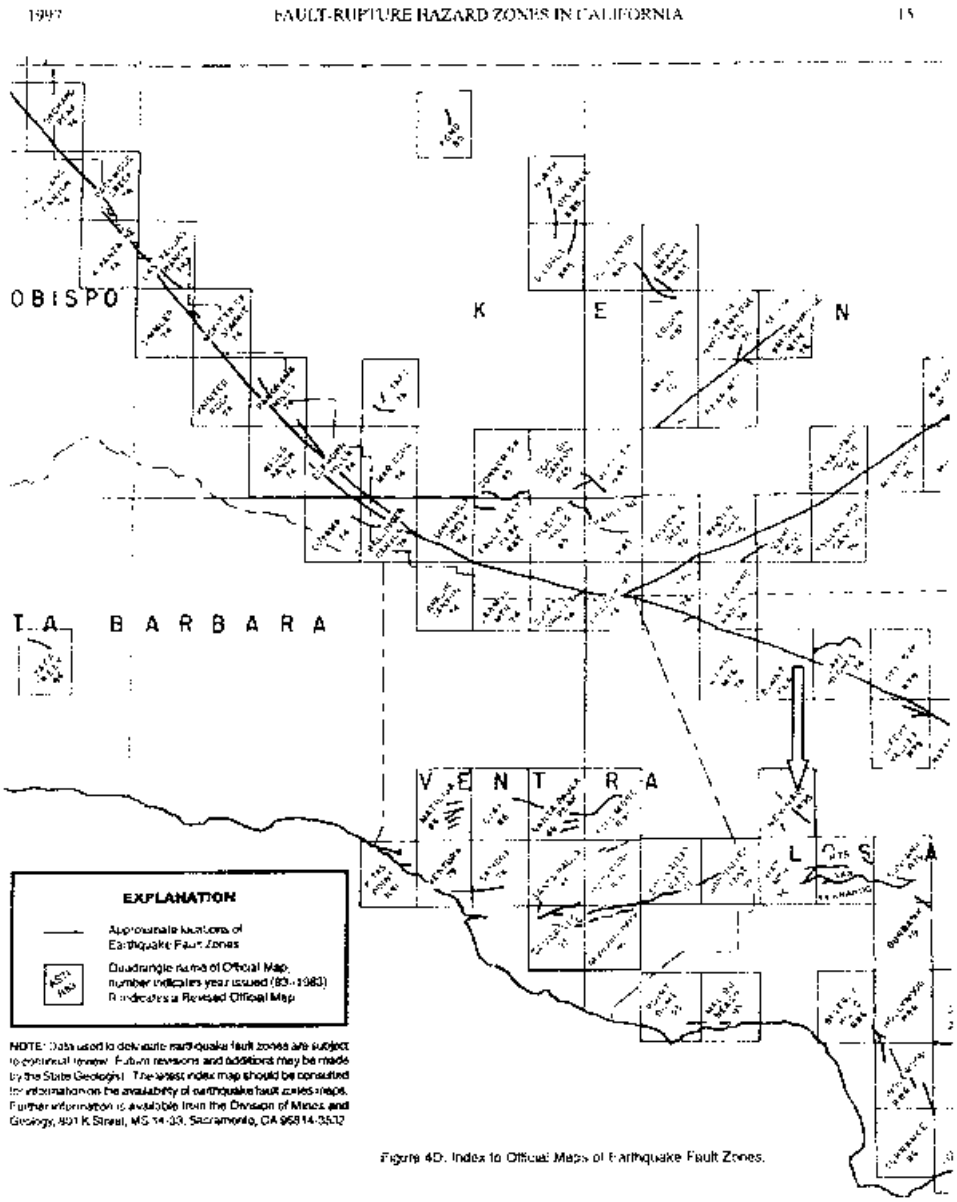

Figure 4D. Index to Official Maps of Earthquake Fault Zones.

Image 2

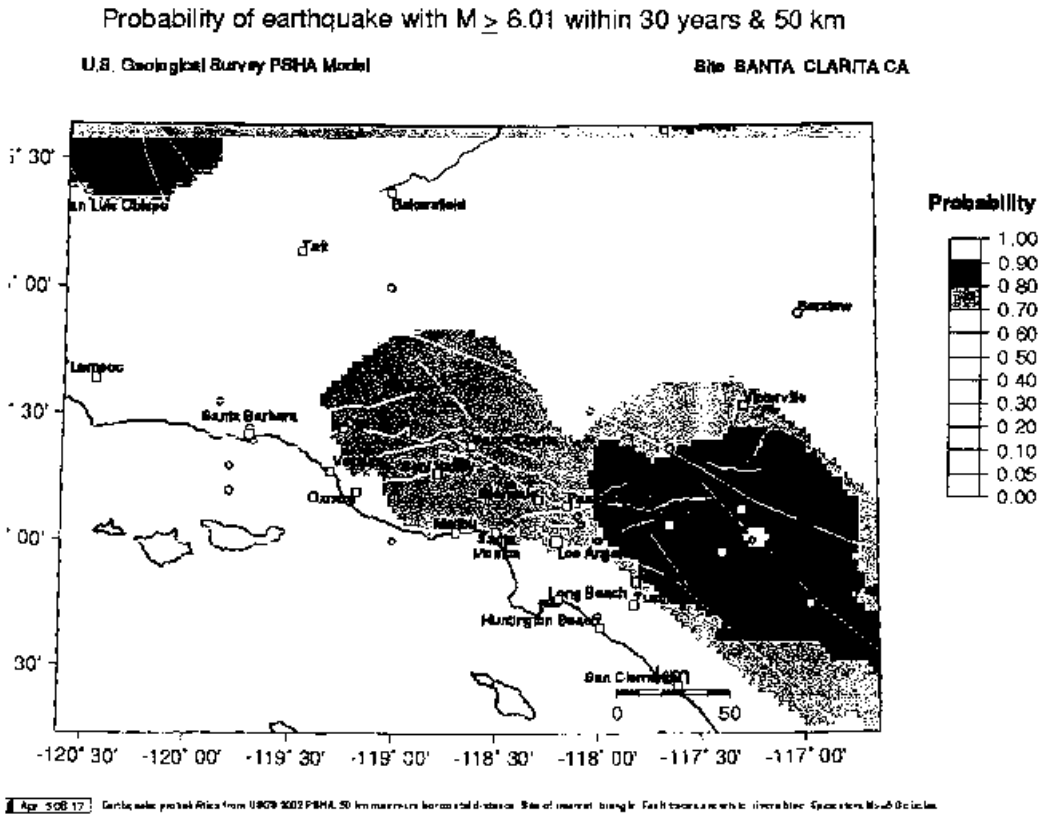
Probability of earthquake with M ≥ 6.01 within 30 years & 50 km
U.S. Geological Survey PSHA Model
Site SANTA CLARITA CA
Probability
1.00
0.90
0.80
0.70
0.60
0.50
0.40
0.30
0.20
0.10
0.05
0.00
Santa Barbara
Los Angeles
Long Beach
Huntington Beach
San Clemente
0
50
-120° 30'
-120° 00'
-119° 30'
-119° 00'
-118° 30'
-118° 00'
-117° 30'
-117° 00'

Image 3
CLARA
F
R

Image 4

Franklin Pkwy
GoogleEarth_Placemark
Homestead Dr
© 2007 Navteq
© 2007 Europa Technologies

D34. Letter from Sierra Club, dated April 13, 2007

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment addresses soil type and seismic activity, both of which received analysis in the Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources, pp. 4.1-6 through 4.1-18. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 3

The Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources, pp. 4.1-13 and 4.1-14, discusses the fact that no known faults exist on the project site and acknowledges the closest faults to the borrow sites for the project as follows:

> "No active or potentially active faults have been recognized on either the Landmark Village tract map site or the off-site grading locations on published maps or during site investigations by the project geotechnical engineer (Seward). Because no faults are known to exist, no restricted use areas for faulting are currently recommended for the proposed Landmark Village project.
>
> The Del Valle Fault traverses in a northwest direction across the western utility corridor segment. This Fault Zone is well exposed as a steeply southwest-dipping, 0.75-inch thick, clayey gouge zone with minor sub parallel faults disrupting the surrounding bedrock…."
>
> "Review of published geologic maps, Alquist-Priolo Maps, and the Los Angeles County Safety Element indicates that no active or potentially active faults have been previously recognized on the tract map site. Furthermore, the project geologist (Seward) observed no evidence of surface faulting or past ground rupture during investigations.
>
> Neither the Adobe Canyon borrow site, nor the Chiquito Canyon grading site, lies within any of the state's Alquist-Priolo Earthquake Fault Zones. The Los Angeles County Seismic Safety Element does not show any faults at either of the locations. Regional geologic maps do not show any active faults (i.e., faults demonstrated to be active in the last 11,000 years) located on or trending towards these locations. No evidence of active faulting or ground rupture was observed on either of the two sites during reconnaissance field mapping and limited subsurface explorations. The closest known active fault (surface trace) to the Adobe Canyon borrow site is the San Gabriel Fault, located approximately 4.7 miles to the northeast. The closest known active fault (surface trace) to

> the Chiquito Canyon grading site is also the San Gabriel Fault, located approximately 3.5 miles to the northeast.
>
> The County's Seismic Safety Element identifies the Del Valle Fault as potentially active. However, there is no known direct evidence of Holocene activity on the Del Valle Fault; therefore, the fault is not within an Alquist-Priolo special studies zone."

Response 4

The Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources, p. 4.1-21, acknowledges that while there are no earthquake faults on the project site, the site is subject to ground shaking: "There are no active faults on or in immediate proximity to the Landmark Village tract map site; however, the proposed project would be subject to ground shaking in the event of an earthquake that would result from regional fault activity."

Response 5

Please see **Response 4**, above. The Landmark Village site has a very low potential for liquefaction as discussed in the Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources, p. 4.1-21:

> "Liquefaction is the process in which water-saturated, usually loose-to-moderately dense, fine-to-medium sands temporarily lose strength due to strong ground motion and behave as a viscous fluid. The results of the liquefaction assessment for the tract map site indicate that some relatively thin liquefaction-prone zones locally exist at the site at isolated depth intervals. However, more important than the identification of zones of potential liquefaction are the settlements caused by seismic excitation. Even though some thin deposits appear to be liquefiable, the potential seismically-induced settlements in subsurface soils at the Landmark Village tract map site are small. The maximum cumulative calculated settlement is 1.4 inch and differential settlements are expected to be no greater than 0.9 inch in a distance of 30 feet. Certified compacted fill from proposed removals and recompaction, as shown on Figure 4.1-1, is anticipated to attenuate any minor settlements beneath the fill due to bridging effects. Due to the low magnitude of estimated conservative earthquake-induced total and differential settlements, and the proposed recompacted layers, potential impacts associated with liquefaction and seismically induced settlement are considered less than significant."

Response 6

Please see the Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources, pp. 4.1-10 and 4.1-11, which discusses each of the soils found on the site, and which are summarized as having coarse sand with cobbles and boulders, silty sands, clays with sand, and clay. The basis for the Draft EIR's analysis of geotechnical and soil-related issues consists of technical reports and analyses prepared by Allen E. Seward Engineering Geology, Inc. (Seward). Both Seward and R.T. Frankian & Associates were

the geotechnical consultants that formed the geologic and geotechnical reconnaissance and reporting associated with the entire Newhall Ranch Specific Plan. The technical reports prepared by Seward specific to the Landmark Village project site are found in Appendix 4.1 of the Draft EIR. These reports evaluate existing geologic, soil, and geotechnical conditions, identify potentially significant geologic, soil and geotechnical impacts, and identify mitigation measures to reduce the impacts to below a level of significance. The extensive mitigation measures applicable to the Landmark Village project are found in the Draft EIR, at p. 4.1-28 through 4.1-50. The mitigation measures include provisions for foundations and footings (e.g., Mitigation Measures LV 4.1-58 and 4.1-59). There are also mitigation measures specific to expansive soils (e.g., Mitigation Measure 4.1-65), and seismic considerations (e.g., Mitigation Measures LV 4.1-50 through 4.1-52).

Response 7

Please see **Response 5**, above.

Response 8

The comment claims that the EIR is contradictory with respect to liquefaction issues. The environmental consultant, Impact Sciences, Inc., does not concur with this comment. For further information responsive to this comment, please see **Response 5**, above.

Response 9

All structures built on the Landmark Village project site will be constructed to Unified Building Code (UBC) standards, which takes into consideration moisture impacts. If structures are not built to UBC standards, a certificate of occupancy cannot be issued and no residency would be allowed. Consequently, it is speculative to conclude that toxic mold would be present at the project site.

Response 10

Please see **Response 9**, above. Seventy-five geologic mitigation measures have been proposed for the Landmark Village project site, along with requirements by the County to comply with the Uniform Building Code. Consequently, based upon the data presented in the Draft EIR, Section 4.1, Geotechnical and Soil Resources, the County finds that all geologic concerns have been adequately mitigated, including potential future claims associated with mold.

Response 11

The comment concludes that secondary risk geotechnical factors should be examined in more detail such as hazards of construction in a floodplain. Impacts associated with construction in a floodway are discussed in the Landmark Village Draft EIR, Section 4.2, Hydrology, pp. 4.2-29 and 4.2-32. The Landmark Village Draft EIR also concludes that because the Landmark Village tract map site would be elevated above the capital floodplain none of the improvements proposed on the tract map site would be subject to flood hazard from the river or other nearby drainages.

Response 12

Please see **Responses 9** and **10**, above.

Response 13

Please see **Responses 9** and **10**, above.

Response 14

Please see **Responses 2** and **3**, above.

Response 15

It is unclear as to exactly what is referenced regarding the context and terminology of "heaving/consolidating soils." We assume that this terminology refers to lateral spreading and dynamic compaction and differential material response, which directly refers to seismically-induced settlement and permanent movement of poorly consolidated materials. The potential impacts of lateral spreading and dynamic compaction and differential materials response is discussed in detail in the Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources, pp 4.1-22 and 4.1-23.

Response 16

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 17

Please see **Response 5**, above.

Response 18

The comment provides background information, but does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 19

The County believes that all of the potential impacts outlined in the comment letter have been addressed in the Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources; and, therefore, no further analysis or disclosure is required.

Disclosure of potential geotechnical impacts in buyers' real estate contracts raises legal, economic, and social issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Letter No. D35

SIERRA CLUB
FOUNDED 1892
Angeles Chapter

3435 Wilshire Boulevard
Suite 320
Los Angeles, CA 90010-1904

(213) 387-4287 phone
(213) 387-5383 fax
www.angeles.sierraclub.org

5-1-07

A4-8

Attn: Susan Tae/ Daniel Fierros
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90012

Re: Landmark Village/Newhall Ranch Tract Map #53108 and all other requested entitlements

Comments on the Air Quality

Dear Ms Tae and Mr. Fierros:

The Sierra Club submits these comments in reliance on Commission Modugno's statement at the 2-28-07 hearing "Because until we take our final action, all of that input of materials that is there is part and parcel with the entirety of this case, and becomes part of the case." We believe the air quality section is incomplete and request that the following changes be made. 1 2

Introduction

Air Quality is an important issue in the Santa Clarita Valley because we already have some of the worst air pollution in the nation. Global warming is occurring as carbon dioxide (CO2) and other green house gas emissions rise, creating serious changes to our local weather patterns that will affect water supply, agriculture, wildlife and the occurrence of wildfires throughout the state of California. Locally, these effects may be devastating and must be addressed. Reduction of these gases and air pollution in general has become a national mandate. They must be addressed with a twofold plan to 1) find alternate sources of clean energy and 2) to change land use patterns to those that will reduce greenhouse gas generation. Urban sprawl, auto-reliant projects such as the Landmark project are prime examples of a high emission generating landuse. Emission reductions and alternatives must be incorporated in such projects if we are ever to reduce local air pollution. 3 4 5 6

US Supreme Court Decision

In April of this year the US Supreme Court ruled in a case (*Massachusetts v. EPA*) that the EPA can and should regulate greenhouse gases. In the majority opinion, the Court ruled that carbon dioxide and other global warming pollutants meet the definition of "air 7

pollutant[s]" under the plain language of the Clean Air Act (CAA). This ruling, in and of itself, does not compel EPA to issue regulations limiting the emissions of global warming pollutants. However, the CAA states that EPA "shall regulate" any air pollutant "reasonably anticipated" to endanger "public health or welfare,"which includes effects upon climate or weather." The Court's secondary ruling compels EPA to follow the CAA provision that states that EPA "shall regulate" any air pollutant that it determines is reasonably anticipated to pose a danger to public health or welfare. 7

Since the DEIR already has the mobile source data, generally the main source for evaluating greenhouse gas emissions, it would not be difficult to perform a calculation for greenhouse gas emissions and include it in a re-circulated air quality section of the DEIR. We believe such disclosure is required by CEQA and must be provided in the DEIR. 8

Evaluation

The DEIR states that maximum regional annual average PM10 is projected to come from Newhall Ranch. Page 4.9-23 of the DEIR states that the basin exceeded federal standards for O3, PM10, and PM2.5 on 58 days in 2001. In 2001, 9 out of 10 locations in the nation that exceeded the 1-hour federal standard for O3 were in the basin. Page 4.9-36 states that mobile sources [automobiles, etc.] are the major contributors to CO (98%), NOx (89%), SOx (58%), and VOC (64%) in the basin. Stationary and area sources are the major contributors to PM10 (86%) and PM2.5 (70%) emissions. 9

Page 4.9-2: states that it is not possible to reduce the CO, VOC, NOx or PM10 emissions to bellow the SCAQMDs thresholds during construction or during operation. 10 PM2.5 is not even mentioned although Santa Clarita has also posted some of the highest pollution in the nation in this category. 11 And the DEIR also admits that the project will be emitting unavoidably high levels of pollutants into the air during both construction and operation of the project. 12 But then it obfuscates and minimizes this finding with a confusing and out of date interpretation of the Air Quality Handbook, stating that cumulative air quality impacts would not be significant based on the SCAQMDs Air Quality Handbook. 13 It is counterintuitive and incorrect to imply that adding 357,000 trips per day (specific plan at build out) or even just the approximate 41,884 trips per day generated by the residential and commercial buildout of this tract (see page 4.7-28 for traffic generation, according to the DEIR[1]), that there will be no cumulative impacts to air quality in Santa Clarita. This statement should be corrected. This interpretation does not comply with CEQA. 14

On page 4.9- 3 of the report tries to offset the pollution by highlighting the reduction in vehicle miles traveled (VMT) for employees of the new facilities, but this reduction is not enough to offset the operational air pollution. 15 Further, estimates of bus ridership and public access to rail transportation is speculative at best. 16 The VTM seem to be underestimated (see footnote 1), a calculation that must be revised to accurately predict air quality impacts. 17

[1] It should be noted that both CalTrans and the City of Santa Clarita have submitted correspondence suggesting that the trip generation figures are substantially understated.

Page 4.9-9 states that "currently"[2], the ARB has designated the Basin as an extreme non-attainment area for ozone (03) with the 1 hour standard, a non-attainment area for PM10, attainment for CO and sulfates, unclassified for hydrogen sulfide, and attainment or unclassified for NO2, SO2, Pb and visibility reducing particles. No designation exists for vinyl chloride. There is no indication of the non-attainment for PM2.5. ***Avoidance of the PM2.5 issue constitutes a failure to disclose on the part of this DEIR.*** 18

Failure to Evaluate and disclose PM2.5 pollution generated by this project
Page 4.9-13 states that the development will be subject to SCAQMD Rules and Regulations, however, the DEIR does comply with the most recent regulations regarding PM2.5. These rules were approved In October of 2006, before the DEIR was released and are readily and easily available on the AQMD website. Footnotes in the DEIR indicate discussions with the SCAQMD occurred in 2006 during the period that this rule was being developed, so we do not understand why this information would not have been included in the DEIR. 19

Instead the DEIR states:

> "No model to predict emissions of PM2.5 from future development project exists and the SCAQMD has not established emission-based threshold of significance for PM2.5 at the time of this writing. Because no model is currently available to assess potential PM2.5 impacts from new land development projects, they cannot be assessed separately from the impacts of PM10 emissions as a whole. However, because PM2.5 is a subset of PM10, as described above, the project's PM2.5 emissions are inherently calculated along with PM10 emissions" (Page 8, Air Quality Section 4.9). 20

The calculation method is fairly simple, one may merely uses the appendix of the pollution records to isolate the different type of particulate emissions and use a fraction to convert them into PM2.5, then re-total them. This calculation is time consuming but not overly complicated. Even though PM2.5 levels are "inherently calculated" with PM10 levels, the ratios are totally different, and both particulates affect human health in different ways (hence, the EPA labeled them both criteria pollutants). ***Therefore this failure must be corrected in a re-circulated air quality section.*** 21 22 23

Page 4.9-14 states that southern winds blow pollution into the Santa Clarita Valley from Los Angeles and that there is very little contribution from the valley itself. However the report from which the DEIR cites this fact actually states about 50% of the air pollution is generated on days when this wind is blowing by pollution generated in the SCV. The DEIR does not discuss pollution generated on days when a southerly wind in NOT blowing. This evaluation should be completed so that mitigation recommendations can be made. 24 25

[2] We are not sure to what date this infers, since the DEIR makes citation dated from 2003 to 2006, but does not include Rules and Regulations promulgated in 2006 prior to its release.

Throughout the DEIR, many references indicated that the project would be reducing VMT whenever possible. It never gave a quantifiable amount of VMT reduction, but rather just that it would always be reduced as much as possible. 26

It is probably true that most people who move into Landmark Village will already have jobs or not work in the new commercial developments, but that is impossible to say for sure. However, such an overestimation would make their calculations of the VMT inaccurate. 27

Concern over inaccurate traffic generation data that indicates a reduced number of VMT was expressed both in comment letters from the City of Santa Clarita and from CalTrans. 28

We concur with this concern and ask that traffic generation data and the resulting air pollution data be revised upwards to reflect the true traffic and air pollution generated by this project. 29

Page 4.9- 52 states that construction emissions would exceed one or more of the SCAQMD's construction thresholds of significance during all but one of the construction subphases. When thresholds are violated, they range anywhere from twice the threshold to over ten times the threshold. Mitigation efforts are required and are discussed later in the EIR, but are not sufficient to reduce the air pollution below critical levels. 30

Page 4.9- 52 appears to contain a disclosure error. The emission level for NOx during weeks 221-220 in Table 4.9-17: Estimated Unmitigated Construction Emissions is reported as 374.61 lbs/day, which exceeds the threshold of 100.00 lbs/day. However, the Table says this does NOT exceed the threshold. This needs to be corrected. 31

The Sierra Club is especially concern about air quality impacts to sensitive receptors, i.e., children and schools. Page 4.9-56 states that the impact of the project on local residential receptors exceeds SCAQMD thresholds for PM10 and NO2. The impact of the project on local workplace receptors exceeds SCAQMD thresholds for PM10 and NO2. The impact of the project on local sensitive receptors exceeds SCAQMD thresholds for PM10. 32

It is unclear in the document whether these vales are only for the construction emissions. 33

If this is so, then these same impact values are not calculated for the operational impacts, which needs to be corrected. 34

Page 4.9-58 states that for point source emissions, the EIR assumes that all dry cleaning establishments would send the clothes to preexisting off-site locations to be cleaned; therefore assuming that no cleaning would be done on site so no permit would be required. However, many dry cleaning establishments do cleaning on site, and unless the development is conditioned to not such places to operate, they must take into account the possibility that an on site dry cleaning business may occupy the commercial area of the site. These establishments release harmful chemicals, and must be regulated. Page 84 states that no on-site dry cleaning operations will be permitted within Landmark Village, and the required project condition cited in the body of the DEIR. This needs to be made clear on page 58 as well. 35

Inadequate or Incorrect Identification of Mitigation Calculations and Measures 36

Page 4.9-1 states that most air quality standards will not be met, and that most would exceed SCAQMD thresholds. A list of mitigation measures are included in this chapter beginning on page 4.9-69. However, the list is preferenced with the statement: 36

"..shall implement the following if found applicable and feasible."

That statement provides an opportunity to avoid ***any*** mitigation merely by stating that it is 37 not feasible. Further, some of the proposed measures are obviously unenforceable such as 38 the measures proposed for commercial uses beginning on page 4.9-72. It is not enough to simply state that levels are exceeded and list possible remedies, the DEIR must describe action to remedy the pollution. The mitigation measures must be real and enforceable 39 and be concretely stated for this subdivision so that the public has some idea what the County has actually required the applicant to do to mitigate the air pollution.

Page 4.9- 45 further states that Landmark Village is required to implement the mitigation measures from the Newhall Ranch Specific Plan Program EIR (May 2003) which would 40 directly and indirectly reduce the project's air emissions. No specific data on the predicted amount of reduction were given.

41

Page 4.9-45/46 states that bus turn-ins will be included to promote public transit. Who will provide the bus service? 42 How will such service be guaranteed, since it is to be counted as reducing VMT? 43 These pages also state that land will be set aside for Metrolink rail right-of-way and a park and ride and/or train station. However, the rail extension is part of a long-term plan, with no dates or goals given for its completion. 44 The right of way through the City of Santa Clarita to the Metrolink is no longer available. 45 Since the rail service would provide the largest decrease in individual automobile traffic, this does not seem to be a substantial mitigation effort. 46 From the perspective of someone only reading the EIR, they would think that Newhall was planning to add light rail support within five years. 47 The DEIR includes the train in its VMT estimates and air pollution reduction as part of their long-term plan.

In Appendix 4.9c3 (the calculations), no specific references could be found for trains, let alone the destination of such trains. Since the train line has yet to be built to the project site the DEIR may not have included it in their calculations. If they did, then they 48 incorporated it into their reduction in auto travel without flagging it as a reduction based on train service. However, these calculations were part of a computer algorithm, so it is impossible to know for sure. This issue should be clarified.

Page 4.9-81 states that: Landmark Village (LV) mitigation efforts for construction include using aqueous fuel, which reduces NOx emissions by 14% and PM10 emissions by 63%. However, this only applies to vehicle exhaust. While this has a significant 49 impact on the NOx emission level, it only adds 23 weeks SCAQMD threshold attainment. Also, this barely has any impact on PM10 emissions, reducing emissions from 100-180 lbs/day in the first three subphases. Considering the first three subphases are all over 6,860 lbs/day of emissions, this is not a significant reduction. Additional 50 mitigation measures would be necessary to lower PM10 emissions to acceptable levels and bring more subphases of NOx emissions within threshold levels.

Page 4.9-82 appears to contain a significant error. The DEIR states that "VOC exceedances would be reduced from 51 months to less than 2 months", yet then goes on to say "construction emission thresholds for VOC, NOx, and PM10 emissions would still be exceeded for approximately 48, 90, and 11 months, respectively." Unless these are typos, both of these statements are blatantly incorrect, according to Table 4.9-25: Estimated Mitigated Construction Emissions. These errors must be corrected in a re-circulated document. 51

On Page 4.9- 83, the emission level for NOx during weeks 221-220 in Table 4.9-25: Estimated Mitigated Construction Emissions is reported as173.21 lbs/day, which exceeds the threshold of 100.00 lbs/day. However, the Table says this does NOT exceed the threshold. This statement needs to be corrected. 52

Also on 4.9- 83, Table 4.9-25 Estimated Mitigated Construction Emissions does not accurately portray the amount of mitigation occurring. According to the percentages of emissions reduced given on pages 70, 81, and 82, independent calculations did not seem to establish the same results published in Table 4.9-25: Estimated Mitigated Construction Emissions. While most of the independently calculated values were close to the published values, some of them were drastically inaccurate. Upon checking Appendix 4.9, which is supposed to contain the calculations, only additional tables were given detailing the specific types of emissions giving off the pollutants and what specific mitigation efforts had been done. However, the totals on these tables do not match Table 4.9-25 for the most part, and no calculations were given, so it is impossible to double check the work. The re-circulated document should identify how these figures were derived, and why they don't match independent calculations or their own tables in the appendix. 53 54

Page 88 states that certain significant unavoidable impacts do exist. The project's construction related emissions of VOC, NOx, and PM10, and operation-related emissions of CO, VOC, and NOx are considered significant and unavoidable at this time with current technology. (Again, PM2.5 is not calculated or disclosed as required by law). However, the DEIR states that because the project shows a one percent per year reduction in project emissions of CO, VOC, NOx, SOx, and PM10 in compliance with 2003 AQMP, the project would not contribute significant cumulative impacts according to SCAQMD. Since the DEIR consultants must be aware the AQMD is in the process of changing this policy, (if they haven't already done so) and said policy does NOT conform to the CEQA definition of significant cumulative impacts, it is deceptive to make such statements without a strong clarification that this policy does not comply with state law. 55 56

Conclusion 57

The air quality section of the Landmark Village Draft EIR is incomplete, often inaccurate, and needs revision and additional data in several areas. Also, identification and quantification of mitigation measures must be presented in order for the document to comply with CEQA. We request that the problems identified above analyzing the specific values of the pollution be corrected. While the operational emissions data seems 58 59 60

to be correct, the construction emissions data does not match independent analysis nor does it match its own included calculations in Appendix 4.9. Without knowing the original methods used to derive these figures, it is difficult to verify the data and make sure it is valid. The methodology used should be included in the FEIR. Since the construction emissions are claimed to be some of the largest emissions of the project, this is an area that needs much more investigation before the final EIR is filed. 60 61 62

Thank-you for your time. We look forward to reviewing the Final EIR. 63

Sincerely,

Jennifer Robinson
Conservation Coordinator

Karl Fielding, Research Analyst

D35. Letter from Sierra Club, dated May 1, 2007

Response 1

The comment restates Commissioner Modugno's statement that all documents and correspondence submitted to the County, as lead agency, become part of the Landmark Village matter until the Planning Commission takes final action. The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Response 2

The comment claims that the air quality section is incomplete and requests certain changes. This comment is an introduction to comments that follow. No further response is required.

Response 3

The comment addresses local air quality in the Santa Clarita Valley as well as global warming. With respect to air quality in the Santa Clarita Valley, the comment restates information contained in the Draft EIR, Section 4.9, Air Quality, but does not address or question the content of the EIR. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required. As for the comments on global warming and related impacts, please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information.

In addition, as evidenced below, Landmark Village, as with all of Newhall Ranch, incorporates the components of a sustainable or smart growth community.

- **Mix of Land Uses.** Landmark Village, along with the other villages in Newhall Ranch, will include a broad range of housing types, including affordable housing, along with commercial, office, and public facilities. As to Landmark Village, a diverse range of 1,444 homes (308 single-family and 1,136 multi-family units) would be provided. To minimize and shorten vehicle trips, most homes will be within walking distances to the Landmark Village community's commercial and mixed-use areas, elementary school site, community park, and trail system. Finally, Landmark Village is located adjacent to the Valencia Commerce Center, one of the largest employment centers in the Santa Clarita Valley. Bike and pedestrian trails within Newhall Ranch and Landmark Village will connect to trails within the Valencia Commerce Center.

- **Provision of Jobs.** A portion of Newhall Ranch's projected 19,000 new jobs would be offered through Landmark Village's mixed-use and commercial areas. Newhall Ranch is adjacent to the

existing Valencia Gateway (which includes the Valencia Commerce Center), which presently provides 50,000 jobs. Other development within Valencia Gateway will create an additional 30,000 jobs. When completed, the job centers in Newhall Ranch and Valencia will have resulted in the creation of approximately 100,000 jobs in the Santa Clarita Valley. A balanced jobs-housing base is a critical component to a sustainable community because it allows people to work close to home and minimizes vehicle miles traveled (VMT).

- **Locating of Residential Uses in Close Proximity to Commercial Services/Public Spaces.** Nearly 60 percent of the residential units in Newhall Ranch will be located within walking distance of village or commercial centers. This is clearly documented by the Landmark Village land plan. Residents within Landmark Village will be able to utilize paseos/trails and/or the Santa Clara River Regional Trail to walk to commercial centers, private recreational facilities, the elementary school and a community park. As stated above, this traditional neighborhood design minimizes vehicle trips.

- **Provision of Transit and Light Rail Right-of-Way.** Newhall Ranch, including Landmark Village, will be part of the Santa Clarita Transit system and will pay its fair share for transit service to the community. Transit improvements within Newhall Ranch will include a park-and-ride lot, a future transit station, transfer station, bus stops, and preservation of light rail right-of-way. Landmark Village will include a total of five bus stops, a park-and-ride lot, and the preservation of light rail right-of-way along SR-126. The provision of transit and the accommodation of light rail encourage residents to rely less on vehicular travel.

- **Open Space, Recreation, and Preservation of Sensitive Resource Areas.** Newhall Ranch, of which Landmark Village is a part, includes the preservation of the High Country, Salt Creek Corridor and the Santa Clara River and internal open areas – a total of nearly 7,800 acres. A total of three community parks (Landmark includes the first) and up to ten neighborhood parks will be provided as part of Newhall Ranch. Finally, private recreation facilities will be provided throughout the entire Ranch providing additional recreational opportunities to residents. In short, Landmark Village's design connects jobs, retail, schools, parks, and recreation facilities with the community's trail system to promote walking and biking while minimizing vehicle trips.

- **Hierarchy of Trails.** Newhall Ranch will include over 50 miles of trails to encourage pedestrian mobility. Landmark Village includes a 2-mile extension of the Santa Clara River trail, with direct connections to residential, commercial, and park uses, and various paseos including the paseo running along "A" Street or the Landmark Village Spine Road. This design also is intended to minimize vehicle trips.

- **Reducing Impermeable Surfaces.** To curtail urban runoff and maximize groundwater recharge, Newhall Ranch, including Landmark Village, will utilize open/soft bottom channels, smaller street sections, where possible, increased native landscape areas, and non-structural water quality treatment improvements.

- **Water Conservation and Re-Use.** Newhall Ranch, including Landmark Village, will utilize native, drought-tolerant plants in the community's landscaping, use recycled water for irrigation, and evapotranspiration controllers (i.e., weather-sensitive sprinklers) to reduce potable water demand and runoff.

- **Traffic/Transportation Improvements.** Landmark Village's traffic circulation plan, which is consistent with all of Newhall Ranch, minimizes vehicle trips and reduces greenhouse gas emissions through the design of internal roads in conjunction with homes, school site, commercial areas, and trail system. Transit is included in the traditional neighborhood design, and it includes a park-and-ride lot and bus stops. Additionally, a 5-mile right-of-way for a potential Metrolink light rail extension is accommodated along SR-126. Trails and bike paths leading to close-to-home jobs, neighborhood-serving retail, and the school encourage residents to reduce VMT. The applicant also has committed to fund $300 million in roadway improvements in the Santa Clarita Valley in conjunction with the Newhall Ranch Specific Plan, including Landmark Village, to improve traffic movement and circulation.

The project applicant also has prepared a "Sustainability Summary" for Landmark Village that identifies the above project design features and includes green building measures. Please see **Appendix F** of this Final EIR for this summary.

Response 4

The comment addresses the need for clean alternative sources of energy and changes in land use patterns to reduce greenhouse gas generation. Please see **Response 3**, above.

Response 5

The comment cites the proposed project as an example of "urban sprawl," which contains high-emission generating land use.

In further response to comments concerning urban "sprawl," the County wishes to clarify that the planning of Newhall Ranch does not implicate such issues; on the contrary, Newhall Ranch has been situated and designed to promote smart growth planning principles. Newhall Ranch is immediately adjacent to existing infrastructure, major transportation corridors, a major employment center, and is within an established region identified for urban growth by the Southern California Association of Governments (SCAG). It is surrounded on its southern and eastern boundaries by urban areas, including the City of Santa Clarita, and the communities of Stevenson Ranch and Westridge, with a combined population of over 250,000 people. The Magic Mountain Theme Park is also located along Newhall Ranch's eastern boundary. SR-126 bisects its northern boundary. Directly adjacent to the north is the Castaic community and the Valencia Gateway, currently home to over 60,000 jobs. Valencia Gateway is the primary employment center for northern Los Angeles County and represents almost 80 percent of local employment.

Additionally, Newhall Ranch will dedicate to the public approximately 6,000 acres of property that is now privately owned, including portions of the Santa Clara River, representing more than half of its 12,000 acres. This dedication to a public Joint Powers Authority comes with an endowment to restore

and enhance habitat. Wildlife corridors are preserved. An additional 1,500 acres of property in Ventura County that is not part of the Newhall Ranch Specific Plan, but is adjacent to its western boundary, will be preserved as well. Over 80 percent of the oak trees on Newhall Ranch will be preserved, along with 64 acres of San Fernando Valley Spineflower preserves, which were deeded to the state in advance of approval.

The planning for Newhall Ranch has gone through a detailed public review and approval process for well over a decade. Many public and environmental groups have commented on that planning effort and, today, the Newhall Ranch Specific Plan is approved and in the implementation stages.

With respect to the project's greenhouse gas emissions, please see **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 6

The comment suggests that emission reductions and alternatives must be incorporated into the project to reduce local air pollution. The Draft Landmark Village EIR, Section 4.9, Air Quality, includes mitigation measures to reduce air pollutant emissions, and Section 5.0, Alternatives, evaluates a range of reasonable alternatives to the proposed project.

Response 7

The comment refers to the Supreme Court's decision in *Massachusetts v. EPA*, and provides background information concerning that court decision, but does not raise an issue over the content or adequacy of the Draft EIR. In addition, the Supreme Court's recent decision is addressed in the Final EIR in **Topical Response 8**: Greenhouse Gas Emissions And Global Climate Change.

Response 8

The comment suggests that greenhouse gas emissions should be estimated. Please see **Response 3**, above. In addition, although both the World Resources Institute (WRI) and the California Climate Action Registry have published protocols for estimating greenhouse gas emissions from particular processes, neither SCAQMD nor the California Air Resources Board has developed guidelines for the preparation of greenhouse gas emission inventories for CEQA purposes. As questions such as, which emissions to consider as "new" are critical to the preparation of an inventory, absent such guidance, this response does not quantify greenhouse gas emissions from the proposed Landmark Village project.

Response 9

The comment notes statements regarding ambient air quality and relative sources of emissions in the South Coast Air Basin from the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment restates information contained in the Draft EIR, but does not raise an issue over the content or adequacy of the Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 10

The comment notes a statement in the Landmark Village Draft EIR regarding the inability of the proposed project to reduce its CO, VOC, NO_X, and PM_{10} construction or operational emissions to less than the South Coast Air Quality Management District's (SCAQMD) thresholds of significance. The comment restates information contained in the Draft EIR, Section 4.9, Air Quality, but does not raise an issue over the content or adequacy of the Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 11

The comment suggests that fine particulate matter less than 2.5 microns ($PM_{2.5}$) is not mentioned in the Landmark Village Draft EIR. $PM_{2.5}$ is discussed throughout Section 4.9, Air Quality, of the Landmark Village Draft EIR. In particular, the $PM_{2.5}$ concentrations in the South Coast Air Basin and in the Santa Clarita area are shown in Tables 4.9-8, 4.9-9, and 4.9-16, respectively. The comment regarding Santa Clarita posting some of the highest pollution in the nation appears to be opinion as no facts have been provided to support such a statement. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 12

The comment notes that the Landmark Village Draft EIR, Section 4.9, Air Quality, indicates the project will emit unavoidable levels of pollutants during construction and operations. The comment restates information contained in the Draft EIR, Section 4.9, Air Quality, but does not raise an issue over the content or adequacy of the Draft EIR. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 13

The comment states that the Landmark Village Draft EIR, Section 4.9, Air Quality, minimizes cumulative air quality impacts by stating that they would not be significant based on methods prescribed in the SCAQMD's *CEQA Air Quality Handbook*. Cumulative air quality impacts would be less than significant using methodology from the 1993 *CEQA Air Quality Handbook*. It is acknowledged that the SCAQMD is in the process of developing an *Air Quality Analysis Guidance Handbook* to replace the 1993 *CEQA Air Quality Handbook*. However, at the time of this writing, the guidance handbook has not been completed or adopted. While the Landmark Village Draft EIR, Section 4.9, Air Quality, relied upon the 1993 document for guidance, the Draft EIR, at p. 4.9-87, nonetheless, made the following finding that the project would result in significant and unavoidable air quality impacts for O_3 (VOC and NO_X as O_3 precursors), PM_{10}, and CO (Los Angeles County) because the South Coast Air Basin was in nonattainment for these pollutants at the time the Draft EIR was published:

> "Even though the project shows at least a one percent per year reduction in project emissions of CO, VOC, NO_X, and PM_{10}, and likely a similar reduction in SO_X emissions, and even though the project is consistent with 2003 AQMP, as a conservative and 'worst-case' approach, the project does increase emissions in an air basin, which is in nonattainment for O_3 (VOC and NO_X as O_3 precursors), PM_{10}, and CO (Los Angeles County). Therefore, the project is considered to result in *significant* adverse cumulative air quality impacts." (Emphasis added.)

This same finding also was made in the Draft EIR, Section 4.9, p. 4.9-88, in the summary of the Landmark Village project's significant unavoidable cumulative impacts.

Response 14

The comment states that it is counterintuitive and incorrect to imply that there would be "no cumulative impacts to air quality in Santa Clarita." The Landmark Village Draft EIR, Section 4.9, does not state that there will be no cumulative air quality impacts in Santa Clarita. The Draft EIR also makes it clear that the Landmark Village project would result in significant and unavoidable air quality impacts for O_3 (VOC and NO_x as O_3 precursors), PM_{10}, and CO (Los Angeles County) as noted in **Response 13**, above.

Response 15

The comment states that the Landmark Village Draft EIR, Section 4.9, Air Quality, tries to off-set the emissions from the project due to a reduction in the VMT by employees of new facilities. The emissions were estimated using the URBEMIS2002 land use and air emission model (recommended by the SCAQMD) and trip generation rates provided in the traffic report for the project. No adjustment was made for these VMT.

The comment is also referencing p. 4.9-3 of the Landmark Village Draft EIR, Section 4.9, Air Quality. On that page, a summary is provided of the Newhall Ranch Specific Plan Program EIR findings as they relate to the Specific Plan's construction and operational emissions, which were considered significant and unavoidable. The discussion was provided for background purposes only. It does not attempt to "off-set" air quality impacts with the reduction in VMT.

Response 16

The comment states that bus ridership and public access to rail transportation is speculative at best. There is no way to guarantee that individuals would ride buses to and from and within Newhall Ranch; however, transit ridership would be encouraged because the Newhall Ranch Specific Plan, including Landmark Village, is required to provide infrastructure for bus transit service and public access to rail transportation. Specifically, when the Newhall Ranch Specific Plan was adopted and the Program EIR was certified, it included mitigation measures that require:

- On-site or off-site bus stops (e.g., bus turnouts, passenger benches, and shelters) (Mitigation Measures SP 4.10-9 c., ab, and be.)
- Shuttles to major rail transit stations and multi-modal centers (Mitigation Measures SP 4.10-9 f., ah. and bj.)
- Contribution to regional transit systems (e.g., right-of-way, capital improvements, etc.) (Mitigation Measures SP 4.10-9 g., ai. and bk.)
- Retail facilities or special event centers to offer travel incentives such as discounts on purchases for transit riders (Mitigation Measure SP 4.10-9 y.)

Therefore, with provision of bus service infrastructure, shuttles to major rail transit centers or multi-modal stations, contributions to regional transit systems, and incentives for transit riders, public access to rail transportation would not be speculative, and transit ridership would be strongly encouraged and highly likely. Nonetheless, the mitigated estimated operational emissions reflect emission reduction percentages provided in the SCAQMD's *CEQA Air Quality Handbook* rather than an estimate of the ability of public transit to reduce trip generation.

Response 17

The comment states that the VMT seem to be underestimated and that the calculation must be revised to accurately predict air quality impacts, and also references letters from Caltrans and the City of Santa Clarita regarding trip generation. The VMT used to calculate air emissions is based on the trip generation from the traffic study for the Landmark Village project and trip lengths that are incorporated into the URBEMIS2002 land use and air emissions estimation model. The comment does not support the opinion

that the VMT used for the project are underestimated. The trip generation rates used by the project are from the City of Santa Clarita traffic model and the vehicle trip generation estimates for the project were based on the Institute of Transportation Engineers (ITE) *Trip Generation Manual*, which is one of the most widely accepted trip generation rate sources, as well as local conditions. Use of ITE trip generation rates for the project are shown in Table 4.7-9, Project Trip Generation and Trip Rate Summary, of the Landmark Village Draft EIR, Section 4.7, Traffic/Access.

In addition, in connection with the Newhall Ranch Specific Plan environmental documentation, it was previously asserted that the internal capture rate of the Newhall Ranch Specific Plan appeared to be "overstated." The final environmental documentation (Final Newhall Ranch Specific Plan Program EIR, Volume III, November 24, 1997, pp. TR-34 -36) included "Topical Response 7." In that response, the County provided supporting data for the EIR's forecast of the Specific Plan's internal capture of project-generated traffic. All such issues were considered and debated, and the County's Board of Supervisors elected to approve the Specific Plan and related project-approvals and to certify the Newhall Ranch Specific Plan Program EIR. Based upon that prior analysis, the County believes that the internal capture of project-generated traffic is supported by the Landmark Village Draft EIR and the previously certified Newhall Ranch environmental documentation.

Response 18

The comment notes the status of the South Coast Air Basin with respect to the California Ambient Air Quality Standards. This portion of the comment restates information contained in the Draft EIR, Section 4.9, Air Quality, but does not address or question the content of the EIR. The comment also points out that the status of the South Coast Air Basin with respect to the California Ambient Air Quality Standard for $PM_{2.5}$ was omitted. The South Coast Air Basin is designated by the California Air Resources Board as a nonattainment area for $PM_{2.5}$. This correction has been made on p. 4.9-9 in the Final EIR. Please refer to the Final EIR **Section 3.0, Revised Draft EIR Pages**, for the requested revision.

In addition, the comment refers to the status of hydrogen sulfide and vinyl chloride, but these constituents are not relevant to the Landmark Village project site. First, the project does not include any mining, milling, smelting, landfills, sewer plants, or cement manufacturing, which are the sources of vinyl chloride emissions. Second, the project does not involve mining, refining, manufacturing or decomposition of organic matter, the sources for hydrogen sulfide emissions. The focus of the EIR's air quality evaluation was on the criteria pollutants for which federal and state standards have been promulgated and that are most relevant to air quality in the South Coast Basin.

Response 19

The comment indicates that while the Landmark Village Draft EIR states the proposed project will be subject to SCAQMD rules and regulations, the Draft EIR does not comply with a "rule" adopted in October 2006 regarding $PM_{2.5}$. First, the "rule" being referred to is in actuality the thresholds of significance for $PM_{2.5}$, which were approved by the District Governing Board on October 6, 2006. As with other thresholds of significance approved by the Governing Board, the new thresholds for $PM_{2.5}$ are not a rule, but rather, guidance. The SCAQMD recommends thresholds, as well as methodologies, for lead agencies to use in their analysis. Lead agencies are free to choose whether to follow the District's recommendations. Second, while the $PM_{2.5}$ thresholds were approved on October 6, 2006, six weeks prior to the release of the Landmark Village Draft EIR on November 20, 2006, the SCAQMD staff stated that they would begin to make comments regarding analysis with respect the $PM_{2.5}$ thresholds on CEQA documents starting in January 2007.[a] Furthermore, this issue was not raised by the SCAQMD in response to the Notice of Preparation, which was released in January 2004. Also, Section 15126.2 of the State *CEQA Guidelines* states, "the lead agency should normally limit its examination to changes in the existing physical conditions in the affected area as they exist at the time the notice of preparation is published." The SCAQMD's $PM_{2.5}$ thresholds were not approved until well after the Notice of Preparation was published. The County Department of Regional Planning, understanding that the new thresholds would be phased in for documents currently in preparation, followed the SCAQMD guidance and did not require this additional analysis to be prepared.

Response 20

The comment restates information contained in the Landmark Village Draft EIR, Section 4.9, Air Quality, but does not raise an issue over the content or adequacy of the Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 21

The comment suggests that the estimation of $PM_{2.5}$ is "fairly simple." The comment expresses the opinions of the Sierra Club. Based on the analysis reflected in **Response 19**, above, there is no rule requiring the project's $PM_{2.5}$ emissions to be calculated.

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[a] South Coast Air Quality Management District, Particulate Matter (PM) 2.5 Significance Thresholds and Calculation Methodology. [Online] December 5, 2006. <http://aqmd.gov/ceqa/handbook/PM2_5/PM2_5.html>

Response 22

The comment provides other reasons that the commentator thinks that $PM_{2.5}$ emissions should have been evaluated. The comment agrees that $PM_{2.5}$ emissions are inherently calculated with the PM_{10}, as $PM_{2.5}$ is a subset of PM_{10} as stated in the Landmark Village Draft EIR, Section 4.9, Air Quality; thus, no further response is required. It is unclear what the commentator meant by "the ratios are totally different." While it is agreed that $PM_{2.5}$ and PM_{10} affect human health in different ways (although both primarily affect respiratory functions), this would not be a reason for conducting separate evaluations of the two forms of particulate matter. Estimating emissions and comparing them to their respective thresholds of significance does not address the differences in their health effects. Furthermore, the reasons that $PM_{2.5}$ emissions and associated impacts were not evaluated in the Draft EIR are explained in **Response 19**, above.

Response 23

The comment expresses the opinions of the Sierra Club. The reasons that $PM_{2.5}$ emissions and associated impacts were not evaluated in the Draft EIR are explained in **Response 19**, above.

Response 24

The comment suggests SCAQMD's subregional study of the Santa Clarita Valley states that about 50 percent of the air pollution in the Santa Clarita Valley when the wind is blowing from the south is generated in the Valley. A review of the SCAQMD's subregional study of the Santa Clarita Valley did not disclose this, or a similar, statement. Nonetheless, a key finding of the study was that ozone and PM_{10} levels in the Santa Clarita Valley are dominated by transport from the San Fernando Valley and Los Angeles and that Santa Clarita emissions contribute about two percent to local ozone impact and about 10 percent to the annual average observed PM_{10} concentrations.

Response 25

The comment states that the Landmark Village Draft EIR, Section 4.9, Air Quality, does not discuss air pollution in the Santa Clarita Valley under certain meteorological conditions (i.e., when a southerly wind is not blowing) and that this evaluation should be completed so that mitigation recommendations can be made. The discussion of the SCAQMD's subregional study of the Santa Clarita Valley in the Landmark Village Draft EIR, Section 4.9, Air Quality, was simply meant to aid in the discussion of local air quality conditions and contributing factors. The discussion was intended only to summarize the key findings of the study. However, the subregional study does indicate "that on weak or local transport days, Santa

Clarita was simulated to attain the federal [ozone ambient air quality] standard."[b] The study further reports that "average" transport conditions, when moderate to strong sea breezes blow through the Santa Clara River Valley and from the south through Newhall Pass, occur most of the time (66 percent), while "local" transport conditions, when calm to weak offshore winds blow, and "weak" transport conditions, when light onshore winds blow, occur six and 20 percent of the time, respectively. Thus, the study found that under the less common wind conditions accompanied by lower transport of air pollutants from outside the Santa Clarita Valley, the impacts on ozone levels in the Santa Clarita Valley would be lower than when prevailing southerly winds are blowing. Because this study was not intended to evaluate project-specific impacts (specifically, the impacts of the Landmark Village or the Newhall Ranch Specific Plan), no mitigation measures are required.

Response 26

The comment implies that reductions in VMT were not quantified. The statements to potential reductions in VMT due to the design of the Landmark Village project and the Newhall Ranch Specific Plan were qualitative and not quantitative. No adjustments of trips or VMT were made, except to the extent that such reductions are reflected in the SCAQMD's estimates of the degree of mitigation as indicated in its *CEQA Air Quality Handbook*. These reductions were used to estimate the mitigated operational emissions. In these cases, the VMT was not reduced, but rather the emissions associated with mobile sources are adjusted by a certain percentage to reflect the benefits of the mitigation measure.

Response 27

The comment suggests that it is not possible to estimate the reductions in VMT due to project residents working in the new commercial development associated with the project. As stated in **Response 26**, above, no specific reductions were taken to reflect the potential reduction in VMT.

Response 28

The comment refers to questions regarding traffic generation data expressed in letters from the City of Santa Clarita and Caltrans. Please see **Response 17**, above, for information responsive to this comment.

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b South Coast Air Quality Management District, Santa Clarita Subregional Analysis. November 2004. [Online] <http://www.aqmd.gov/ej/pdf/santaclaritasubregionalanalysis.pdf>

Response 29

The comment concurs with questions regarding traffic generation data expressed in letters from the City of Santa Clarita and Caltrans and requests that the traffic generation and air emissions be adjusted upward. Please see **Response 28**, above. The operational air emissions reflect the results of the traffic analysis for the project (see Appendix 4.7 of the Draft EIR and the assumptions in the URBEMIS2002 land use and air emissions model).

Response 30

The comment restates information contained in the Landmark Village Draft EIR, Section 4.9, Air Quality, regarding construction emissions and the inability of the mitigation measures to reduce the levels to less than the SCAQMD's significance thresholds, but does not raise an issue over the content or adequacy of the Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 31

The comment states that a conclusion regarding the significance of the construction emissions shown in Table 4.9-17 of the Landmark Village Draft EIR, Section 4.9, Air Quality, is incorrect. This has been revised in the Final EIR. This does not raise a new environmental issue within the meaning of CEQA, because the construction emissions of oxides of nitrogen (NO_X) were found to be significant and unavoidable. Please refer to the Final EIR **Section 3.0, Revised Draft EIR Pages** for the requested revisions.

Response 32

The comment restates information contained in the Landmark Village Draft EIR, Section 4.9, Air Quality, regarding construction emissions and the impacts to sensitive, residential, and workplace receptors. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft Landmark Village EIR, no further response is required.

Response 33

The comment suggests that the Landmark Village Draft EIR, Section 4.9, Air Quality, is unclear whether the localized significance thresholds analysis applies only to construction emissions. The Draft EIR clearly states on p. 4.9-53 that this analysis is intended to "analyze ambient PM_{10}, NO_2, and CO concentrations (fugitive dust and motor vehicle and equipment exhaust) due to *construction* of the

proposed project on ambient air quality concentrations in the vicinity of the construction site." (Emphasis added.)

Response 34

The comment suggests that the localized significance thresholds analysis should also be performed for the operation of the proposed project in addition to its construction phase. The SCAQMD's *Final Localized Significance Threshold Methodology* recommends that operational impact be evaluated for the following sources:

> "The primary emissions from operational activities include, but are not limited to NO_X and CO combustion emissions from stationary sources and/or on-site mobile equipment. Some operational activities may also include fugitive PM_{10} dust generating activities such as aggregate operations or earthmoving activities at landfills. Off-site mobile emissions from the project should NOT be included in the emissions compared to the LSTs [localized significance thresholds]."[c]

The primary sources of operational emissions of NO_X, CO, and PM_{10} from the Landmark Village project are motor vehicles and dispersed area sources, such as residential fuel combustion. Furthermore, many of the motor vehicles would travel beyond the Landmark Village project site. There would be no substantive stationary sources on the project site for which dispersing modeling to determine ambient air quality impacts for comparison with the localized significance threshold would be appropriate. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 35

The comment states that the Landmark Village Draft EIR, Section 4.9, Air Quality, must clearly state that no on-site dry cleaning operations will be permitted within Landmark Village. Mitigation Measure LV 4.9-5 ensures that no on-site dry cleaning operations would occur. This measure states, "Any dry cleaners proposing to locate on site shall utilize the services of off-site cleaning operations at already SCAQMD-permitted locations. No on-site dry cleaning operations shall be permitted within Landmark Village."

It should be noted that new dry cleaning establishments are not permitted to use harmful chemicals under SCAQMD Rule 1421. Rule 1421, as amended in 2002, phases out the use of perchloroethylene (perc) by the year 2020. Effective January 1, 2003, any new dry cleaning business or any facility in the

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[c] South Coast Air Quality Management District, *Final Localized Significance Threshold Methodology*, June 2003.

SCAQMD adding an additional machine must use a non-perc technology. Dry cleaners can continue to operate one perc machine until 2020 under the following conditions:

- Dry cleaners must comply with AQMD's Rule 1402, which limits the lifetime cancer risk from a facility to no more than 25 in 1 million;
- By November 1, 2007, all dry cleaners using perc must have state-of-the-art air pollution controls; and
- By July 1, 2004, facilities with the oldest and highest-emitting equipment (there are less than 20 in the region) must convert to dry cleaning machines with state-of-the-art air pollution controls.

Therefore, even if the Specific Plan permitted on-site dry cleaning operations (which it would not), the operations would not release harmful chemicals.

Response 36

The comment refers to the list of mitigation measures beginning on Landmark Village Draft EIR, p. 4.9-69, many of which includes the statement that the measures shall be implemented "if found applicable and feasible." The commentator is referring to mitigation measures SP 4.10-6, 4.10-7, and 4.10-9, which are from the previously certified Final Newhall Ranch Specific Plan Program EIR. The complete statement in the measures states that the measures listed shall be implemented if found applicable and feasible *for the subdivision under review in subsequent program EIRs*. This statement remains valid. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 37

The comment states that the statement, "shall implement the following if found applicable and feasible," would provide an opportunity to avoid ***any*** mitigation merely by stating that it is not feasible. As noted in **Response 36**, above, the mitigation states that measures shall be implemented if they are found applicable and feasible *for the subdivision under review*. Therefore, if the project EIR for a subdivision under the Newhall Ranch Specific Plan finds that a measure listed in SP 4.10-6, 4.10-7, and/or 4.10-9 is applicable to the proposed subdivision, then that measure shall be implemented. Section 21002 of the Public Resources Code states that "public agencies should not approve projects as proposed if there are … feasible mitigation measures available which would substantially lessen the significant environmental effects of such projects." Therefore, if the measures listed in SP 4.10-6, 4.10-7, and 4.10-9 are applicable and feasible for the Landmark Village project, they are required to be implemented.

Response 38

The comment states the opinion that some of the proposed measures in Section 4.9 are "obviously unenforceable such as the measures proposed for commercial uses beginning on p. 4.9-72." The comment is referring to mitigation measure SP 4.10-9, which addresses mobile source operational emissions. The comment does not state which measures are considered "obviously unenforceable" or why they would be unenforceable. Therefore, it is not possible to provide an adequate response to this comment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft Landmark Village EIR, no further response is required.

Response 39

The comment states that the mitigation measures must be real and enforceable "and be concretely stated for this subdivision." The measures listed in Section 4.9 are real (they are recommended in the SCAQMD *CEQA Air Quality Handbook* and/or were included in the previously certified Final Newhall Ranch Specific Plan Program EIR). They will become enforceable through adoption of the mitigation monitoring plan, which was included in the Landmark Village Draft EIR, Section 8.0. The measures will be enforced through plan check, field verification, receipt of letters of verification, and other means by County or County-appointed staff. For mitigation involving site improvements (e.g., double pane windows, lighting controls) occupancy permits would be issued after field verification that the mitigation measures are in place. The reader is encouraged to review the mitigation monitoring plan to verify that the measures are enforceable.

Response 40

The comment states that no specific data on the predicted amount of reduction were given for implementing the mitigation measures from the Newhall Ranch Specific Plan Program EIR. These reductions are included in Table 4.9-25, Estimated Mitigated Construction Emissions, and Table 4.9-26, Operational Emissions Reductions (the Estimated Emissions Reductions Efficiencies spreadsheets are found in Appendix 4.9).

Response 41

The comment asks who will provide the bus service to Landmark Village. As stated in the Landmark Village Draft EIR, Section 4.9, Air Quality, p. 4.9-45, the project study area is served by the Santa Clarita Transit (SCT) system, which is operated by the City of Santa Clarita, and which serves the Santa Clarita

Valley. SCT currently operates one fixed-route transit line (Route 2) near the project site, and it is expected the SCT would serve the project site with this route and/or a new route.

Response 42

The comment asks how bus service will be guaranteed since it is to be counted as reducing VMT. As stated in the Landmark Village Draft EIR, Section 4.9, Air Quality, p. 4.9-5, and in **Response 41**, above, SCT currently operates one fixed-route transit line (Route 2) near the project site. The route passes the project site via SR-126 and provides service to the greater Val Verde and Commerce Center areas. Route 2 begins in Val Verde and ends near Whites Canyon Road. The route passes the project site via SR-126. Therefore, bus service is already available to the project site.

SCT is a public transportation system that is funded by federal and state funding, sales tax, developer mitigation fees, and transit revenue (farebox). Bus routes throughout the Valley are determined based on a coordinated effort between SCT and the local jurisdictions it serves. Expanded service to Landmark Village would be coordinated between SCT, Los Angeles County, and the project applicant, and funded by available resources to which the project applicant and the project occupants would contribute through payment of fees and taxes.

While bus service to the project site would reduce the project's VMT, no reduction in VMT is assumed in the operational air emissions calculations in the Draft EIR, Section 4.9, Air Quality.

Response 43

The comment states that the Metrolink extension to and through the project site is part of a long-term plan, with no dates or goals given for its completion. The comment restates information contained in the Draft EIR, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 44

The comment states that the right-of-way through the City of Santa Clarita to Metrolink is no longer available. The comment provides no supporting documentation of this statement. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 45

The comment states that the use of rail service, which would provide for a decrease in automobile traffic, does not seem to be a substantial mitigation measure. The comment expresses the opinion of the commentator; however, use of rail transit by project occupants is not identified as a mitigation measure in the Landmark Village Draft EIR, Section 4.9, Air Quality. While rail service to the project site would reduce the project's VMT and trip generation, no reduction in VMT or trip generation is assumed in the operational air emissions calculations in Section 4.9 of the Landmark Village Draft EIR. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft Landmark Village EIR, no further response is required.

Response 46

The comment states that the Landmark Village Draft EIR implies that Newhall is planning to add light rail support within five years. The comment expresses an opinion, which is not supported by any statement made in the Landmark Village Draft EIR. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Response 47

The comment states that the Landmark Village Draft EIR includes the train in its VMT estimates and air pollution reduction. This statement is incorrect. While rail service to the project site would reduce the project's VMT, no reduction in VMT is assumed in the operational air emissions calculations in Section 4.9 of the Draft EIR.

Response 48

The comment states that there is no reference to trains in Appendix 4.9. The future potential for train service at the project site is not assumed in the Landmark Village Draft EIR, Section 4.9, Air Quality, or in the VMT or trip generation calculations for the proposed development (see **Response 47**, above).

Response 49

Using aqueous fuel does not result in a significant reduction in air emissions during construction. The comment restates information contained in the Draft Landmark Village EIR, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record

and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required.

Response 50

The comment suggests that additional mitigation measures would be necessary to reduce the construction emissions of PM_{10} and NO_X to levels below the SCAQMD significance thresholds. The State *CEQA Guidelines* require only that a Draft EIR "describe feasible measures which could minimize significant adverse impacts." (*CEQA Guidelines* §15126.4.) CEQA does not require that significant impacts be fully mitigated, provided the County, as the lead agency, follows the appropriate CEQA procedures when approving a project (e.g., adopt a Statement of Overriding Considerations).

Response 51

The comment points out a typographical, but not significant, error on p. 4.9-82 of the Draft EIR. The text in the Final EIR has been revised as follows (deletions are indicated by strike-throughs, and additions are indicated by underlined text):

> Although substantial mitigation is recommended for the project's construction-related emissions, Mitigation Measures LV 4.9-2 and 4.9-3 are based on technology unproven on a large scale and which may be infeasible. However, if these mitigation measures are found feasible at the time of construction, the project's construction-related CO, VOC, NO_X, and PM_{10} emissions would be reduced substantially, as shown in Table 4.9-25, Estimated Mitigated Construction Emissions. In particular, <u>with</u> implementation of these mitigation measures, if feasible, ~~would reduce~~ CO emissions ~~to less than significant, and the period of VOC~~ exceedances would be reduced from 51 months to less than 2 months. However, even with the implementation of these mitigation measures, if feasible, construction emission thresholds for VOC, NO_X, and PM_{10} emissions would still be exceeded for approximately 48, **48** ~~90~~, and 11 months, respectively. As a result, construction air quality impacts are considered significant.

Please refer to the Final EIR **Section 3.0, Revised Draft EIR Pages**, for the requested revisions.

Response 52

The comment states that NO_X emissions for weeks 221 to 235 in Table 4.9-25 exceed the threshold of significance. This is correct. **Table 4.9-25** in the Final EIR has been revised accordingly. Please refer to the Final EIR **Section 3.0, Revised Draft EIR Pages**, for the requested revisions.

Response 53

The comment indicates that independent calculations of the effectiveness of construction and operational mitigation measures (apparently, by the commentator) did not match those in the Draft EIR. These independent calculations were not provided, so the reason for the alleged discrepancy cannot be resolved.

Response 54

The comment indicates that the supporting calculations of the mitigated construction emissions were not found in Appendix 4.9 and that they do not match the values shown in Table 4.9-25 of the Draft EIR. The values in Appendix 4.9c were compared to the values in Table 4.9-25. The emissions shown in Appendix 4.9c for Weeks 1 though 19, Weeks 20 through 39, and Weeks 40 through 46 were incorrect. Appendix 4.9c has been revised and the revised data is included in **Appendix C** of this Final EIR. Additional details regarding the calculation of the mitigated emissions have been provided in the Final EIR.

Response 55

The comment restates information contained in the Draft EIR, Section 4.9, Air Quality. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content of the Draft EIR, no further response is required. The comment also reiterates that $PM_{2.5}$ emissions were not calculated. See **Response 19**, above.

Response 56

The comment states that, because SCAQMD is changing its policy regarding cumulative air quality impact analyses, it is deceptive for the Draft EIR to state that the project would not contribute to a significant cumulative air quality impact using the 1993 *CEQA Air Quality Handbook* methodology (i.e., mitigation would reduce emissions by one percent per year and the project is in compliance with the 2003 Air Quality Management Plan). The cumulative impact analysis in Section 4.9 of the Draft Landmark Village EIR was prepared in conformance with the current methodology available from the SCAQMD (i.e., the 1993 *CEQA Air Quality Handbook*). Using this methodology, the proposed project would not contribute to a significant cumulative air quality impact. However, as stated in Section 4.9, the Draft Landmark Village EIR still concludes that the project would have significance cumulative air quality impacts:

> "Even though the project shows at least a one percent per year reduction in project emissions of CO, VOC, NO_X, and PM_{10}, and likely a similar reduction in SO_X emissions,

> and even though the project is consistent with 2003 AQMP, as a conservative and 'worst-case' approach, the project does increase emissions in an air basin, which is in nonattainment for O_3 (VOC and NO_X as O_3 precursors), PM_{10}, and CO (Los Angeles County). Therefore, the project is considered to result in significant adverse cumulative air quality impacts."

Therefore, despite the use of the 1993 *CEQA Air Quality Handbook* methodology, the Draft EIR concludes the cumulative air quality impacts would be unavoidably significant. Please refer to **Response 13** above for additional discussion.

Response 57

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, based upon the Landmark Village Draft EIR, the environmental consultant, Impact Sciences, Inc., does not concur with the opinion expressed in this comment.

Response 58

The comment states that mitigation measures must be identified and quantified. The Draft Landmark Village EIR includes mitigation measure measures for the construction and operational emissions. To the extent that the effectiveness of the mitigation measure can be estimated, the mitigation emissions were quantified.

Response 59

The comment requests that the problems raised in the comments be corrected. Specific corrections have been made in the Final EIR as appropriate. Please see **Responses 18, 31, 51, 52,** and **54** above.

Response 60

The comment states that the construction emissions do not match the commentator's independent analysis. The results of the independent analysis were not provided for review. Please see **Responses 53** and **54** above.

Response 61

The comment suggests that the methods used to estimate the emissions be included in the Final EIR. The methods used Draft Landmark Village EIR, Section 4.9, Air Quality, are standard methods used by air quality professionals, including but not limited to the URBEMIS2002 land use and air emission estimation model, the Industrial Source Complex – Short Term (ISCST3) air quality dispersion model, and the

SCAQMD's *CEQA Air Quality Handbook*. The methods used are well documented in the Draft Landmark Village Draft EIR and Appendix 4.9c.

Response 62

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, the environmental consultant, Impact Sciences, Inc., does not concur with this opinion.

Response 63

The comment is noted. No further response it required given the comment does not address or question the content of the Draft EIR.

From: Barbara Wampole [mailto:barbara@wampole.com]
Sent: Tuesday, July 24, 2007 11:26 AM
To: Fierros, Daniel
Subject: NRDC Report: In Hot Water (for submission in Landmark Village public comments)

Dear Mr. Fierros,
Re: Landmark Village; Newhall Ranch Comments

The attached NRDC Report is of considerable concern to Friends of the Santa Clara River and the other environmental organizations that have commented on this project.

We would like to request that the Planning Staff review this NRDC study; In Hot Water- Water Management Strategies to Weather the Effects fo Global Warming. 1

Below you will find the site link, and press release of July 10, 2007 which will give you a sense of what the report covers.

Thank you for your attention to this report.

Sincerely,
Barbara Wampole, Vice Chair
Friends of the Santa Clara River

http://www.nrdc.org/globalWarming/hotwater/contents.asp

In Hot Water
Water Management Strategies to Weather the Effects of Global Warming

Drought and dry conditions withering the western United States are likely to persist and intensify, jeapordizing the region's water supply and water quality, compromising the health of rivers and lakes, and increasing the risk of flooding for Western communities. As stewards of these scarce resources, water managers can lead the response to the effects of global warming on water in the West. This NRDC report breaks new ground by analyzing the effects of global warming on a full range of water management tools and offering recommendations to meet the challenge. As the hotter, drier weather already afflicting the region becomes more common, officials responsible for keeping the taps flowing will need to take bold measures now, including conservation and efficiency, and supporting measures to control and reduce global warming in the future.

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FOR IMMEDIATE RELEASE

Press contact: Craig Noble at 415-875-6100 (office) or 415-601-8235 (mobile)
If you are not a member of the press, please write to us at nrdcinfo@nrdc.org or see our contact page

Water Officials Warned:
Get Used to Drought, Says New Climate Report

Conservation, Efficient Water Use Will be Most Important Future Water Supply

SAN FRANCISCO (July 10, 2007) - The drought and dry conditions currently gripping half the country are a taste of things to come, according to a new report by the Natural Resources Defense Council (NRDC) assessing the effects of global warming on water supplies in the West. The researchers say that as the hotter, drier weather already afflicting the region becomes the norm, officials responsible for keeping the taps flowing will need bold measures to improve conservation and efficiency. But drastic steps can be avoided if managers begin preparing now, the report says.

"Global warming will make it harder for farms and cities to find water," said Barry Nelson, study co-author and co-director of NRDC's western water project. "The latest global warming science is clear: drought-like conditions are likely to increase. This means that conservation and water use efficiency will become our most important sources of new water supply."

Concern over droughts and global warming is increasing across the West. Over the past eight years, the Colorado River, which supplies water to parts of Arizona, California, Colorado, Nevada, New Mexico, Utah and Wyoming, has received just over half its average flow. Southern California is experiencing its driest year on record. The Department of Water Resources predicts that every river in the southern Sierra Nevada will receive less than half of normal runoff this year.

Nelson said global warming can reduce water supply in several ways. In some regions, altered weather patterns may simply cause less precipitation, but the total amount is only half the story. It also matters whether precipitation falls as rain or snow. In most of the West, mountain snowpack is a natural reservoir that gradually supplies water when it's needed during spring and summer. Warmer temperatures may cause winter precipitation to fall as rain, instead of snow, reducing this water supply. Finally, hotter summer temperatures will cause more water to evaporate out of watersheds, rivers and reservoirs.

"Whether you're turning on the tap in Los Angeles, irrigating a crop in Colorado, fishing for salmon on the Columbia River or rafting down the Grand Canyon, there will likely be less water," said Nelson. "Global warming will affect water supply for everyone in the West."

The NRDC report breaks new ground by analyzing the effects of global warming on a full range of water management tools and offering comprehensive recommendations to help meet the challenge. Conservation tops the list of proven water supply solutions. For example, water use in the City of Los Angeles has remained steady for 30 years despite dramatic population growth thanks to investments such as low flow showerheads and toilets. The city can save even more water through programs promoting drought tolerant landscaping.

"Half of all urban water is used on lawns and landscapes, so there's even more opportunity to create new supply through conservation," said Nelson. "It's common sense to choose plants that are naturally adapted to arid climates and to use cutting-edge irrigation technology. Drought tolerant landscapes are not only beautiful, they're easier and less costly to maintain. And as a result of warming temperatures, landscape conservation is likely to be even more effective in the future."

The report calls on regions to work much more closely together, developing cooperative solutions to meet their water needs and providing other important benefits. For example, groundwater de-salters in California's Chino basin produce water supplies, while cleaning up contaminated underground aquifers. Urban stormwater retention programs designed to reduce flooding and pollution can also provide water supplies.

The report highlights wastewater recycling as another promising solution. Increasingly, water managers, led by Southern California water agencies, are investing in landscape, industrial and other re-use of treated wastewater. Wastewater recycling will be even more important in the future because it will not be affected by global warming.

The report suggests that traditional approaches - old-fashioned dams, diversions and groundwater pumping - are likely to perform more poorly in the future. Although these were primary strategies for supplying water in the West during most of the past century, they will likely be less effective in a warmer, drier climate.

"Increasingly, traditional dams are no longer realistic or financially feasible solutions," said Nelson. "The thousands of dams across the West have already captured most of the water. There are so few rivers left, and the cost of building dams is so high that the result is very expensive water. And global warming is likely to reduce the potential water supplies from new dams even further. Whether you examine water supply strategies from a business, environmental or global warming perspective, water conservation and recycling are going to be the smart investments in the future."

The report also says that global warming will fundamentally alter our rivers and streams. "Fish and wildlife will be harmed by changes to their habitat, including increased temperature, degraded water quality and reduced water flow," said Monty Schmitt, NRDC staff scientist and report co-author.

Finally, the report concludes that:

* Global warming may increase the risk of floods, which means water strategies must include ways to keep people and property out of harm's way.

* Water agencies should join other leaders in calling for aggressive measures to reduce emissions of carbon dioxide and other heat-trapping pollution.

* The faster we act now, the more control we will have over our future in the face of global warming.

The full report, In Hot Water: Water Management Strategies to Weather the Effects of Global Warming, is available online.

The Natural Resources Defense Council is a national, nonprofit organization of scientists, lawyers and environmental specialists dedicated to protecting public health and the environment. Founded in 1970, NRDC has 1.2 million members and online activists, served from offices in New York, Washington, Chicago, Los Angeles, San Francisco and Beijing.

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Barbara Wampole
28006 San Martinez Grande Road
Castaic, CA 91384-2306
661-257-3036 voice
661-294-9290 fax

barbara@wampole.com
http://www.imageg.com
http://FSCR.org
http://www.wampole.com

When you drink the water, remember the spring / Chinese Proverb

July 2007

In Hot Water

Water Management Strategies to Weather the Effects of Global Warming

Principal Authors

Barry Nelson
Monty Schmitt
Ronnie Cohen
Noushin Ketabi
Natural Resources Defense Council

Robert C. Wilkinson, Ph.D.
Water Policy Program
University of California, Santa Barbara

Contributing Editor

Theo Spencer
Natural Resources Defense Council

Foreword

Patricia Mulroy
Southern Nevada Water Authority

NRDC
THE EARTH'S BEST DEFENSE

About NRDC

The Natural Resources Defense Council is an international nonprofit environmental organization with more than 1.2 million members and online activists. Since 1970, our lawyers, scientists, and other environmental specialists have worked to protect the world's natural resources, public health, and the environment. NRDC has offices in NewYork City, Washington, D.C., Los Angeles, San Francisco, the Midwest, and Beijing. Visit us at www.nrdc.org.

About the Water Policy Program

The Water Policy Program at the Donald Bren School of Environmental Science and Management, University of California, Santa Barbara, advances the theory and practice of water management. Contact:Wilkinson@es.ucsb.edu

Acknowledgments

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Table of Contents

Foreword iv

Executive Summary vi
- Water Management in a Changing Climate vi
- Highlights of Efforts to Incorporate Climate Change into Water Management x

Chapter 1
An Overview of Major Scientific Findings on Climate Change 1

Chapter 2
How Climate Change Will Affect Western Water Supply and Management 4
- Climate Change Effects Will Reshape Water Supply in the West 5
- Climate Change Will Affect Flood Management 10
- Climate Change Will Affect Water Quality 12
- Climate Change Will Affect Aquatic Ecosystems 12
- How Climate Change Will Affect Western Hydropower 15

Chapter 3
The Water and Energy Connection 17

Chapter 4
A Guide for Water Managers: Designing a Comprehensive Response to Climate Change 21
- Vulnerability Analysis 21
- Response Strategies for Dealing with Water Supply Impacts 25
- Prevention 44
- Public Outreach 50

Chapter 5
Conclusions and Recommendations 52
- Conclusions 52
- Recommendations 53
- Additional Research Needs 57

Appendix A
Case Studies: Water Agency Action on Climate Change 58

Appendix B
Decoupling Population Growth and Water Use 69

Endnotes 74

Foreword

The effects of global warming on the health of the planet has been a topic of discussion for decades. However, only recently have the potential impacts of climate change on Western communities become a focus for water resource scientists, planners, and managers. In the American southwest, the severe drought on the Colorado River that began in 2000 served as a wakeup call to water utility managers regarding the possible implications of global warming. Those implications are sobering.

During the last century, long-range forecasts of population growth and water demands in the West have often been underestimated. Add to this fact the reality that stable and reliable water supplies in the West are, for the most part, already allocated. In this age of scarce water supplies, the prospect of climate change should serve as a catalyst for paradigm shifts in the way we manage water. Long-term climate change is adding even more uncertainty to the already difficult task of water resource planning and management.

To respond to the challenges posed by climate change, water managers will need to reevaluate their assumptions concerning storage and use of existing supplies, the amount of water expected to be available in the future, and how scarce or limited supplies should be shared among competing interests. Continued scientific study and dialogue will be of paramount importance to this effort, not only in terms of providing data to help individual utilities manage their respective situations, but also to facilitate the development of practical local, regional, and national policies.

With this in mind, the Natural Resources Defense Council, Desert Research Institute, and Southern Nevada Water Authority co-sponsored a 2005 conference entitled "Urban Water Supplies and Climate Change in the West." The objectives of the conference were threefold: to educate participants about the most recent studies of climate change and potential water supply impacts; to increase understanding and facilitate dialogue between water scientists and water managers; and to discuss options for addressing the potential impacts of climate change on water supplies. The presentations and discussion at that conference led to this report.

It is clear that global warming is occurring, particularly in the West. In general, temperatures are increasing. Scientists predict that this will likely lead to more runoff from rain, less alpine snow pack, larger winter streamflows, and hotter, drier summers. Communities are likely

to face more flooding and more frequent drought. As the West experiences earlier snowmelts and warmer, rainier winters, rivers and streams will be altered. Natural recharge to groundwater basins could decrease.

To cope with these changes effectively, water utilities will need to act quickly to develop diverse and flexible water resource portfolios that will allow them to reduce demands and adapt their supplies to changing climatic and hydrological conditions. However, from a regional and national perspective, perhaps the most important goal for water utilities will be to pursue increased cooperation and collaboration. In the past, models of water resource planning have emphasized competition for water resources. However, as communities throughout the West become more dependent upon each other to manage available resources, and as these resources prove to be interconnected in a myriad of ways, this competitive model of resource allocation is no longer prudent. Without open, collaborative dialogue among utilities and other stakeholders, competition for scarce water resources will only result in conflict, stalemate, and shortages.

The accompanying report and recommendations, and the conference that led to them, represent a first step toward addressing some of these difficult long-term issues. This report summarizes the broad potential water management impacts of climate change, the many existing climate-related activities of water managers around the West, and a full range of recommendations for water managers and staff to consider as they incorporate global warming into the planning and management of their agencies.

As the drought on the Colorado River has shown us in the West, even seemingly "permanent" water resources are susceptible to climatic variability. The time to prepare is now.

Patricia Mulroy
General Manager
Southern Nevada Water Authority

Executive Summary

The world's climate is warming—by an average of 1.3 degrees Fahrenheit in the past century. Unless current trends are reversed, global warming pollution is projected to keep increasing rapidly, raising temperatures by as much as 11.5 degrees Fahrenheit by the end of this century and compromising our water supply, flood management systems, and aquatic ecosystems. Experts predict that rising temperatures will lead to less alpine snowpack, earlier and larger peak streamflows, potential reductions in total streamflows, greater evaporative losses, declining ecosystem health, sea level rise, more extreme weather events—including both floods and droughts—and hotter, drier summers. We're already seeing evidence of these trends around the West.

Water managers—including water districts and local, state, and federal agencies with water-related resource management responsibilities—play a key role in Western communities by identifying potential water-related problems and pointing the way to solutions. As stewards of one of the West's most valuable —and scarce—resources, water managers can lead the response to ongoing climate changes and help stave off further damage.

WATER MANAGEMENT IN A CHANGING CLIMATE

Global warming presents challenges regarding water supply, water quality, ecosystem protection, and flood management—issues that water managers face every day. NRDC has created a blueprint for action, including a set of specific strategies water managers and other decision makers can use as they incorporate climate change issues into management decisions.

Action 1: Evaluate the Vulnerability of Water Systems to Global Warming Impacts

• ***Conduct agency assessments of climate change impacts on water supply.*** Assessments should analyze water supply and other impacts from projected climate change effects, including reductions of snow pack and earlier

peak streamflows, as well as from projected increases in temperature, which may result in greater environmental protection requirements and higher urban and agricultural water demand.

• ***Work with other water managers to evaluate regional vulnerability.*** Regional analyses can help water managers understand the common challenges they face and lay the groundwork for cooperative responses. They are especially important for water agencies in large watersheds and regions facing similar climate change–related challenges.

Action 2: Develop Response Strategies to Reduce Future Impacts of Global Warming

■ ***Consider the impact of climate change on future water management tools.*** Water management tools will be affected significantly—but not equally—by climate change. In general, climate change will make increases in efficiency more effective and reduce the yields from traditional surface storage and diversion projects. The table on the next page shows which water management tools will be most helpful in a climate-altered world.

■ ***Put conservation first.*** Increased investments in water efficiency represent a sound and basic "no regrets" water management approach to future climate change impacts. Cost-effective water conservation investments can generate significant benefits for water supplies and aquatic ecosystems, as well as reduced energy consumption and greenhouse gas emissions.

■ ***Incorporate climate and energy issues into statewide water planning.*** State-level planning efforts should incorporate climate change vulnerability analyses, global warming impacts on management tools, and the energy implications of water management decisions.

■ ***Consider integrated regional water management strategies.*** Water managers should carefully consider an integrated regional water management approach to climate change response. A robust climate change response strategy should include:

• Analysis of potential climate impacts on existing systems, as well as future water supply strategies

• Multiple benefits (e.g., supply, water quality, energy, flood management, and ecosystem benefits)

• An examination of unique regional conditions

• Potential partners to assist in financing and implementation (e.g., energy, stormwater, wastewater, and land use agencies)

• Institutional strengths and responsibilities

The Impacts of Climate Change on Water Management

Global warming is not an issue that we can afford to address with a "wait and see" approach. We must take action immediately or we are at risk of irreversibly damaging some of the West's precious water resources:

• For every rise of one degree Celsius (1.8 degrees Fahrenheit) in the West, researchers predict that snow levels will retreat upward by 500 feet in elevation.

• Extreme weather events such as floods and large storms could increase in size and frequency, straining the limits of flood control systems and exposing some floodplains and low-lying coastal regions to damage reminiscent of Hurricane Katrina.

• The IPCC projects that sea level will rise by 7 to 23 inches by 2100, affecting water supplies, eroding wetlands, diminishing coastal protection from storms, and exposing residents to severe flood damage. This projection assumes no acceleration of ice melt in Greenland or Antarctica. A new study, published after the deadline for consideration by the IPCC, projects that sea levels will rise by 20 to 55 inches this century based on recent observations.

• The stability of levees in the San Francisco Bay-Delta, which provides a portion of the water supply for more than 20 million Californians, will be threatened by rising sea levels.

• Higher temperatures will decrease salmon, trout, and other fish habitat, thereby increasing conflicts over water resources. Scientists estimate that up to 38 percent of locations currently suitable for coldwater fish could become too warm to provide habitat by 2090.

• A full range of potential water supply and demand strategies

• A full range of flood management options

• "Efficiency first" investments

• A clear "with and without" project analysis for major infrastructure investments

• Stronger, enforceable environmental protections, such as flow and temperature requirements for protected species

• Economic analysis and "beneficiary pays" financing

• Clear objectives and performance standards

• Educating the public and decision makers about climate change

■ ***Collaborate with energy utilities.*** Water conservation generates substantial water and energy savings, and thus reductions in greenhouse gas emissions. Water agencies should work with local energy utilities to develop joint programs, such as rebate offers, to encourage customers to conserve water and energy.

■ ***Consider climate change when making commitments about future water deliveries.*** In particular, agencies should avoid promising increased water deliveries based solely on current hydrology, without consideration of future climatic conditions.

■ ***Factor in flood management.*** For agencies with flood management responsibilities, an awareness of climate change should be integrated into future management decisions. Managers should investigate opportunities such as the reoperation of existing facilities, floodplain restoration, groundwater recharge, and flood-compatible agriculture. To reduce future damage, floodplains should be managed with an awareness that they will be inundated more frequently. This suggests placing an increased emphasis on land use issues.

■ ***Protect and restore aquatic ecosystems.*** Degraded aquatic ecosystems result in the loss of species and create endangered species conflicts. Healthy aquatic ecosystems will be more resistant to climate impacts, help reduce conflicts, and provide other benefits to water quality, recreation, and flood protection.

Action 3: Prevent Future Impacts by Reducing Greenhouse Gas Emissions

■ ***Support policies including mandatory caps on emissions.*** The IPCC found with at least 90 percent certainty that the current global warming trend is caused primarily by greenhouse gas emissions—particularly carbon dioxide—released through the burning of fossil fuels. Enforcing a mandatory national cap on the pollution that causes global warming is the single most important step in controlling and reducing the future impacts of global warming. While caps would be most effective at the federal level, local, state, and regional initiatives are also important tools in the face of federal inaction.

Table ES-1: Performance of Water Management Strategies After Considering Global Warming Effects

More effective	Not affected	Less effective
• Landscape conservation • Conservation rate structures • Agricultural water conservation • Water marketing • Urban stormwater management • Saltwater groundwater intrusion barriers to protect coastal aquifers • Water system reoperation • Interagency collaboration and integrated water management strategies • Floodplain management • Watershed restoration	• Wastewater recycling • Interior water conservation • Groundwater cleanup	• Traditional river diversions • Traditional groundwater pumping • Traditional surface storage facilities • Ocean water desalination*

*Given existing energy requirements.

■ ***Take action at the district level.*** Water agencies should develop programs to reduce their energy consumption and greenhouse gas emissions. A thorough understanding of the energy implications of water management decisions can lead to a range of options for achieving this goal. (NRDC's 2004 report *Energy Down the Drain* explores this relationship in detail.)

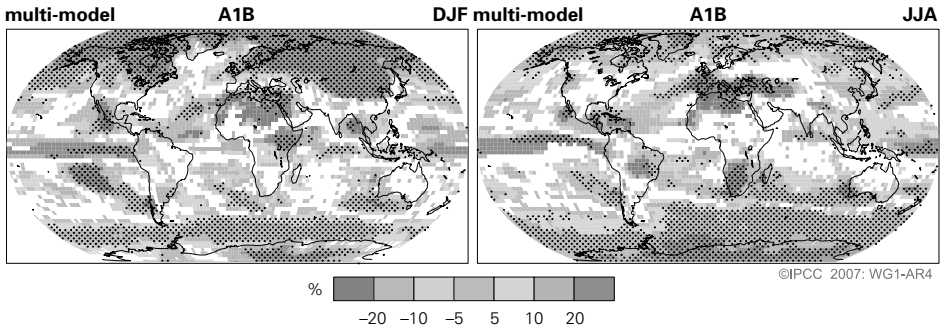
Action 4: Increase Awareness of Global Warming and Water Impacts

■ ***Educate customers and decision makers.*** Global warming is not just an environmental concern—it affects the future of all Western communities, particularly through water-related issues. Addressing the impacts of climate change on water management will require increased awareness and involvement by water district customers and decision makers, including elected officials.

■ ***Raise public awareness.*** Given the global nature of climate change and the need for far-reaching actions to address its causes, raising public awareness is essential to encouraging effective action. Water managers can play an important role in increasing awareness of global warming and the need to take action. Outreach can take the form of advertisements, media outreach, discussions with business groups, conferences, community forums, and more.

Western communities look to water managers for leadership on water issues. With global warming changing

Figure ES-1: Projected Patterns of Precipitation Changes for Period 2090-2099, relative to 1980-1999



Source: IPCC 2007:: WG1-AR4

the way we think about water in the American West and around the globe, water managers and other decision makers must lead the way in ensuring that our drinking water supply is safe, that our communities are protected from floods, and that our aquatic ecosystems support healthy fish and wildlife populations. The time to prepare is now.

HIGHLIGHTS OF EFFORTS TO INCORPORATE CLIMATE CHANGE INTO WATER MANAGEMENT

Across the West, water agencies and other water managers have begun taking action to address the challenges presented by climate change. Here are a few highlights of those efforts.

Evaluating the Vulnerability of Water Systems to Global Warming Impacts

• Many Western communities, including Seattle, Portland, Denver, the San Francisco Bay Area, and water districts in the Sierra Nevada foothills have undertaken analyses of potential impacts to their existing water systems.

• New Mexico and California have released statewide vulnerability analyses.

• In 2005, the American Water Works Association Research Foundation released *Climate Change and Water Resources: A Primer for Municipal Water Providers*.

Implementing Response Strategies to Reduce Future Impacts

• Denver Water has decided to dramatically accelerate its long-range water conservation program, partially in response to potential impacts from global warming.

• California's Department of Water Resources has issued multiple reports regarding climate impacts, including *Progress on Incorporating Climate Change into Management of California's Water Resources*.

• Southern California's Santa Ana Watershed Project Authority has created a national model for integrated regional water management, producing far-reaching water supply, water quality, energy, and climate benefits.

Preventing Future Impacts by Reducing Greenhouse Gas Emissions

• In California, three water agencies—the Santa Clara Valley Water District, the East Bay Municipal Utility District, and the Marin Municipal Water District—supported AB 32, which Governor Schwarzenegger signed into law in September 2006, creating the nation's first state-level mandatory cap on greenhouse gas emissions.

• The Santa Clara County Water District has helped to create a public/private partnership called Sustainable Silicon Valley, which is working to reduce the emission of global warming gases and other pollutants.

• The Bay Area's East Bay Municipal Utility District (EBMUD) has joined the California Climate Action Registry to report its greenhouse gas emissions, earning the district a "Green Power Leadership" award from the Environmental Protection Agency. Since EBMUD joined the registry, more than a dozen California water agencies have joined as well as Seattle Public Utilities and the Salt River Project.

• The Marin Municipal Water District has joined the Cities for Climate Protection campaign, uniting with dozens of other Western cities that run municipal water utilities to create a strategic agenda to reduce global warming.

Increasing Public and Decision Maker Awareness

• The Santa Clara Valley Water District has added a discussion of global warming to its website, stating that "The reality of global warming and climate change is the most significant long-term threat to water resources management in Silicon Valley."

• In January 2007, the San Francisco Public Utilities Commission convened a Water Utility Climate Change Summit attended by more than 150 water managers and other stakeholders. The conference received significant media coverage.

Chapter 1

An Overview of Major Scientific Findings on Climate Change

All elements of water systems, from watershed catchment areas to reservoirs and conveyance systems to wastewater treatment, will likely be affected by climate change and variability.[1] Rising temperatures, a greater proportion of annual precipitation falling in the form of rain instead of snow, altered streamflow timing, reduced snowpack, increased evaporation and transpiration, greater risk of fires, and a sea level rise—all effects of climate change—will require changes in how our current water systems are managed. And with virtually every major water supply source in the West already overallocated beyond its physical and/or legal capacity to be sustained, the consequences could be significant for Western water supply, water quality, and aquatic ecosystems.

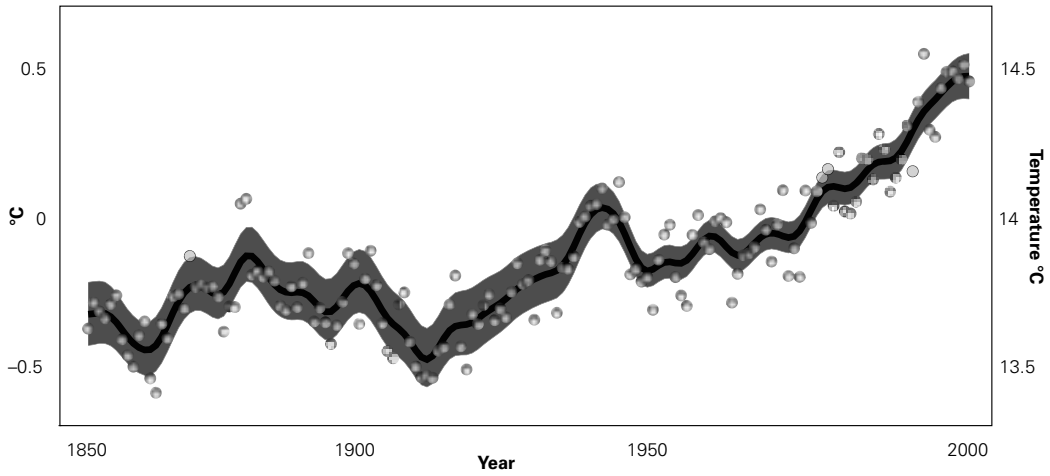
There is broad scientific agreement that climate change is occurring, that emissions of heat-trapping pollution are the primary cause, and that the resulting climate change and variability pose significant dangers to our environment, our health, and our economy.

The Intergovernmental Panel on Climate Change (IPCC) Fourth Assessment Report released in 2007 found, with at least 90 percent certainty, that human activities are causing global warming.[2] This comprehensive review confirms and lends even greater confidence to the conclusions of the U.S. National Research Council's (NRC) Committee on the Science of Climate Change 2001 report, *Climate Change Science: An Analysis of Some Key Questions,* which found that greenhouse gases are accumulating in the earth's atmosphere as a result of human activities, causing surface air temperatures and subsurface ocean temperatures to rise. Temperatures are, in fact, rising.[3] It also found that the combustion of fossil fuels (coal, oil, and natural gas) is the major source of greenhouse gas emissions (see Figures 1-1 and 1-2).

The IPCC in 2007 projected that the rate of warming over the 21st century—up to 11.5 degrees Fahrenheit—would be much greater than the changes observed during the 20th century. The IPCC projects the following changes as a result of increased temperatures:

- more frequent hot extremes, heat waves, and heavy precipitation events
- more intense hurricanes and typhoons
- decreases in snow cover, glaciers, ice caps, and sea ice

Figure 1-1: Changes in Global Average Temperatures, 1850-2000



Source: IPCC 2007: WG1-AR4

Global Warming Basics

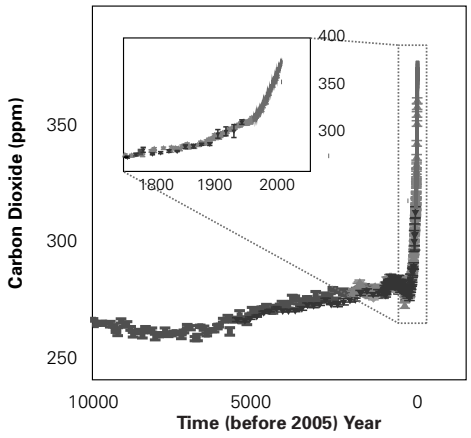
The basic dynamic of global warming is that the earth's temperature is largely regulated by gases that trap heat in the earth's atmosphere. This so-called greenhouse effect allows the earth's temperature to be in the range at which all life on earth has evolved. Increased concentrations of specific gases increase the heat-trapping ability of the atmosphere and are responsible for increasing temperatures. The composition of the earth's atmosphere is particularly important, because certain gases (including water vapor, carbon dioxide, methane, halocarbons, ozone, and nitrous oxide) absorb heat radiated from the earth's surface. Changes in the composition of the atmosphere alter the intensity of the greenhouse effect.

Although natural variability in climate occurs, it is now clear that human activities have been causing most of the global warming since the mid-20th century. We are exerting a major and growing influence on some of the key factors that govern climate by changing the composition of the atmosphere and by modifying the land surface. The concentration of carbon dioxide (CO_2) has risen about 30 percent since the late 1800s. The concentration of CO_2 is now higher than it has been in for at least the last 650,000 years. This increase is the result of the burning of coal, oil, and natural gas and the destruction of forests around the world to provide space for agriculture and other human activities. Rising concentrations of CO_2 and other greenhouse gases are intensifying earth's natural greenhouse effect. Projections of population growth and energy use indicate that, on our current course, the CO_2 concentration will continue to rise, likely reaching between two and three times late-19th-century levels by 2100. This dramatic doubling or tripling will have occured in the space of about 200 years.

Sources: National Assessment Synthesis Team, 2001. *Climate Change Impacts on the United States, report for the United States* Global Change Research Program. Cambridge University Press, p.12. http://prod.gcrio.org/nationalassessment/.

Climate Change 2007: The Physical Science Basis: Summary for Policymakers. Contribution of Working Group I to the Fourth Assessment Report of the Intergovernmental Panel on Climate Change, p.4.

Figure 1-2: Changes in Atmospheric Concentrations of Carbon Dioxide from Ice Core and Modern Data



Source: IPCC 4 Summary for Policy Makers, p. 3

• a rise in global mean sea level of 7 to 23 inches (this projection does not include accelerated ice-sheet melting and other factors)[4]

Recent studies indicate that the range of possible sea level rise may be even greater. A report in *Science* magazine projects a 20- to 55-inch rise in sea levels over the 21st century, based upon recent observations.[5] This study was published after the deadline for consideration for the IPCC's Fourth Assessment Report.

Changes caused by a warming climate will not necessarily occur in a steady and predictable fashion. A recent report from the NRC, *Abrupt Climate Change: Inevitable Surprises*, shows that some major and widespread climatic changes have occurred with startling speed. The study notes that abrupt changes were most common when the earth's climate was being heated most rapidly, concluding that "greenhouse warming and other human alterations of the earth system may increase the possibility of large, abrupt, and unwelcome regional or global climatic events."[6]

Although difficult to predict or plan for, climatic shifts—gradual or dramatic—are among the scenarios that water managers must consider in future modeling and planning. Fortunately, some in the water management community are actively engaged in the analysis of climate change impacts and are undertaking analyses of water system vulnerabilities to future climate change effects. For example, in 2005, the American Water Works Association Research Foundation (AWWARF) and the National Center for Atmospheric Research (NCAR) released a report entitled *Climate Change and Water Resources: A Primer for Municipal Water Providers,* and in July 2006 the California Department of Water Resources released *Progress on Incorporating Climate Change into Management of California's Water Resources.*[7,8] It is clear that water managers will have to adapt to changing climate conditions.

> **"The water supply for any utility will depend on the quantity and timing of local and regional precipitation, both of which may change with global climate change… Climate change is an additional source of uncertainty that will become increasingly relevant to water resource managers in the 21st century. Just as with any other source of uncertainty, best practice requires understanding as much as possible about the changes that can occur and their implications for operation and management of the utility."**
>
> Source: Kathleen Miller and David Yates, Climate Change and Water Resources: A Primer for Municipal Water Providers (AWWARF 2006).

Chapter 2

How Climate Change Will Affect Western Water Supply and Management

The snow and ice of western mountain ranges are the lifeblood of water supply and storage in the western United States; their melting snowpack feeds rivers that provide that area of the country with as much as 75 percent of its water supply.[1] An elaborate system of reservoirs, aqueducts, pumping plants, treatment facilities, and other engineered facilities moves the West's water supply from two principal sources: (1) surface water, which is often stored in reservoirs and (2) groundwater.

This water supply infrastructure, matched by an even more elaborate set of laws and policies that govern water use and rights, was designed and engineered for timing and magnitudes of runoff based on our understanding of past hydrological conditions, including temperature, precipitation, and snowmelt patterns.

Climate change and variability will affect the timing, amounts, and form of precipitation, in turn, affecting all elements of water systems from watershed catchment areas to reservoirs, conveyance systems, and wastewater treatment plants.[2] These systems are already stressed today. Overdraft and contamination of groundwater sources have reduced the availability of groundwater supplies in many areas. Saltwater intrusion in coastal aquifers is a problem in many areas. Climate change has the potential to exacerbate these situations, requiring increased attention from water managers. Extreme events such as droughts and major flood events are particularly challenging for water managers. Climate modeling indicates that these kinds of extreme events are likely to become more frequent and intense in the future. In fact, there is strong evidence that wildfires, precipitation patterns, and

Figure 2-1: Total Surface and Groundwater Withdrawals by U.S. County

The Western United States withdraws more water than any other region in the nation. The changes to hydrology and water supply that are likely to be caused by global warming threaten to have serious implications for western water management. Source: USGS 2004

> **"Climate change has the potential of affecting a wide variety of water resource elements. These range from water supply, hydroelectric power, sea level rise, more intense precipitation events, water use, and a number of miscellaneous items which include water temperature changes."**
>
> Source: Maurice Roos, California's state hydrologist in draft materials prepared for the California Energy Commission for the Public Interest Research Program (PIER) on Climate Change.

snowmelt are already being influenced by anthropogenic climate change.[3]

CLIMATE CHANGE EFFECTS WILL RESHAPE WATER SUPPLY IN THE WEST

As the U.S. National Assessment water sector report summarizes, "More than 20 years of research and more than 1,000 peer-reviewed scientific papers have firmly established that a greenhouse warming will alter the supply and demand for water, the quality of water, and the health and functioning of aquatic ecosystems."[4] The most significant impacts of global warming on water management—rising temperatures, increasing proportions of annual precipitation in the form of rainfall, disrupted streamflow timing, altered snowpack conditions, increased evaporation and transpiration, greater risk of fires, and sea level rise—are discussed in more detail in the following sections.

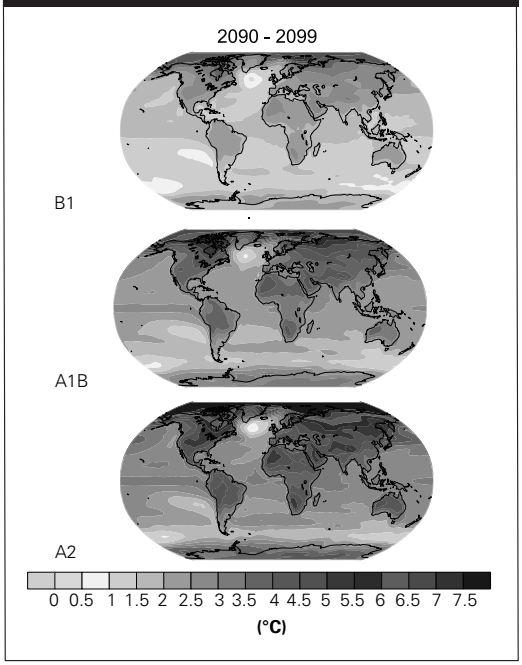
Rising Temperatures Could Mean Earlier Snowmelts and Outflows

The IPCC 2007 report found that "11 of the last 12 years (1995 to 2006) rank among the 12 warmest years... since 1850".[5] Climate models also consistently indicate a warmer future for the U.S. West (see Figure 2-2). Evidence of warming trends is already being seen in winter temperatures in the Sierra Nevada, which rose by almost 2 degrees Celsius (4 degrees Fahrenheit) during the second half of the 20th century. Trends toward earlier snowmelt and runoff to the San Francisco Bay-Delta over the same period have also been detected.[6] Water managers are particularly concerned with the mid-range elevation levels where snow shifts to rain under warmer conditions, thereby changing the snow storage. Research is also indicating earlier melting and spring flows, as described in more detail in a later section.

Greater Extremes in Precipitation Will Challenge Flood Control and Water Storage

Climatologists expect that global average precipitation will increase, however, some areas will become wetter while others will become drier. In addition, the timing, location, and form (rain versus snow) will likely differ from historical norms. Studies have found an average increase in precipitation in the continental United States of about 10 percent over the last century. The intensity of precipitation has increased for very heavy and extreme precipitation days, with most of the increase in the highest annual one-day precipitation events. Plots of global and U.S. precipitation changes over roughly the past century reveal considerable variation by region. Such findings have serious implications for flood control as well as water supply storage.[7]

Figure 2-2: Projections of Surface Temperature Changes for Late 21st Century



Source: *Climate Change 2007: The Physical Scientific Basis: Summary for Policymakers.* Contribution of Working Group I to the Fourth Assessment Report of the Intergovernmental Panel on Climate Change

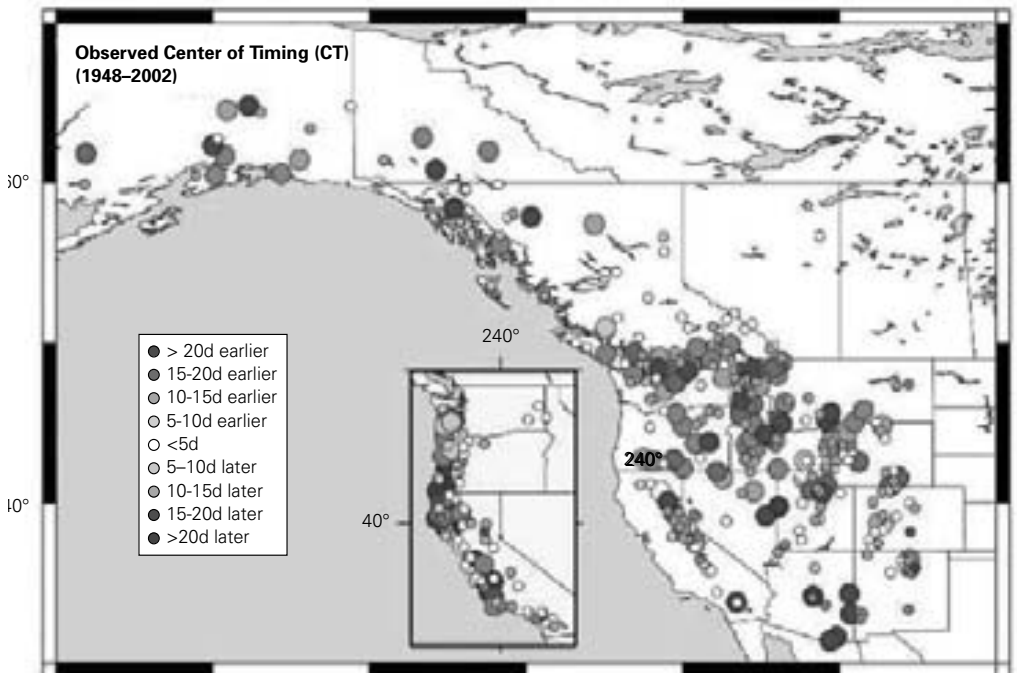
Although there is uncertainty regarding how climate change will affect regional precipitation patterns throughout the American West, several analyses indicate that the Southwest may be drier and that high latitudes may be wetter in the future. For example, a 2007 National Research Council report on Colorado River basin hydrology concluded, "Over the next 10–40 years, there is a tendency in the results of climate model super-ensembles to forecast slightly increased annual precipitation in the Northwestern United States by about ten percent above current values and to forecast slightly decreased annual precipitation in the Southwestern United States by less than ten percent below current values, with relatively little change in annual precipitation amounts forecast for the headwaters regions of the Colorado River."[8] Potential changes in precipitation patterns will have far reaching implications for water managers, particularly in oversubscribed river basins—which includes most rivers in the West.

Reduced Snowpack and Earlier Snowmelt Disrupt Streamflows

In the West, streamflow is often strongly influenced by runoff from melting winter snowpacks. Streamflow is characterized by timing, magnitude, frequency, and duration of water flows, all of which are affected by climate change. Water management strategies for supply and flood control are therefore highly attuned to streamflow timing, making any changes in streamflow timing a critical management issue.

Recent studies indicate that changes have already occurred in snowmelt and spring runoff throughout the western region of North America. The United States Geological Survey (USGS), which has been measuring

Figure 2-3: Accelerated Runoff in the West, 1948-2002



Spring runoff in the West, measured in terms of center of timing—the date at which 50% of annual runoff is reached—now occurs 1–4 weeks earlier than 50 years ago.

Source: Steward, Iris T., Daniel R. Cayan, Michael D. Dettinger, April 2005. "Changes toward Earlier Streamflow Timing across Western North America". Journal of Climate. http://meteora.ucsd.edu/cap/pdffiles/stewart_timing.pdf

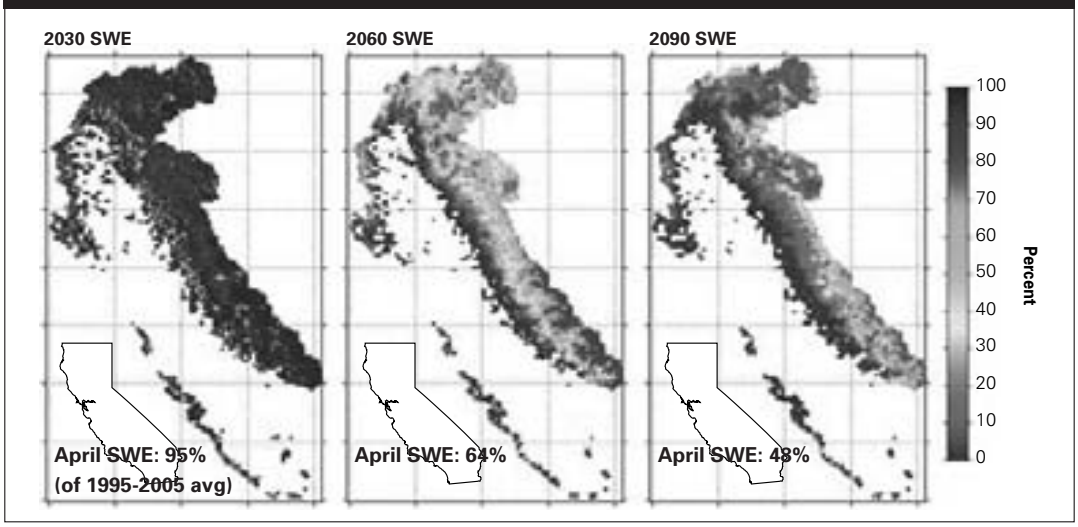
streamflows and spring runoff since the late 19th century, observes that "both measures indicate that flows in many western streams arrive a week to almost 3 weeks earlier now than they did in the middle of the 20th century. The largest changes have been identified in the Pacific Northwest, but the trends also are present in the Sierra Nevada of California, in the Rocky Mountains, and in parts of British Columbia and southern Alaska."[9] Figure 2-3 shows accelerated spring runoff across the West for the latter half of the 20th century.

Water agencies have found the same changes in streamflow when analyzing climate changes impacts upon their water systems. For example, Seattle Public Utilities sponsored a study by University of Washington's Climate Impact Group (CIG) to examine global warming's potential effects on Seattle's water system. Their modeling indicates an average decrease in combined inflow volumes to its two primary water sources, the Cedar and Tolt Reservoirs, of approximately 6 percent per decade through 2040—totaling about 5,000 acre-feet by 2040 when compared to historical record.[10]

Other recent studies indicate that both early snowmelt and diminished snowpack in the West may be related to increased temperatures due to global warming.[11] Runoff indexes for both the Sacramento and San Joaquin rivers in California, for example, show a marked decline in flows during the critical April to July period over the past century. And researchers have shown that for most of the second half of the 1900s, snowmelt-generated runoff came increasingly early in the water year in many basins in California.[12] A declining fraction of the annual runoff was occurring during the months of April to June in middle-elevation basins, while an increasing fraction was occurring earlier in the water year, particularly in March.[13] Other studies have reached similar findings of increasing winter and spring floods under conditions in which rain falls on snow.[14]

Future changes in snowpack are a cause for concern. One study projected that snow levels will retreat 500 feet in elevation in California for every rise of one degree Celsius.[15] Figure 2-4 shows projections for snowpack impacts in California through the 21st century. An analysis by Peter Gleick published in the journal *Water Resources Research* examined the potential for shifts in runoff in California due to increased temperature.[16] For the study, Gleick used a water-balance model developed for the Sacramento Basin. He based his climate change scenarios on increases in average monthly temperature of 2 and 4 degrees Celsius (4 and 7 degrees Fahrenheit) and changes in precipitation of +/–10 and 20 percent. The study found that summer runoff decreased in all scenarios, whereas winter runoff rose in all those scenarios in which precipitation was kept constant or increased. With an increase in temperature of 4 degrees Celsius (7 degrees

Figure 2-4: Evolution of Average Annual Snow Water Equivalent as a Percentage of Average 1995-2005 Values



Source: Knowles, N. and Dan Cayan. Potential effects of global warming on the Sacramento/San Joaquin watershed and the San Francisco estuary. September 28, 2002. Geophysical Research Letters. Vol. 29, No. 18.

Fahrenheit) and an increase in precipitation of 20 percent, the winter runoff rose by 75 percent and the summer runoff decreased by 49 percent.

Increased Evapotranspiration Reduces Total Streamflows

Although there is still significant uncertainty regarding how climate change will affect precipitation patterns in the West, a significant body of analysis suggests that total streamflows in the future will be reduced in comparison with historical levels. This change has powerful implications for water managers.

Increased temperatures are expected to lead to increased evaporation and transpiration, which will increase water loss from standing water and decrease soil moisture levels. A seminal study by Gleick and Nash of the Colorado River basin demonstrated the crucial role evapotranspiration plays in water availability. The authors found that with no change in precipitation, a 2 degree Celsius increase in temperature would reduce mean annual runoff by 4 to 12 percent and that the reduction in runoff for a 4 degree Celsius increase would be between 9 and 21 percent. The authors concluded that if temperature rose by 4 degree Celsius, precipitation would need to jump by nearly 20 percent to maintain historical runoff levels.[17]

In 2007, the National Research Council reached similar conclusions in a review of the science regarding hydrologic variability in the Colorado River basin. The investigation included analyses of historical hydrology and likely future variability, as a result of climate change. The report projects that future reductions in total Colorado River streamflow are likely:

"This body of research collectively points to a future in which warmer conditions across the Colorado River region are likely to contribute to reductions in snowpack, an earlier peak in spring snowmelt, higher rates of evapotranspiration, reduced late spring and summer flows and a reduction in annual runoff and streamflow."[18]

This projected reduction in total runoff is anticipated as a result of increased losses to evapotranspiration. Specifically, "(h)igher temperatures will cause higher evaporative losses from snowpack, surface reservoirs, irrigated land and land cover surfaces across the river basin."[19]

The report discusses the significance of this change from a policy perspective. "Any future decreases in Colorado River streamflow, driven primarily by increasing temperatures, would be especially troubling because the quantity of water allocations under the Law of the River already exceeds the amount of mean annual Colorado River flows."[20]

Other efforts have also projected potential decreases in total streamflows. For example, analysis by the California Climate Change Center in 2006 found that climate change could lead to significant reductions in total reservoir inflows and total Delta inflows. Approximately two-thirds of model runs revealed likely reductions in total inflows for major northern California reservoirs, with maximum projected reductions of approximately 12 percent.[21] It is important to note that this analysis does not clearly separate the factors anticipated to cause this reduction.

Potential reductions in total streamflows have far-reaching implications for water managers. This is particularly true because, in many cases, additional water

Table 2-1: Predicted Changes in California's Reservoir and Delta Inflows in 2050 with Climate Change

	Lake Shasta			Folsom Lake			Total Delta Inflows		
	Annual Avg. Inflow (TAF)	Change From Base (TAF)	Change From Base (%)	Annual Avg. Inflow (TAF)	Change From Base (TAF)	Change From Base (%)	Annual Avg. Inflow (TAF)	Change From Base (TAF)	Change From Base (%)
Base	5492			2670			20850		
GFDL A2	5442	–51	–1%	2355	–315	–11.80%	20258	–592	–3%
PCM A2	5177	–315	–5.70%	2410	–260	–9.70%	19939	–911	–4%
GFDL B1	5601	109	2.00%	2368	–302	–11.30%	20071	–778	–4%
PCM B1	5854	362	6.60%	2829	159	6.00%	21789	939	5%

Data derived from Chapter 4 of California Department of Water Resources, Progress on Incorporating Climate Change into Management of California's Water Resources. Technical Memorandum Report. July 2006.

development could be designed to capture flows that are not captured by the current infrastructure. If future average streamflows are lower, it suggests that this infrastructure could be wasted—designed to capture flows that may not be there in the future.

A Warmer Climate Increases the Risk of Fires

Fire is already a serious concern in the West. Where wildlands meet development, fire poses a particular danger to life and property. But fire also provides important benefits and is a necessary process in the West's ecosystems. Many plants actually depend on periodic fire cycles to maintain health and some plants require fire for seed germination. Whether a benefit to the ecosystem or a threat to property, fire can have serious water supply impacts in terms of reduced downstream water quality and loss of reservoir storage capacity due to sedimentation.[22]

Studies show that earlier loss of snowpack will lead to increased stress on vegetation, reduced summer soil moisture, and, therefore, increased threat of fire, particularly in the arid West. There is strong evidence from research at Scripps Institute that this is already occurring in the western United States.[23] Two primary ways for climate change and variability to increase the threat of fire are: an oscillation between periods of increased precipitation and periods of drought—as projected in some climate scenarios—could increase fuel loads and create extreme fire conditions, and; warmer temperatures and consequent low moisture content in soils and fuel could create increased fire risk. Heat waves and high winds would exacerbate these conditions. Frank Davis at University of California Santa Barbara notes that "fire behavior models predict a sharp increase in both ignition and fire spread under warmer temperatures combined with lower humidities and drier fuels."[24]

A particularly interesting finding from the Southwest Regional Assessment is the relationship of climate to fire cycles evident in the tree-ring record.[25] Reconstruction from tree-ring data of wildfire occurrence in the Southwest reveals simultaneous changes occurring after 1700 that reflect climate impacts to wildfire patterns over interannual to centennial time scales.[26] Research by Swetnam et al. highlights the importance of understanding how lag times between climatic events and vegetation response influence subsequent fire patterns.[27] These lag times have important implications for long-range fire hazard forecasting and ecosystem management. For example, based on a 300-year record of climate and fire derived from tree-ring analysis, a pattern of one or more wetter-than-normal El Niño winters in the Southwest, followed by a drier-than-normal La Niña winter, establishes preconditions for unusually large and intense wildfires.[28] Further, certain kinds of episodic ecological disturbances, such as insect outbreaks, may be traceable to patterns in climatic variability.[29]

Sea Level Rise Threatens Water Supply, Water Quality and Wetlands

Global warming drives two primary mechanisms of sea level rise: thermal expansion of seawater as the oceans warm, and; melting of mountain glaciers and massive bodies of polar ice—particularly the Antarctic and Greenland ice sheets.

The Intergovernmental Panel on Climate Change's (IPCC) Fourth Assessment Report projects that sea levels will rise by 7 to 23 inches by the year 2100—a consequence that brings profound implications for water resources in the West.[30] This estimate does not account for the accelerated melting of the Antarctic and Greenland ice sheets.

The melting of ice sheets brings the largest potential rise in total sea levels, as their complete melting would result in a 70-meter increase in global sea levels.[31]

A great deal of uncertainty exists regarding ice sheet dynamics and the limitations of current modeling. For example, a NASA/University of Kansas study published in the March 24, 2006 issue of *Science* by Jonathan Overpeck and co-authors, estimated that the last time Arctic temperatures were as high as those projected for the 21st century (about 125,000 years ago), sea levels was 4 to 6 meters higher than it is today.[32] It is difficult to estimate how long it would take for sea level to rise this much, University of Texas researchers determined that the Greenland ice sheet is currently melting three times faster than during the previous five years, underscoring the already accelerating rates of ice sheet melting.[33] Although uncertainties exist in forecasting the rate of ice sheet melting, acceleration in sea level rise is real, bringing serious implications for coastal land and water supply.

On the West coast, sea level rise presents potentially severe impacts. For example, for the San Francisco Bay and the Sacramento-San Joaquin River Delta, global warming impacts will compromise ecosystem health, water supply, and water quality (see "The Rising Costs of Rising Sea Level"). Sea level rise could also affect water supply by causing wetland erosion and surface water and

The Rising Costs of Rising Sea Level

The predicted increase in physical damage to the coastal structures and coastal erosion associated with sea level rise inundation will have significant and far-reaching costs. The IPCC Third Assessment Report estimates that in the case of a 0.5-meter sea level rise, the financial costs of cumulative flooding impacts to U.S. coastal property would reach at least $20 billion to $150 billion. Storm surges and floods have the potential to breach levees, leading to massive economic and social costs—as seen in the aftermath of Hurricane Katrina in New Orleans. These costs must be considered when evaluating the reliability of future water supply projects, particularly those that include the building of storage facilities and physical ocean barriers, such as levees.

Source: Burkett, V., J.O. Codignotto, D.L Forbes, N. Mimura, R.J. Beamish, V. Ittekkot. "Coastal Zones and Marine Ecosystems" in *Climate Change 2001: Impacts, Adaption, and Vulnerability,* James J. McCarthy, Osvaldo F. Canziani, Neil A. Leary, David J. Dokken, Kasey S. White, eds. Contribution of Working Group II to the Third Assessment Report of the Intergovernmental Panel on Climate Change. 881 p.

groundwater salination. The inundation of wetlands induced by climate change could weaken their critical role as a natural water filtration system.[34] In addition, inundation due to sea level rise will increase salinity intrusion into coastal aquifers.[35]

CLIMATE CHANGE WILL AFFECT FLOOD MANAGEMENT

Flood management has been the cause of growing concern—and cost—throughout the United States, particularly in the West as floodplains are urbanized. According to data from the National Weather Service, from 1955 to 2003 the average annual cost of flood damages combined for California, Washington, Oregon, Nevada, New Mexico, Utah, Colorado, Arizona, and Montana has been more than $332 million in today's dollars.[36] However, for the period between 1994 and 2003 the annual average was almost $930 million per year—an increase reflecting the growing severity of a situation that will only be made worse by the effects of climate change.

In the West, the majority of the annual precipitation occurs in the winter and early spring. That timing creates a tension between flood control and water supply. Most large reservoirs serve a dual purpose: providing flood protection during the wet months and water supply during the rest of the year. In order to provide flood protection, reservoirs must keep a percentage of their total storage capacity empty in the event that space is needed to capture high flows and prevent flooding downstream. But as the end of the wet season nears, water managers must balance the risk need to maintain sufficient storage space in their reservoirs for flood protection against the risk of leaving too much storage space and not filling reservoirs with water that will be needed during the dry season.

Scientists indicate that climate change will exacerbate the problem of flooding by increasing the frequency and magnitude of large storms, which in turn will cause an increase in the size and frequency of flood events. The increasing cost of flood damages and potential loss of life will put more pressure on water managers to provide greater flood protection. At the same time, changing climate conditions (decreased snowpack, earlier runoff, larger peak events, etc.) will make predicting and maximizing water supply more difficult. Water managers should be prepared to respond to these new challenges by improving floodplain management, and considering the reoperation of existing reservoirs and other water supply infrastructure.

Walking the Tightrope: Managing Dams for Water Supply and Flood Protection

Even under normal circumstances, maximizing water supplies is complicated by the inherent unpredictability of weather. To walk this tightrope, water managers work throughout the spring with snowpack data, and often aided

> **"Intensification of the hydrological cycle could make reservoir management more challenging, since there is often a tradeoff between storing water for dry-period use and evacuating reservoirs prior to the onset of the flood season to protect downstream communities. It may become more difficult to meet delivery requirements during prolonged periods between reservoir refilling without also increasing the risk of flooding."**
>
> Source: Climate Change and Water Resources, AWWARF

by computer models, to assess likely runoff into storage facilities. However this is an imprecise science at best because forecasting seasonal weather patterns for even a few weeks, let alone a month or two, is highly uncertain. The changes in snowpack and precipitation patterns related to global warming will make maximizing water supplies without increasing the risks of flooding even more challenging.

Despite some increases in winter precipitation, much of the mountainous West has experienced declines in spring snowpack over the past 50 years. According to two studies by climate scientists at the University of

The Other New Orleans: California's Delta and Sea Level Rise

Sea level rise has the potential to be among the most visible, harmful, and costly impacts of climate change. A rising sea level presents particular challenges for low-lying urban areas. California's San Francisco Bay-Delta provides an important example of the potential water supply impacts of climate-driven sea level rise.

The Delta represents the upper tidal reach of San Francisco Bay, the largest estuary on the western coast of the Americas. The Delta's watershed includes 40 percent of the state. The Delta is a significant surface water source and the state's largest riverine ecosystem—a resource of enormous environmental and economic value.

Farm flooding resulting from 2004 Jones Tract levee failure

More than 20 million people rely on it for a portion of their water supply; water for Central Valley farms, parts of the San Francisco Bay Area, and Southern California is diverted by massive water pumps in the Southern Delta. And although most of the 1,000-square-mile tule marsh that was once the Delta has been converted to farmland, the Delta still plays a critical role in supporting the biggest salmon run south of the Columbia River. Every winter its islands fill with swans, geese, and sandhill cranes. The hundreds of miles of channels that wind through dozens of leveed agricultural islands are a Mecca for boaters, windsurfers, and anglers. Four-hundred-thousand Californians live in Delta communities. The Delta is also crisscrossed by infrastructure, including power lines, and highways.

The Achilles heel of the San Francisco Bay-Delta may be the confluence of three factors: subsidence, sea level rise, and high levels of water diversions. When the Delta's light peat soils are farmed, they blow away, compact, and oxidize, causing the elevation of these farmlands to fall. Today, thousands of acres of Delta islands are 20 feet or more below sea level. It's not uncommon to stand on Delta farmland and look up at a boat 20 feet overhead as it sails by on the other side of a levee. In parts of the Delta, subsidence is continuing at 1 to 3 inches per year.

A recent study by Jeffrey Mount of the University of California at Davis and Bob Twiss of the University of California at Berkeley found that the Delta's future is threatened by several factors: ongoing subsidence, shaky century-old levees, floods, earthquakes, and sea level rise. Mount and Twiss estimated that the Delta has a 64 percent chance of a catastrophic failure of multiple Delta levees by 2050. Such a failure would threaten the Delta's residents, farms, and infrastructure.

If many islands were to flood simultaneously, particularly during the summer when less fresh water flows from the rivers that feed the Delta, it could draw salty San Francisco Bay water into the Delta, threatening important water supplies. The economic impacts of such a catastrophic failure could be widespread and long lasting. The failure of New Orleans' levees has awakened California water users and agencies to the long-term risks to stability of the Delta. Of all of the challenges facing the San Francisco Bay-Delta, sea level rise may be the most critical. There are more than 1,100 miles of Delta levees, many of which are in poor repair. Improving and raising all of these levees several feet may be financially infeasible.

Sources: U.S. Geological Survey, "Delta Subsidence in California," April 2000. http://science.calwater.ca.gov/pdf/fs00500.pdf.

Mount, Jeffrey, UC Davis, and Bob Twiss, UC Berkeley. "Subsidence, Sea Level Rise and Seismicity in the Sacramento-San Joaquin Delta." *San Francisco Estuary and Watershed Science,* Vol. 3, No. 1, March 2005.

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> **"Models project that increasing atmospheric concentrations of greenhouse gases result in changes in frequency, intensity and duration of extreme events, such as more hot days, heat waves, heavy precipitation events and fewer cold days. Many of these projected changes would lead to increased risks of floods and droughts in many regions..."**
>
> Source: Intergovernmental Panel on Climate Change (IPCC), *Climate Change 2001: Synthesis Report, Summary for Policymakers*

Washington and the University of Colorado, snowpack has decreased by 15 to 75 percent in parts of Oregon, western Washington, northern California and the northern Rockies, mainly because of climate change.[37] Increased temperatures cause a greater percentage of wintertime precipitation to fall as rain instead of snow.[38] The resulting reduction in snowpack causes a drop in the total amount of spring snowmelt runoff. The snowpack that does form is melting earlier in the year, further exacerbating changes in stream hydrology.[39]

The magnitude and frequency of larger high flow events are predicted to increase under climate change for two primary reasons. The first is related to the decrease in snowpack. Several 2002 climate change studies found that in California, peak streamflow occurred up to two months earlier in the year due to a decrease in the number of freezing days in the season, a drop in snowpack, and an increase in early snow melt.[40] The studies also showed that such changes "suggest that 50 percent of the season runoff will have occurred early in the year for many snow melt driven watersheds in the West, and the resulting early snow melt implies higher streamflow increases and an increased likelihood of more flood events in future years."[41]

A second factor causing higher peak flows is the basic relationship among temperature, evaporation rates, and the amount of moisture in the atmosphere. Climate models show that the warming of the earth's surface increases evaporation and the amount of water vapor in the atmosphere. Increases in water vapor, a primary factor in providing moisture for rain, will mean heavier precipitation during storm events. The USGS modeled the effects of climate change on increased storm intensity and found that the risk of a 100-year flood event will grow larger in the 21st century. Instead of a 1 percent chance that in any year there will be a 100-year flood event, the likelihood in a single year could become as high as one in seventeen.[42]

CLIMATE CHANGE WILL AFFECT WATER QUALITY

Changes in precipitation, flow, and temperature associated with climate change will likely exacerbate water quality problems. Changes in precipitation affect water quantity, flow rates, and flow timing.[43] Decreased flows can exacerbate the effect of temperature increases, raise the concentration of pollutants, increase residence time of pollutants, and heighten salinity levels in arid regions.[44]

On the one hand, higher water flows can dilute point-source pollutants, drive up loadings from non-point source pollutants, and reduce the residence time for contaminants. Higher flows can also increase the export of pollutants to coastal wetlands and deltas.[45] In addition, higher flows can cause higher turbidity in lakes, which reduces the light penetration crucial to the health of aquatic life.[46] On the other hand, where surface flows decline, erosion rates and sediment transport may drop, and lake clarity may improve but this may increase the concentration of pollutants.

The effect of climate change on water quality will also be felt at our beaches, as the rate of beach closures will likely go up. In recent years, beaches have been closed repeatedly because of unhealthy levels of bacteria and other contaminants in the water.[47] The primary cause of these high bacterial levels is runoff from storms. Rain that is channeled into storm drains and backed up into sewage systems flushes bacteria, feces, pesticides and pollutants such as motor oil and trash into coastal waters. The increase in severe storm events predicted by global warming models is likely to mean more polluted runoff in a climate-altered future.

Finally, as discussed earlier, climate change is likely to increase fire risks in much of the West. This increase in burning in western watersheds has the potential to increase downstream fire-related sedimentation and other water quality problems. For example, heavy rainfall in Colorado in 1996, following the 12,000-acre Buffalo Creek fire, deposited 600,000 cubic yards of sediment into a Denver Water storage facility in the Upper South Platte River basin.[48] This amounted to more than 13 years of average siltation in just a few days. Such events may be larger and more frequent with climate change.

> **"Aquatic and wetland ecosystems are very vulnerable to climate change. The metabolic rates of organisms and the overall productivity of ecosystems are directly regulated by temperature. Projected increases in temperature are expected to disrupt present patterns of plant and animal distribution in aquatic ecosystems. Changes in precipitation and runoff modify the amount and quality of habitat for aquatic organisms, and thus, they indirectly influence ecosystem productivity and diversity."**
>
> Source: Pew Center on Global Climate Change, *Aquatic Ecosystems and Global Climate Change: Potential Impacts on Inland Freshwater and Coastal Wetland Ecosystems in the United States,* 2002.

CLIMATE CHANGE WILL AFFECT AQUATIC ECOSYSTEMS

The United States is home to more than 800 fish species and thousands of aquatic invertebrates and insects found nowhere else.[49] The extinction rate for freshwater species in this country equals or exceeds that of other ecosystems.[50] The aquatic ecosystems found within our streams, lakes, and wetlands have been negatively affected for decades by changes in the environment such as dam construction and flow diversions, loss of habitat associated with development, decreased water quality, and now, climate change. Climate change will further exacerbate the current challenges faced by aquatic ecosystems. Understanding how climate change impacts aquatic ecosystems will allow water managers to implement appropriate strategies that support long-term aquatic ecosystem health, reduce endangered species related conflicts, and minimize impacts on water supplies. There are two major ways that climate change will impact ecosystems: increased temperatures and altered hydrology.

Increased Temperatures

Water temperature influences aquatic ecosystems primarily in terms of ecological and biological factors such as dissolved oxygen levels and the ability of a species to exist within the range of temperatures. Climate change will increase air temperatures, and hotter air will translate into warmer water temperatures in streams and rivers.[51,52] Warmer water will cause increased stress on aquatic species that may already be near their limit of temperature tolerance because they inhabit low-elevation areas or are near the southern edge of their distribution.

In response to climate change, many species will need to expand their range northward, or into cooler, higher elevations upstream, otherwise they will disappear from the watershed. Studies have found that a 4 degree Celsius increase would require some species to move approximately 420 miles northward to find temperature conditions similar to that of their original habitat.[53] The ability of species to adjust their range depends on its ability to move and find suitable habitat. Although avian species may be more mobile, resident fish and plants are less likely to be able to disperse to new locations, even over several generations. Migration barriers and the highly fragmented nature of most of our remaining riverine ecosystems pose many challenges to such geographic shifts.

Even if species can move within a watershed, new conditions at higher elevations may not be suitable for the displaced species. Fish that need deep pools or the lower flow velocities conditions typical of lower elevations within a watershed may be unable to find such conditions in the steeper reaches upstream. Dams and other infrastructure may also prevent access to portions of the river upstream. Overcoming these challenges is made all the more difficult by the fact that the current rapid rate of climate change will pressure species to adapt over decades, not the centuries normally needed to adapt to historic climate change.

Increased water temperatures and seasonally reduced streamflows will alter many ecosystem processes, with potential direct societal costs.[54] In addition to negatively impacting species, higher water temperatures will decrease water quality. As water temperatures rise, the amount of dissolved oxygen in water drops.

On the lower San Joaquin River in California, reduced dissolved oxygen levels have caused fish kills and created temporary seasonal barriers to the migration of salmon. Upstream dams and diversions have lowered streamflows. Lower flows have in turn led to increased water temperatures, concentrated nutrient loading from agriculture runoff and wastewater discharge.[55]

When higher water temperatures promote the growth of algae, this can further cut the amount of dissolved oxygen in the water, creating stressful or fatal conditions for fish. Higher water temperatures can also negatively impact ecosystem dynamics, including predator-prey relationships. On the Columbia River in Washington, for instance, warmer temperatures have created a thermal

Fish at Risk: Salmon in the Klamath River and Silvery Minnow in the Rio Grande

In recent years, the West has seen numerous water resource conflicts pitting protection of threatened and endangered species against the need for water supplies. The salmon kills on the Klamath River and the near extinction of the silvery minnow on the Rio Grande are the kinds of conflicts likely to become more common due to climate change impacts on already impaired aquatic water ecosystems.

A series of dams and diversions provide water for agriculture on the Klamath River in the northern California. At the same time, these dams and diversions significantly reduce in-streamflows. In 2002, low flows contributed to high water temperatures, which impeded migration and caused the death of more than 35,000 adult salmon. As a result of the adult fish kills in 2002 and the severely reduced population of juveniles the following year, salmon fisheries were heavily restricted in 2006 in California to protect the few returning Klamath adults, even though strong runs of salmon were returning on other rivers along the coast and in the Central Valley. The fishing restrictions hit the already struggling fishing industry hard.

Similarily, the Rio Grande silvery minnow was listed under the Endangered Species Act in 1994; it faced possible because of loss of habitat and the effects of dams and diversions constructed for municipal and agricultural use. Continued declines in the silvery minnow population lead to lawsuits against the Bureau of Reclamation and the Army Corps of Engineers. Today, this species is found in less than 5 percent of its historic range and is heavily managed to prevent its extinction.

Climate change will add new stresses to those associated with water supply diversions. As a result, aquatic ecosystems and sensitive species may be pushed to the point of collapse, thereby increasing the likelihood of even greater conflicts and the need to reduce water supply diversions to meet regulatory protections.

Source: Ikenson, B., 2002. "Rio Grand Silvery Minnow." *Endangered Species Bulletin,* March/June 2002, Vol. XXVII, No. 2.

barrier to migration for Coho salmon and have resulted in increased predation on juveniles by predator species.[56]

Not all impacts of warming will be harmful. For species that are limited in range due to cold temperatures, particularly in the northern latitudes, a warmer climate may have benefits. However, the benefits to relatively few species are vastly outweighed by the negative impacts that climate change will have on other species and ecosystems in the western states.

Altered Hydrology

The effects of climate change on seasonal variations in streamflows may have significant impacts on fish species, regardless of changes in water temperature. The hydrology of streams—including the timing, magnitude, frequency, and duration of flows—significantly influences the nature of stream ecosystems, particularly the physical characteristics such as the shape of the channel. Many species time their movements up or downstream or out to sea to take advantage of often temporary in-streamflow conditions. Regional shifts in climate that substantially and permanently alter the timing and magnitude of flows can further impact habitat suitability for many species.[57] As a result, alterations in timing and amount of rainfall can significantly impact their ability to reproduce and cause decreases in population numbers.

In the West, the typical snowmelt-driven stream hydrology entails high spring flows followed by lower summer, fall and winter base flows. But global warming is causing earlier snowmelt by increasing winter and springtime temperatures. Earlier snow melt changes the timing of high flows that are important to aquatic species for reproduction and predator avoidance.[58] In many western streams, spring runoff is critical to the rearing of

juvenile fish and the downstream migration for salmon on their way to the sea.

Earlier runoff can also result in lower streamflows in the summer and fall. Lower flows may result in warmer and shallower stream conditions that make it more difficult for migratory fish. Similar impacts of reduced in-streamflows already occur on many major rivers due to impoundment or flow diversion. Climate change could exacerbate this problem by shifting seasonal patterns of precipitation and in-streamflow.

Increased frequency and magnitude of peak flows have been observed and they are predicted by a number of climate models.[59,60] In the West, models show that an increased percentage of precipitation falling as rain instead of snow will mean higher peak flows even if total precipitation stays the same. The resulting increase in peak flows has implications for public safety as discussed earlier in this report and can also negatively impact aquatic ecosystems. Increased intensity of precipitation will lead to more runoff, which in turn can cause more sediment and pollution from the contributing watershed to make their way into water bodies. Higher flows can increase the rate at which beneficial nutrients are flushed out of the watershed and can displace species downstream to potentially less suitable habitat. The cumulative effects of higher peak flows can also cause significant shifts in species composition and may change some habitats so much that some species are eliminated from affected areas.[61]

For many species that are already struggling, the relatively rapid change in seasonal hydrology combined with increasing water temperatures will further degrade important habitats, increasing the need for environmental protection measures, such as flow and temperature requirements. The extent to which water supplies are affected by management actions requiring decreased flow diversion will largely depend on whether there are other management options to mitigate the impacts related to climate change. Adequate flows are essential to sustain aquatic ecosystems and sensitive species. But nonflow actions such as removing migration barriers, improving water quality, and restoring habitat can significantly reduce the need for additional flows.

Cold-Water Fish Such as Trout and Salmon Threatened by Warmer Waters

Cold-water species such as trout and salmon will be particularly vulnerable to warming waters. A study by Eaton and Scheller found that higher maximum temperatures in streams across the continental United States caused by an average air temperature increase of about 4 degrees Celsius would result in a decline of about 50 percent in thermally suitable habitat for 57 species that require cold or cool water—including game fish such as trout, salmon, and perch. Other researchers have predicted that an increase in air temperature of 3 degrees Celsius in streams of the Rocky Mountain region would reduce suitable stream habitat for trout by up to 54 percent.

Of particular concern is the number of streams that will cease to support a wide range of trout and salmon species due to increased temperatures. An analysis based on emission scenarios provided by the Intergovernmental Panel on Climate Change (IPCC) found that up to 38 percent of locations currently suitable for cold-water fish will become too warm to provide habitat by 2090.

Sources: Eaton, J.G., and R.M. Scheller, 1996. "Effects of Climate Warming on Fish Thermal Habitat in Streams of the United States." *Limnology & Oceanography* 41:1,109-1,115.

Keleher, C.J., and F.J. Rahel, 1996. "Thermal Limits to Salmonid Distributions in the Rocky Mountain Region and Potential Habitat Loss Due to Global Warming: A Geographic Information System (GIS) Approach." *Transactions of the American Fisheries Society* 125:1-13.

Rahel, F.J., C.J. Keleher, and J.L. Anderson, 1996. "Habitat Loss and Population Fragmentation for Coldwater Fishes in the Rocky Mountain Region in Response to Climate Warming." *Limnology & Oceanography* 41:1116-1123.

O'Neal, K., 2002. *The Effects of Global Warming on Trout and Salmon in U.S. Streams.* Natural Resources Defense Council and Defenders of Wildlife.

HOW CLIMATE CHANGE WILL AFFECT WESTERN HYDROPOWER

The West relies on dams, in addition to water supply and flood control, for hydropower generation. In California, for example, hydropower provides an annual average of 15 percent of California's electricity production.[62] But hydropower production is heavily influenced by variations in weather. In 2001, low snowpack in the Pacific Northwest diminished hydropower generation and contributed to energy shortages along the West Coast, illustrating just how vulnerable hydropower in the West is to climate change.[63]

Global warming could have a detrimental effect on the relationship between hydropower production and energy

demand. As discussed in earlier sections, scientists anticipate a shift in hydrology that includes in reduced winter snowpack, higher peak flows, earlier snowmelt runoffs in spring, and decreased summer streamflows. This shift would likely increase hydropower production supply in winter and spring, but decrease it during summer when less water is available as inflows. However demand for power, intensified by climate change, is likely to follow an opposite trajectory. An overall increase in temperatures could lead to lower winter demand for heating and greater summer demand for air conditioning. Thus, when energy is needed in summer to meet the greater demand for air conditioning, hydropower's energy production will likely be hindered, given the predicted decrease in summer flows. Another vulnerability of higher peak streamflows is an elevated risk of reservoir spills, are a key vulnerability of higher peak streamflows, which would contribute to an overall reduction of net generation.

The Portland Water Bureau (PWB) sponsored a study by Richard Palmer and Margaret Hahn of the University of Washington. The study concluded that a change in runoff timing would create problems for both water supply reliability and hydropower capacity. In Palmer and Hahn's analysis of future climate change scenarios, they found that the PWB system's winter flows could increase by as much as 15 percent and that late spring flows could decrease by 30 percent.[64] These changes, combined with an summertime increases in water and electricity use, present serious challenges for PWB. Simply put, early runoff results in water being less available when demand is highest for both water supply and hydropower energy production. Further, the Palmer and Hahn study found that global warming could exacerbate this water and energy supply problem because one of its key effects is an increased possibility of flooding. As fewer freezing days may raise runoff levels, the need intensifies to manage hydroelectric dams for greater flood protection at the expense of hydropower production and water supplies.[65]

For more information regarding the Palmer and Hahn study, please see the Portland Water Bureau Case Study in Appendix A.

Chapter 3

The Water and Energy Connection

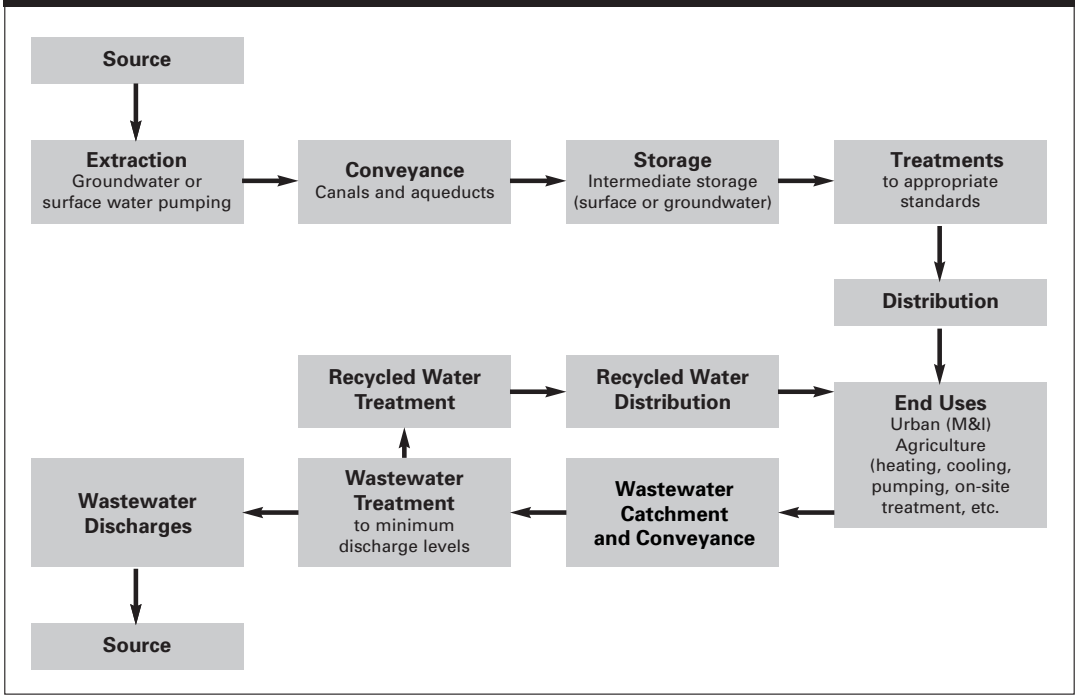
The strong connection between energy use and water management is often overlooked. Because the energy implications of water supply decisions can be so large,[1] the water/energy nexus will be increasingly important to future efforts to reduce greenhouse gas emissions. The California Energy Commission estimates that 19 percent of the state's electricity use, more than 30 percent of the natural gas use (aside from what is consumed by power plants), and 88 million gallons of annual diesel fuel consumption, are associated with water use.[2] In fact, the California State Water Project (SWP) is the single largest energy user in the state. The water and energy connection is discussed in greater detail in the report *Energy Down the Drain*, by NRDC and The Pacific Institute.

Water use efficiency and water recycling, along with groundwater recharge and stormwater management options, can provide significant opportunities for water managers to simultaneously improve water supply reliability, cut costs, save energy and reduce greenhouse gas emissions. An improved understanding of the relationship between energy and water will assist water managers incorporating climate change into management plans (see Figure 3-1).

The four principal elements of water systems use energy are: (1) water extraction, conveyance, and storage; (2) water treatment and distribution within service areas; (3) end use, including on-site water pumping, treatment, and thermal inputs (heating and cooling); and (4) wastewater collection, treatment, and discharge. Energy intensity, or embedded energy, is the total amount of energy calculated on a whole-system basis that is required for the use of a given amount of water in a specific location (see Figure 3-1).

Energy inputs to water systems, and related greenhouse gas emissions, vary considerably by energy sources and geographic location of both end users and water sources and end users. Water use in certain areas is highly energy intensive due to the combined requirements of extraction, conveyance, local treatment and distribution, and wastewater collection and treatment processes. In areas where a large percentage of power is provided by coal-fired plants, the greenhouse gas intensity of water use is particularly high.

Figure 3-1: Flow Diagram of Energy Inputs to Water Systems



Source: This schematic and method is based on Wilkinson (2000) with refinements by Gary Klein, California Energy Commission; Gary Wolff, Pacific Institute; and others. It is available as a simple spreadsheet tool from Wilkinson at Wilkinson@es.ucsb.edu.

Source and Conveyance of Water

Significant amounts of energy are often required to extract a source of water usable and to move the water to where it will be treated and used. Most water used in the United States is diverted from surface sources, such as rivers, streams and lakes, or pumped from groundwater aquifers. Conveying water often requires pumps to lift the water over hills and mountains, a process that can require large amounts of energy. In California, the State Water Project lifts water 2,000 feet over the Tehachapi Mountains—the highest lift of any major water system in the world. Where water is stored in intermediate facilities, additional energy may be required to store and then recover it. Smaller amounts of freshwater are produced from saltwater, brackish water, or wastewater using desalination or recycling technologies. Desalination requires energy to remove salts from water through reverse osmosis or other processes. Water recycling also requires energy to remove pollutants from wastewater.

Treatment and Distribution

Water treatment facilities use energy to pump and process water. The amount of energy required for treatment depends on source water quality. The energy required nationally for water treatment is expected to increase over the next decade as treatment capacity expands, new water quality standards are put in place, and new treatments are developed to improve drinking water quality, including taste and color. After water is treated, additional energy is typically required for local pumping and pressurization, but gravity pressurization and distribution is also possible when reservoirs are sufficiently higher than residences and businesses. Agricultural water generally is not treated before use.

End Uses

Water users require energy to further treat water supplies (e.g., softeners and filters), circulate and pressurize water supplies (e.g., building circulation pumps), and heat and cool water for various purposes. End use energy comprises

a major portion of water-related energy use. For example, water heating for one inefficient showerhead can use up to 2,800 kilowatt hours per year—almost as much energy as it takes to pump the annual water supply for two Southern California homes over the Tehachapi Mountains.[3]

Wastewater Collection and Treatment

Wastewater is collected and treated by a wastewater system (unless a septic system or other alternative is being used) and discharged. Wastewater is often pumped to treatment facilities where gravity flow is not possible and standard treatments requires energy for pumping, aeration, and other processes.

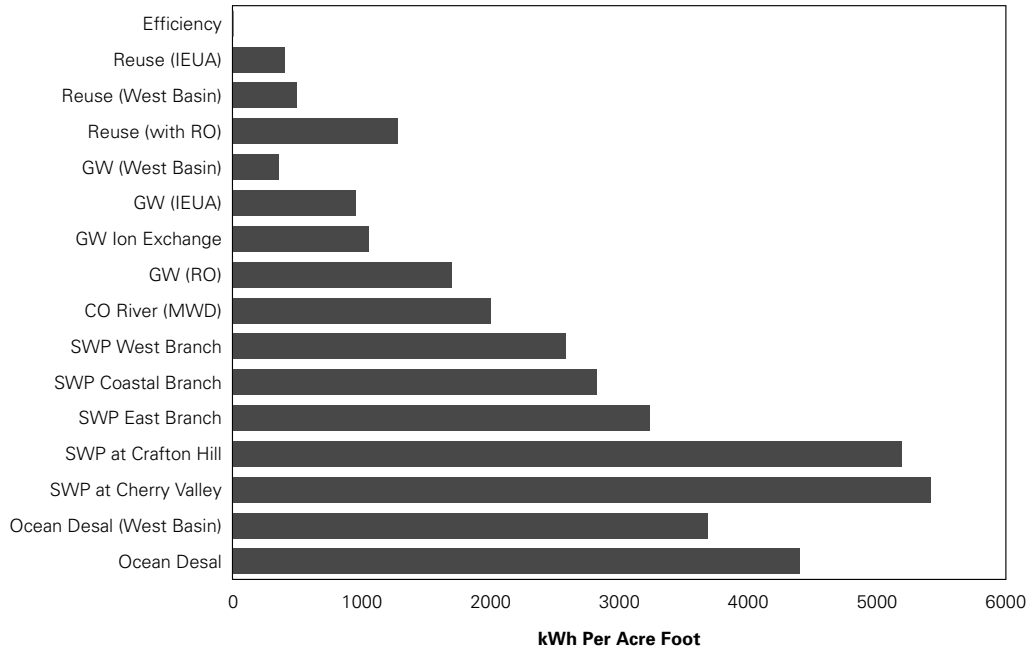
Reducing Water-Related Energy Use

Water use efficiency is the single best way to reduce water-related energy use. As noted above, the energy required for end uses of water (e.g., washing machines, cooling towers) is a major component of energy use in the urban water supply cycle. Water use efficiency saves end use energy, as well as the upstream energy needed to convey, treat, and distribute that water and the downstream energy needed to treat and dispose of wastewater. Therefore, improving water use efficiency, particularly for energy intensive uses of water, is important regardless of the source of the water or location of its use.

An analysis of water management options for the San Diego County Water Authority found that the total energy savings from relying on improved water use efficiency instead of additional State Water Project deliveries to provide the next 100,000 acre-feet of supply would be approximately 770 million kWh, This would be enough to supply electricity to 118,000 households—25 percent of the homes in San Diego—for a year.[4]

Most local sources are more energy efficient than imported water supplies. Figure 3-2 shows the energy intensity of water supply options for two southern California water agencies:

Figure 3-2: Energy Intensity of Alternative Supply Sources in Two Southern California Water Agencies



Source: Wilkinson based on data from Inland Empire Utilities Agency (IEUA), West Basin Municipal Water District, and California Department of Water Resources.

the Inland Empire Utilities Agency and the West Basin Municipal Utility District. The analysis indicates that water use efficiency is the least energy intensive option and that recycled water and local groundwater sources are a relative energy bargain compared with imported supplies. Even the Chino desalter, a reverse osmosis (RO) process for contaminated groundwater that includes groundwater pumping and RO filtration, is far less energy intensive than any of the imported sources of water. From an energy standpoint, local sources of reclaimed water and groundwater—including contaminated sources requiring advanced treatment—are remarkably efficient. Similar findings were made for the Central Basin Municipal Water District.

The energy intensity of many water supply sources may increase in the future due to regulatory requirements for water quality.[5] Advanced treatment systems such as reverse osmosis (RO) are being used to treat groundwater, reclaimed supplies, and ocean water. They can produce very high quality water. As a result, they are likely to face fewer energy impacts from more stringent water quality regulations. By contrast, some of the raw water supplies, such as Colorado river and Delta water, may require larger incremental energy inputs for treatment, due to high salinity, including arsenic and perchlorate. This may further increase the advantage of obtaining water from local sources.

Recent State and National Actions to Address Energy-Water Issues

Recently, the link among water, energy, and climate has been getting increased attention. For example, the California Energy Commission (CEC) issued a report on the water/energy relationship and incorporated recommendations into its *Integrated Energy Policy Report* (IEPR) submitted to the state legislature in December 2005. According to the IEPR, investing in water conservation can achieve 95 percent of the energy and demand-reduction goals planned by the state's investor-owned energy utilities for the 2006–2008 program period at 58 percent of the cost of traditional energy efficiency measures.[6] The CEC report noted that "water agencies are seldom given credit, nor are they able to secure funding, for the electricity savings that result from water conservation and efficiency efforts."[7]

In the IEPR, the CEC recommended that "the California Public Utilities Commission (CPUC), Department of Water Resources, the Energy Commission, local water agencies and other stakeholders should assess efficiency improvements in hot and cold water use in homes and businesses and include these improvements in 2006–2008 programs."[8] To address this important implementation obstacle to integrated water and energy conservation programs, the CPUC has embarked upon a process for rulemaking on issues related to embedded energy, and is currently evaluating proposals for pilot programs that focus on saving embedded energy through improved water use efficiency.[9]

Building on the CEC work, California's Climate Action Team recently took the unprecedented step of identifying water use efficiency as a tool to reduce climate change emissions and the California State Legislature is considering legislation requiring water agencies to evaluate the energy impacts of its water management alternatives. As California implements AB 32, The Global Warming Solutions Act, water efficiency measures are among the suite of actions that will be evaluated for their ability to help the state meet its greenhouse gas emission reduction goals.

On the national level, the U.S. Department of Energy's Sandia National Laboratory is leading the National Energy/Water Roadmap Program initiated in 2005, as requested by Congress. The purpose of this integrated energy/water research and development program is "to assess the effectiveness of existing programs within the Department of Energy and other Federal agencies in addressing energy and water related issues, and to assist the DOE in defining the direction of research, development, demonstration, and commercialization efforts."[10]

These efforts represent the beginning of better-integrated water, energy, and climate policy. Information about the energy and climate implications of water use can help improve public policy and facilitate combined investment and management strategies among energy, water, and wastewater entities. Potential benefits include improved allocation of capital, avoided capital and operating costs, reduced burdens on ratepayers, emission reductions, and environmental benefits.

Chapter 4

A Guide for Water Managers: Designing a Comprehensive Response to Climate Change

Many water managers are already taking action to understand and address impacts related to climate change. This section is designed to summarize some of these actions and review "best management practice" approaches to these important challenges. Given the wide range of potential climate change impacts on water systems across the West, water managers have numerous options at their disposal to address the effects of climate change.

If well designed, these tools can provide a robust response, potential climate change impacts on water management, and a broad array of additional benefits. This chapter outlines four critical steps water managers can take to ensure a steady supply of quality water in the face of the challenges that climate change poses to the system. It sets forth strategies to make each step successful given the limited resources every water manager faces. Here are the four steps:

1. Vulnerability analysis: Evaluating the vulnerability of water supply systems, flood management systems, watersheds, and aquatic ecosystems to water-related climate impacts.

2. Response strategies: Implementing response strategies to reduce future impacts of climate change in two major areas: water supply and water management, including flood management and aquatic ecosystems.

3. Prevention: Taking immediate and sustained action to reduce greenhouse gas emissions in order to minimize future impacts.

4. Public outreach: Increasing public awareness of climate change and potential water-related impacts and opportunities.

VULNERABILITY ANALYSIS

An essential first step for water managers is to examine both local and regional effects of climate change. Given that a variety of factors can influence how climate change affects water resources, including the geographic location of sources, end uses, and the nature of the existing water supply infrastructure, each water resource agency should undertake an agency-level analysis to understand how climate change will impact their specific water-related resources and to lay the groundwork for the development of a response plan.

Agencies should also consider joining with other agencies to undertake analysis on a regional level because the impacts of climate change will affect agencies that derive water supplies from a larger shared resource (e.g., the

Colorado River, San Francisco Bay-Delta) and because some agencies in the same region may face similar challenges (e.g., the Sierra Nevada, the Rocky Mountains and the Northwest). Regional analysis will also facilitate cooperative responses and leverage limited resources to produce better results.

Elements that should be considered in conducting local and regional analyses of the effects of climate change on water supply are provided on the following pages. See Appendix A for detailed case studies illustrating how particular water agencies have tackled the challenge of climate change at the local, state and regional levels.

Assessing Water Supply System Vulnerabilities

Water supply systems are designed and operated to meet numerous objectives including water supply, flood protection, hydropower generation, and in-streamflow requirements—all of which are based on a retrospective view of hydrology. As climate change occurs, water infrastructure systems will face conditions different from those for which they were designed, presenting significant challenges for managers. Vulnerability analysis should be done to investigate how specific systems will react to climate-related changes. An analysis should examine a range of fundamental factors, including watershed characteristics, allocation, storage versus runoff ratio, diversity of water supply, flood management, shared regional water resources, water quality impacts, resource allocation and environmental water requirements.

Location and Watershed Characteristics

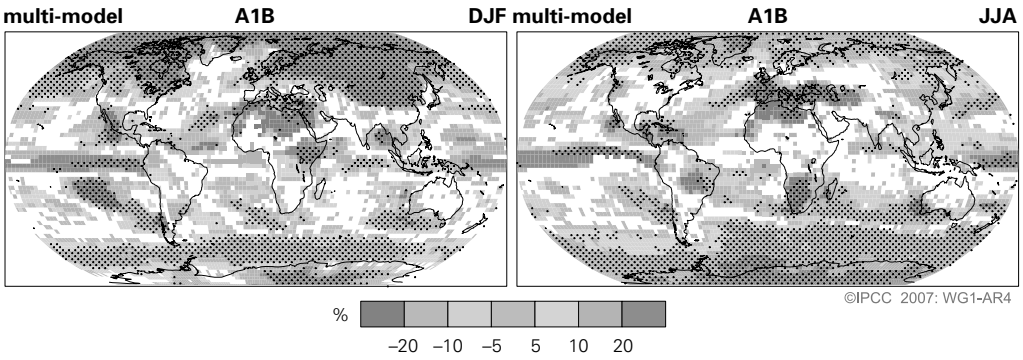
The geographic location and the watershed characteristics of the area being assessed are critical starting points. Although precipitation predictions are coarse, there are studies predicting regional changes related to climate change. Some analyses suggest that northern latitudes may become slightly wetter and drier regions, such as the Southwest, may receive even less precipitation.[1] As the science improves regarding regional impacts on precipitation patterns and total precipitation, water agencies will be increasingly able to identify regional or watershed-specific impacts. In addition, watersheds in the Southwest may be more significantly affected in the future by increases in evaporative losses within watersheds and from reservoirs.[2] Potential regional changes should be considered as a basis for further analysis.

Watershed characteristics are important. Elevations within the watershed will affect many attributes of a watershed's runoff characteristics including snowline, evaporation, dew point, and temperature. Other important characteristics are vegetation, slope aspect, and soils. A useful model focusing on the Sierra Nevada was developed by the American River Watershed Institute to examine these elements. Climate scenarios can be analyzed for specific watershed conditions to examine potential impacts.[3,4]

Allocation

Vulnerability analyses should include a determination of how much of the annual runoff is committed to use, including extraction for municipal, industrial, and agricultural uses; and in-stream, recreational, and

Figure 4-1: Projected Patterns of Precipitation Changes for Period 2090-2099, relative to 1980-1999



Source: IPCC 2007: WG1-AR4

environmental uses. If most, all, or more than all of the annual runoff is needed to meet existing uses, then the system is already stressed. Therefore, changes to the timing of hydrology from climate change, much less a change in natural inflow quantities, are likely to exacerbate the stress and result in negative impacts on the reliability of supplies. It is important to assess the reliability of water supplies to meet demands under both past and future climate variability.

Storage Versus Runoff Ratio

Vulnerability analyses should examine to what extent structural storage (dams) and non-structural storage (snowpack, groundwater) are relied on to meet demands. Although individual water supply systems vary in the degree to which they rely on storage, most of the West's water supplies depend on snowpack, reservoirs, and groundwater basins to provide annual and carryover storage. The amount of surface and groundwater storage in relation to the mean annual runoff diverted for beneficial use is one simple indicator of a water provider's reliance on snowpack. It is, however, important to recognize that each of these forms of storage has different operational characteristics. Climate change is expected to negatively affect water storage by reducing the snowpack and changing the timing and volume of runoff inflow, which may affect the yield of existing reservoirs. Climate change could also impact groundwater storage by reducing natural recharge and surface water supplies available for groundwater recharge.

Water managers have a wide range of tools to meet future needs. Some tools, such as water transfers, dam reoperation, floodplain management, and landscape conservation, can help conserve water in storage or provide "virtual" storage through cooperation with other agencies. Thus, water managers could respond to a potential future loss of supplies from existing storage by implementing a range of water management tools.

Diversity of Water Supply

Different water supply sources, including groundwater, surface supplies, transfers, and importation, have important water management implications. With climate change likely causing alterations in timing of precipitation and runoff, reduction of natural snowpack storage, and management of surface supplies, a portfolio of water supply alternatives can serve as a hedge strategy. Having a variety of alternatives available, such as wastewater recycling, increased groundwater, water conservation, and transfers among users, can reduce vulnerability of an individual system.

Water agencies seeking to diversify their existing water supplies should carefully consider potential pitfalls. For example, many river basins are already overcommitted and environmentally degraded. In some areas groundwater is overdrafted or contaminated. In many cases, increasing the diversity of supply for one agency could increase stress for other communities or environments (e.g. over allocated river systems). Moving from a reliance on vulnerable supplies (e.g. surface and groundwater sources) toward water use efficiency and reuse represent measures to diversify water supply portfolios that are appropriate in nearly all circumstances.

Flood Management

Water managers are constantly challenged with balancing flood safety and water supply. Surface storage operations are often designed to provide multiple benefits, including recreation, hydropower production, and flood safety. Flood management presents a particular challenge because when storage space within a multipurpose reservoir is set aside for attenuating flood flows, storage operating rules often can pit flood protection against operations that would maximize water supply.

Climate change is likely to complicate these operational choices. The earlier snowmelt brought on by a warming climate could increase the likelihood that snowmelt runoff will need to be released to maintain flood storage, but this may increase the risk that a given reservoir will not end the rainy season full. In some watersheds, an increase in storm intensity could directly increase peak flows and increase the likelihood of "rain on snow" events, which can result in dramatic increases in flows. If peak flows increase, the existing operating rules may no longer provide an appropriate level of protection. There will likely be a need to increase flood reservation capacity within existing storage facilities thereby exacerbating existing tensions with water supply. However, in some areas with limited existing snowpack, declining snowpack could decrease the likelihood of "rain on snow" events, providing an opportunity to reoperate existing facilities.

Shared Regional Water Resources

Dividing water resources among several water providers can result in shared risks and benefits. A relevant factor in assessing climate change impacts on water supply is whether a particular water supply is wholly appropriated

by local, regional, state, or federal entities. As illustrated by the Colorado River Compact, the effects of climate change may be addressed by increased coordination and planning among agencies and states.

Water Quality Impacts

Water supply could be threatened by water quality changes resulting from increased temperatures, increased peak runoff; decreased summer flows; and sea level rise with saltwater intrusion into coastal aquifers, streams, and estuaries. Where water quality standards are already an issue, climate change will likely exacerbate conditions. Watersheds may see an increase in sediment and non-point source pollution related to larger storm events. In California, for example, saltwater intrusion exacerbated by sea level rise could result in groundwater degradation. In the San Francisco Bay-Delta, saltwater intrusion could increase the salinity of Delta water. Increases in sedimentation due to climate change could result in lost storage capacity, degraded water quality, and increased treatment costs.

Assessing Water Demand Vulnerabilities

A critical consideration in evaluating the stresses and vulnerabilities of a water system is the current level of demand and the ability to manage increases in demand. Demand for water is as much a response to land use and resource management policies as it is a response to climate signals. Higher temperatures will push up demand for agricultural and landscape irrigation water. Those demands may be offset by conservation, changes in crop types, and irrigation practices for agriculture as well as increased use of xeriscaping and more efficient irrigation systems on the municipal side.

Conservation

Communities throughout the West have implemented a wide variety of water conservation measures to improve water use efficiency. Some of these efforts have produced striking results (see Appendix B). Per capita consumption gives a rough estimate of the degree to which a water provider can mitigate water supply impacts through increased investments in water conservation measures. For example, areas with large landscape water use have greater potential for benefits from landscape water conservation. Communities with high interior per capita use have the potential for significant savings from interior water conservation tools. It is important to note that because the technology of water conservation will improve over time. This water source will grow in the future.

Peak summer water use should also be considered when evaluating possible conservation opportunities. This factor takes into account the difference between summer and winter water use patterns. High peak summer water use in many municipal systems indicates a high degree of outdoor use, which can be reduced through landscape water conservation programs. Many providers have also developed effective indoor residential and industrial/commercial/institutional water user programs to reduce overall consumption.

Resource Allocation

The allocation of water to various sectors (agriculture, commercial, institutional, industrial, and residential) is an important consideration when analyzing the potential flexibility of a water provider to cope with dry years. Each sector has varying degrees of flexibility and requires different strategies for managing decreased water supplies, particularly in extremely dry years. For example, agricultural water users can fallow fields planted with annual crops during critical dry years. Different sectors will be affected differently by climate change. For example, outdoor residential and agricultural water consumption may increase with warmer temperatures. Industrial use may not.

Assessing Environmental and Water Quality Requirements

Rising temperatures, decreased summer streamflows, and increased evapotranspiration will likely increase the need for in-streamflow to meet ecosystem and water quality needs. Environmental requirements such as minimum in-streamflows and water quality standards are increasingly common for western rivers, wetlands, and lakes. Such requirements can significantly affect the operations of both large and small water systems. Most large dams must release water to maintain downstream water quality and provide benefits to aquatic ecosystems, including protected species. Often minimum flow requirements are based on meeting critical temperature and other standards that will require greater releases to maintain. Agencies should assess the degree to which climate change will alter existing environmental conditions with an eye on potential future environmental constraints on operations.

RESPONSE STRATEGIES FOR DEALING WITH WATER SUPPLY IMPACTS

Although prompt action to lessen greenhouse gas emissions can reduce the future impacts of climate change on western water supplies, it is clear that climate change will produce supply impacts for which water managers should be prepared. A vulnerability analysis can reveal the extent of the climate change-related risks to an existing system. This section discusses how climate change will affect the tools available to respond to these climate impacts and presents a framework for a robust, resilient, and flexible water management approach to handling the effects of climate change on water resources.

Seven Guiding Principles for Responding to Water Supply Impacts

The scope of the potential impacts of climate change makes this issue different from other challenges facing water managers. The following guiding principles are designed to assist forward-thinking water decision-makers in crafting strategies to respond to this challenge.

Strengthen Institutional Capacity. Responding to climate change will require a broad set of management and technical skills, including expertise that builds on traditional water management, such as:

- reoperating existing water systems
- understanding climate impacts
- evaluating opportunities to finance and implement integrated strategies for multiple benefits

Water managers should evaluate their institutional strengths and weaknesses, seek opportunities to improve institutional capacity, and reognize that responding to climate change will require new skills. As Roger Revelle and Paul Waggoner recommended in a 1990 American Association for the Advancement of Science publication, "Governments at all levels should reevaluate legal, technical, and economic procedures for managing water resources in the light of climate changes that are highly likely."[5]

Build In Flexibility. Climate change places managers in a difficult position. There is now a strong scientific consensus that climate change is happening and that it will result in significant impacts because preparing effectively will require investment of effort and time, water managers should begin such efforts immediately. However, there is still uncertainty regarding how rapidly these impacts will develop and how climate change will affect some water resource characteristics (e.g., total precipitation.)

The solution to this apparent paradox is to design flexible responses to climate change. Locking in large, long-term capital investments under conditions of uncertainty is a risky strategy. Whenever possible, flexibility is desirable as a management strategy. Specifically, strategies that allow for mid-course corrections and redirection of investments toward the most effective tools and that reduces the risk of stranded investments will increase the flexibility of water systems and the ability of water managers to adapt to changing conditions.

Increase Resilience. Even absent any change in climate, we can expect both wet and dry conditions. The relatively new science of paleoclimatology has revealed that the climate in the West has, historically, experienced significant variation, including extended drought periods. For example, the Colorado River basin has seen extended drought periods. In particular, the period used as the historical baseline for Colorado River water allocations was one of the wettest periods in five centuries, resulting in an overallocated river.[6] Climate change is likely to result in even greater divergence from the recent historical record. Scientists agree that we will see increased temperatures in coming years and we may see wetter wet periods and drier dry periods. Therefore, it makes sense to consider a range of water management options that build resilience through cost-effective strategies to meet future needs under conditions of greater variability and uncertainty.

Seek "No Regrets" and "Multiple Benefits" Strategies. Management strategies that cost-effectively improve a water system's ability to deal with existing stresses and problems (e.g., drought, population growth, land-use changes, and environmental impacts) are often characterized as no-regrets strategies because they make sense today, even before factoring in climate change. Where possible, water managers should seek to implement no-regrets strategies and secure multiple benefits (e.g., water, energy, and cost savings, emissions reductions and reduced environmental impacts) through well-designed policies, investments, and strategies. The focus of good policy is to build resilience in various systems ranging from whole water systems to local landscape conservation programs.

Multiple benefits strategies address more than one objective through a single targeted investment or policy measure. Some multiple benefit strategies that can enhance performance and build resilience through a single investment include:

• improving water use efficiency

• designing policies and management systems that provide better signals to consumers regarding the cost and scarcity of resources

• instituting flood plain management approaches that reduce damage from flooding, provide habitat, and increase groundwater recharge

Address Multiple Stresses. Climate change is just one of a number of factors putting pressure on water supply systems. Rapid population growth, land-use changes, contamination of surface and groundwater resources, and the need for ecosystem protection and restoration are all occurring simultaneously. Many water managers and users are effectively addressing these combined challenges through measures such as dramatically improving water use efficiency and restoring and protecting watersheds and groundwater sources. (See Appendix A.)

Invest in Cross-Agency Relationships. Many of the measures discussed in this chapter begin with developing relationships among agencies that can be partners in innovative approaches to water management. (Integrated approaches are discussed in more detail later in this section and Appendix A includes a number of case studies showing ways in which water managers across the West are developing their own integrated approaches.) Water managers seeking to position their agencies to best respond to climate challenges should begin by strengthening their relationships with potential partner agencies, including neighboring water agencies, as well as those with authority on energy, wastewater, stormwater, environmental quality, and land use issues.

Incorporate Climate Change into Ongoing Project Design. Water managers constantly face a wide range of design decisions regarding existing and new facilities. The design of those facilities should incorporate climate impacts. Managers should begin such work now, rather than waiting for the completion of a comprehensive response plan to address climate change. Several examples illustrate where climate issues are being incorporated into design decisions. For example, the California Department of Water Resources (DWR) is working to design operable barriers in the Sacramento-San Joaquin River Delta. Those barriers are designed to use tidal currents to control water levels and circulation in the south Delta. DWR recognizes that climate change is likely to produce significant sea level rise. Such changes could affect the operations and effectiveness of these Delta barriers. To reduce this risk, DWR decided to redesign these barriers so they could be retrofitted in the future to accommodate up to an additional foot of sea level rise. Given the probable useful life of these barriers, DWR believed that this was an appropriate design target. This decision required a redesign for a larger foundation, capable of accommodating larger gates in the future—and resulted in significant expense.[7]

The San Francisco Public Utilities Commission (SFPUC) is currently developing a long-term wastewater master plan designed, in part, to address climate change impacts. Perhaps the most significant climate change-related challenge for San Francisco is the potential for rising sea levels to result in seawater intruding through outfalls into waste treatment facilities.[8] Such saltwater intrusion could kill the microbes that serve as the foundation of secondary treatment. The SFPUC has already experienced these seawater intrusion events, even without storms, as the result of 7 inches of sea level rise in the past century. The SFPUC is currently designing valves to prevent such sea level rise-related inflows into the wastewater system. Seattle Public Utilities has made several significant design decisions to address potential climate change impacts.[9] Such water agencies are beginning to discuss how climate change could affect decisions such as the design of drinking water treatment facilities.

By incorporating climate change in ongoing design decisions, water managers can reduce risks and expenses in the future.

Expand Dialogue with the Scientific Community. The scientific community is an essential resource to water managers. Expanded dialogue with the scientific community can increase the effectiveness of measures designed to meet the challenges posed by climate change. A healthy dialogue with water managers will also help scientists develop a more realistic and accurate analysis of potential climate change impacts on water management. The September 2005 conference in Las Vegas, co-sponsored by the Natural Resources Defense Council, the Southern

Nevada Water Authority, and the Desert Research Institute represents an example of this kind of extended dialogue. Such conferences should be held with greater frequency.

The AWWARF Public Advisory Forum developed the following two recommendations regarding climate and science:

* Cooperation of water agencies with the leading scientific organizations can facilitate the exchange of information on state-of-the-art thinking about climate change and impacts on water resources.

• The timely flow of information from the scientific global change community to the public and the water-management community would be valuable. Such lines of communication need to be developed and expanded.[10]

Given the need discussed earlier to improve institutional capacity, a robust dialogue between water managers and scientists could be particularly valuable as water agencies move past vulnerability analyses to develop future response strategies that incorporate climate issues.

Determining the Best Mix of Water Management Tools

A century ago, water managers had a limited range of water management tools. Today, water managers have a much greater range of options to manage water in communities around the West:

• Technological advances have dramatically improved the water use efficiency of wide range of devices, including low-flow showerheads, low-flush toilets, water-efficient washing machines and dishwashers, and water-saving irrigation systems guided by satellite weather data.

• Wastewater recycling, groundwater cleanup, urban stormwater capture projects, water marketing, and active groundwater storage projects have also become proven water management tools.

• Pricing mechanisms, such as inclining block rates (the practice of increasing volumetric prices with increasing water use) and seasonal rates (which modify summer water rates to encourage landscape conservation), can encourage efficient water use.

• In some coastal areas, urban water agencies are beginning to explore desalination, previously dismissed as impractically expensive.

Given the impressive array of water management tools available, how should water managers determine the best mix of responses to climate change—particularly as the performance of water management tools will be affected in different ways as a result of climate change? This section is designed to help water managers answer this question. (See Table 4-1 for a summary of NRDC's findings.)

Water Management Tools that Will Perform Better as the Climate Changes

Some water management tools are likely to perform better in the future in the face of global warming. This effect is likely to be most significant for tools that reduce landscape water use.

Table 4-1: Performance of Water Management Strategies After Considering Global Warming Effects

More effective	Not affected	Less effective
• Landscape conservation • Conservation rate structures • Agricultural water conservation • Water marketing • Urban stormwater management • Saltwater groundwater intrusion barriers to protect coastal aquifers • Water system reoperation • Interagency collaboration and integrated water management strategies • Floodplain management • Watershed restoration	• Wastewater recycling • Interior water conservation • Groundwater cleanup	• Traditional river diversions • Traditional groundwater pumping • Traditional surface storage facilities • Ocean water desalination*

*Given existing energy requirements.

Landscape Irrigation Conservation. Urban water conservation programs often underemphasize the demands of urban landscaping. With climate change likely to increase evaporation and transpiration rates in planted landscapes, a lawn or landscape could consume more water in the future than it consumes today. One implication of this trend is that landscape irrigation conservation programs have the potential to save more water in a warmer future than they do today.

Landscape irrigation already represents a significant percentage of urban water use in the West. For example, it accounts for approximately half of urban water use in California, or about 10 percent of statewide water use.[11] Urban water agencies are increasingly turning to landscape irrigation to find new opportunities to increase urban water use efficiency.[12] For example:

• The Southern Nevada Water Agency offers customers a $1 per square foot rebate for all turf that is removed and replaced with drought-tolerant landscaping.[13]

• The Metropolitan Water District of Southern California has developed a website (www.bewaterwise.com) devoted to educating ratepayers about landscape conservation opportunities.[14]

• The East Bay Municipal Utility District (EBMUD) in California has published a comprehensive book aimed at encouraging appropriate landscape design. EBMUD also offers residential landscape conservation rebates of up to $1,000.[15]

• The Marin Municipal Water District, also in California, offers financial incentives to encourage the installation of weather-based irrigation controllers.[16]

As climate change reduces late season snowmelt, measures such as landscape conservation that reduce peak summer demands—often a key constraint on water systems—could be particularly effective. Water managers should incorporate such conservation measures in their plans to meet future water needs and respond to climate change impacts.

Conservation Water Rate Structures. Water rate structures are among the most effective tools to encourage water conservation because they give customers a price signal about the value of this resource. To maximize the effectiveness of this signal, agencies should strive to recover as much revenue as possible through volumetric charges, rather than high fixed charges. Increasing block, or tiered rate structures, offer an initial allocation at a base rate. Additional tiers or blocks of water increase in price. Some utilities offer a lifeline, or below cost rate, for low-income customers. University of California economists Hewitt and Hanemann found a significant positive response to block rate structures in California applications.[17] In addition, seasonal water rates, which increase prices during the warm irrigation season, can be particularly effective in encouraging landscape conservation and in reducing peak summer demands. Water managers seeking to encourage conservation in the future should pay particular attention to rate structures designed to encourage conservation.

> **"We have to attack both sides of the supply-demand equation when faced with more variable water supply due to global warming."**
>
> Source: Chips Barry, General Manager, Denver Water, 2006.

Agricultural Water Conservation. According to the U.S. Department of Agriculture, agricultural water represents 81 percent of all consumptive water use in the nation.[18] In the West, agriculture represents 90 percent of the consumptive use of the developed water supply.[19] Future agricultural water use is difficult to predict because of complex interactive impacts of climate change on international trade, crop selection, and yields. Nevertheless, as in the case of urban landscaping, rising temperatures may increase evapotranspiration rates-meaning that irrigating an acre of crops such as alfalfa or lettuce could take more water in the future than is currently required.[20] As a result, agricultural water conservation and fallowing could generate even more water savings in the future than they do today.

Even without considering potential climate change impacts, there is significant potential for agricultural water conservation around the West. For example, in much of the arid West, flood irrigation is still the predominant irrigation technology, and in states including Arizona, Montana, and Idaho, water application rates often exceed 5 feet per acre.[21] In agricultural areas working to cope with the impacts of climate change, conservation programs and related water transfers could provide valuable revenue.

Market-Based Transfers, Sales of Water. With agricultural water conservation and fallowing programs increasing in effectiveness as temperatures rise, there also may be

Restoring the Wet Meadows of Sierra Nevada's Feather River Basin

A public/private partnership called the Feather River Coordinated River Management Group (CRM) has been working for more than a decade to implement wet meadow restoration projects in the Sierra Nevada's Feather River Basin. The Feather River is an important source of water for California's State Water Project, which provides a portion of the water supply for Southern California, the San Joaquin Valley, and Silicon Valley. There are 250,000 acres of high altitude meadows and valleys in the Feather River's Sierra Nevada watershed. These mountain meadows have been degraded by decades of grazing, road building, and other activities. Streams have eroded deep gullies in meadows, rapidly draining groundwater from these natural high-altitude reservoirs; and incised creek beds have dramatically reduced natural infiltration of runoff.

The Feather River CRM has used several techniques to help restore its degraded meadows. For example, creek beds have been regraded to restore natural drainage elevations by the replacement of incised gullies with barriers and pools. Subsequent monitoring has verified that such projects can significantly increase natural storage in these meadows, thus retaining additional winter rainfall and snowmelt. This additional stored water is naturally released later in the spring and summer. Analysis of the CRM Big Meadow Cottonwood Creek project found that groundwater levels were within 1 foot of the surface for an average of 8 days prior to restoration, and an average of 223 days after. As a result, the ephemeral stream in the meadow returned to nearly perennial flows, increasing from 214 to 344 days of flow.

This project creates additional active water storage, which could have increasingly important water supply and ecosystem benefits in the future. These projects can also decrease stream temperatures, addressing a key potential climate change impact on cold-water fisheries. As a result, the CRM estimates that large-scale restoration projects have the potential to create large amounts of increased natural groundwater storage.

Sources: http://www.feather-river-crm.org/.

Wilcox, Jim, January 2005. "Water Management Implications of Restoring Meso-Scale Watershed Features." http://www.feather-river-crm.org/publications/tech/IAHS%20Full%20Paper.htm.

a growing incentive for some farmers to sell a portion of their water supplies through voluntary, market-based transfers. Three factors suggest that incentives for water marketing that moves water from low-value agriculture to high-value urban uses are likely to increase as a result of global warming. First, as urban water agencies face reduced yields from existing water systems, they may be increasingly motivated to pursue, and increasingly willing to pay for, water transfers. Increasing scarcity could raise prices received by agriculture for marketed water. Second, climate change will create increasing uncertainty for agriculture. It may be a challenge for some farmers to cope with warming temperatures and more extreme weather events, increasing their interest in water transfers that could provide them with greater flexibility and revenue. And third, around the West, many agricultural water users have more senior water rights than their urban counterparts have. To a certain extent, this system will insulate the holders of senior water rights holders from the impacts of climate change—making their water supply more reliable than that of junior holders (including many growing urban areas). All of these factors suggest that the economic rationale for water marketing may increase.

It should be noted that water marketing does not create new water, it simply reallocates it. Various sources of water can potentially be transferred by market transactions, each constrained by legal, regulatory, market, and physical parameters. A California Legislative Analyst's Office report identifies the following sources:[22]

- Land fallowing and crop shifts to less water-intensive crops.
- Water recycling, such as recycling water from wastewater treatment plants for industrial and irrigation purposes.
- Groundwater pumping instead of using surface water rights, thereby freeing up surface water for transfer.
- Storing excess surface water from wet years in underground aquifers to be pumped in the future when surface supplies are low.
- Water conservation, in both the agricultural and urban sectors. This includes, for example, farmers using water-saving irrigation technologies and homes and businesses using water-efficient landscaping and bathroom fixtures.

FEATHER RIVER CRM.

Cottonwood Creek in California's Sierra Nevada, with Degraded Meadow. Before (left) and After (right) Restoration.

• Withdrawals from surface storage supplies that were not otherwise planned to be made.

If a water marketing system is to work optimally, care must be taken to design appropriate transfers and to avoid impacts to third parties and the environment. Efficient markets require that buyers and sellers bear the full costs and benefits of transfers. However, when water is transferred, third parties are likely to be affected. Where such externalities are ignored, the market transfers not only water, but also other benefits and costs from non-consenting third parties to the participants in the transfer.[23] Finally, the practice of "paper water" transfers—attempts to sell rights to water that exist only on paper—must be prevented.[24] Paper transfers can be highly disruptive, leading to environmental impacts and water management challenges.

Watershed Restoration. Watershed restoration has the potential, in some cases, to help mitigate impacts of climate change. As climate change reduces natural storage through a reduction of snowpack, watershed restoration efforts may be increasingly valuable to reduce peak flows, recharge groundwater, and delay spring runoff. Restoration projects may also decrease stream temperatures—reducing another impact of climate change—and provide additional environmental benefits such as riparian habitat. (See Restoring the Wet Meadows.)

Urban Stormwater Management. Throughout the West, there are abundant opportunities to manage urban stormwater to reduce runoff, flood damage, and pollution and to improve water supply availability and quality. As climate change affects rainfall volumes and storm intensity, the value of water supply tools that provide stormwater management benefits may increase.[25] Climate change will likely force urban communities to invest in additional flood management, creating willing partners for water agencies seeking to invest in integrated stormwater management and water supply strategies.

One approach is to direct stormwater runoff from impermeable surfaces, such as roofs and paved areas, to landscaped areas where the water can percolate into the soil, and recharge the groundwater. Impervious surfaces increase runoff during storm events. The first "flush" often collects and concentrates contaminants from those surfaces such as oils and sediment. When flows exceed the infiltration capacity of the soils, water flows into storm drains. By diverting a portion of the first flows, improved stormwater management reduces demands on storm drain systems. This strategy slows the rate of runoff and allows for recharge. Designs such as shallow depressions, or "swales" and the sloping of both the paved areas and the landscaped areas to follow normal drainage patterns facilitate the redirection of stormwater runoff to landscaped areas where it is intercepted and infiltrated into groundwater aquifers. Some of the most innovative work in this area has been done by Tree People, a non-profit organization in Los Angeles that is advocating the construction of a citywide system of cisterns, groundwater infiltration facilities and urban forestry in order to recharge groundwater and provide other benefits.[26]

Another stormwater management related strategy, called "daylighting," involves taking surface flows that are currently conveyed in underground culverts and restoring them to creeks. Daylighting can offer groundwater recharge and environmental benefits, as well as increase property values and recreation in adjacent communities.

Another strategy involves diverting water into groundwater infiltration basins from urban streams during high flow events.

Reoperation of Water Systems. Water agencies have extensive experience with water system management, particularly the operation of storage facilities to meet the different demands of flood management and water supply. As a result of climate change, it will likely be necessary in the future to reconsider operating rules for major water supply systems. The Intergovernmental Panel on Climate Change (IPCC) called for "a systematic reexamination of engineering design criteria, operating rules, contingency plans, and water allocation policies," noting that "water demand management and institutional adaptation are the primary components for increasing system flexibility to meet uncertainties of climate change."[27] Investigations of reoperation opportunities should be broadly conceived to reflect the interactions of the many elements of complex water systems.

For example, the Seattle Public Utilities (SPU) analysis of potential climate change impacts to the water supply system (see Appendix A) helped SPU identify potential future management challenges that could arise from climate change. SPU created a series of adaptive management strategies for reoperating the water system to improve day-to-day management and to provide greater flexibility. They now use a dynamic reservoir elevation rule curve to help guide the management of flood storage capacity and refill of mountain reservoirs, thereby adjusting reservoir level targets based on real-time snowpack measurements and soil moisture conditions. This information, coupled with simulation models, helps to set reservoir targets during the refill season. Using a dynamic rule curve allows SPU to be more adaptive than if they used a traditional fixed rule curve.

SPU's experience during the winter of 2005 demonstrates the operational flexibility that can be provided by utilizing the dynamic rule curve. Low snowpack in the winter reduced the probability of floods from snowmelt. Due to this reduced probability of flooding, SPU water managers captured more spring rains than in a normal year. This adaptation of operations to weather conditions provided Seattle with enough water to return to normal supply conditions by early summer, despite the lowest snowpack on record. It also demonstrated the flexibility in the water system to adjust operations for changing weather conditions, whether they are low snowpack or abnormal levels of precipitation. This system reoperation not only helps in managing the system for the variations in weather that occur now, but also can be used in the future to adjust to further climate change.[28]

The potential to reoperate reservoirs can also be increased by investments in groundwater storage, downstream channel conveyance capacity and integrated operations of operationally connected reservoir systems.

Saltwater Intrusion Barriers. In many coastal areas, increased seawater intrusion resulting from sea level rise threatens coastal aquifers. In some areas, high rates of groundwater pumping are already drawing saltwater into aquifers, threatening the utility of aquifers and wells. In order to prevent such intrusion, some water districts are injecting freshwater into aquifers to create a saltwater intrusion barrier. For example, Southern California's West Basin Municipal Water District is injecting highly treated wastewater into coastal aquifers. As sea level rise increases, such saltwater intrusion barriers may be increasingly important to protect coastal aquifers. These barriers may be given additional value in the future because of the importance of local groundwater storage as part of wastewater reclamation and stormwater management programs. As agencies expand their use of wastewater reclamation and stormwater management programs to respond to climate change, seawater intrusion barriers may become key tools.

Water Management Tools Relatively Unaffected by Climate Change

In general, the tools discussed in this section are more resistant to the effects of climate change because they do not rely on precipitation, snowpack or other climate-sensitive water sources. During the past several decades, these tools have proven themselves to be highly productive and cost-effective. For example, in California, these tools are expected to be the backbone of efforts to meet future water needs. They will likely become even more valuable in water management portfolios.

Water managers are starting to link major new investments in water conservation to their desire to prepare for potential climate change impacts. For example, Denver Water is addressing the potential effects of climate change by ramping up its water conservation efforts with its recent $400 million conservation plan. This plan is designed to cut annual water use by 22 percent, or 16.7 billion gallons per year, during the next 10 years. Although this plan was initially developed without regard to potential climate change effects upon its system, Denver Water is now seeking to reach this 22 percent reduction goal far

more rapidly in order to further protect water users from climate change impacts. The plan includes new strategies and increased investments in existing conservation programs, such as rebates for low-flow toilets and efficient clothes washers. The plan's new programs include:

• establishing a water efficiency rating program for new construction so that builders who do not meet new standards could find it more difficult to connect to the water system.

• installing water meters for landscape irrigation systems.

• initiating water audits of homes before they are sold, and requiring the replacement of leaking or inefficient plumbing fixtures.

• installing low-flow urinals in new commercial buildings.

The actions in the plan are expected to pay for themselves, through reduced water bills, within six years. Denver water users have already cut consumption by about 20 percent since local drought conditions began in 2002. The plan's first year has been approved by Denver Water's board and executive staff, with an initial $8 million.[29]

Interior Water Conservation. Although climate change is likely to improve the performance of landscape conservation programs, it will leave interior water conservation programs relatively unaffected. Interior water conservation technology, including water efficient showerheads, toilets, urinals, dishwashers and washing machines, will not perform significantly differently as a result of climate change. However, the value of the saved water may increase over time.

Water Recycling. Just as other forms of recycling have become commonplace, wastewater recycling has increased dramatically in recent decades. Today, for example, Southern California recycles approximately 500,000 acre-feet of water annually.[30] (This represents approximately 10 percent of total wastewater generated in this region.) The California Department of Water Resources projects that by 2030, an additional 0.9 million to 1.4 million acre-feet of water recycling will be developed. This still represents a small fraction of total wastewater. One of the advantages of this tool is its resistance to drought effects. Similarly, because the sourcewater supply for water recycling is municipal wastewater, it is far less susceptible to potential climate change impacts than traditional water supply projects.

Groundwater Cleanup and Protection. Although traditional groundwater pumping may be negatively affected by climate change (discussed in more detail in the next section), water projects, such as those in the Santa Ana watershed that are designed to clean up contaminated groundwater, may be less affected (see Integrated Regional Management Case Study: Santa Ana). The relative stability of groundwater cleanup, in the context of global warming, comes from the fact that the purpose of many of these projects is not simply to withdraw water but to comply with regulatory requirements and to create more usable, uncontaminated groundwater storage capacity. Where groundwater cleanup is intended to provide opportunities for conjunctive use, water managers should pay careful attention to the potential impacts of climate change on the source of water to be stored.

Water Management Tools That May Perform Poorly in the Future

The water management tools that are most likely to be negatively affected by climate change are those that rely primarily on historical precipitation, runoff, and recharge patterns, including both groundwater and surface water sources.

Traditional Groundwater Extraction. As discussed above, some analyses suggest that climate change may lead to significant reductions in groundwater. Shorter periods of high streamflows may decrease percolation, while longer, hotter summers are likely to decrease soil moisture. Therefore, projects that rely on traditional pumping of natural infiltration of precipitation could suffer a loss of yield in the future. In already overdrafted areas, this impact could increase competition for groundwater resources. We have not identified conjunctive use, the combined use of surface and groundwater systems, including active groundwater recharge, as a separate category in this report. Climate change impacts on conjunctive use projects will be determined in significant part by the source of stored water. Conjunctive use projects designed to rely on current snowpack or traditional river diversions may be negatively affected by climate change; however, conjunctive use projects using recycled wastewater may not be affected. Conjunctive use projects in low elevation coastal areas may be negatively affected by sea level rise.

The Conservation Technology Edge: A Water Management Tool That Will Be Increasingly Important in the Face of Climate Change

Conservation will remain a highly effective water management tool in a climate-altered world. Because climate change may make snowpack-based supplies and diversions less reliable over time, the advantages of new supplies produced by technological innovation should increase. The water sector analysis of the National Assessment of the Potential Consequences of Climate Variability and Change confirms this finding: "Evidence is accumulating that such improvements can be made more quickly and more economically, with fewer environmental and ecological impacts, than future investments in new supplies." Conservation tools have been central to the significant progress made in Los Angeles, the San Francisco Bay Area, Seattle, and Denver to meet the needs of growth without increasing water use (see Appendix B).

Innovation and technology development in the areas of end-use water applications have progressed rapidly in the past few decades. Techniques and technologies from laser leveling of fields and high-efficiency irrigation systems to the design of toilets, urinals, and showerheads have changed the demand side of the equation. Efficiency standards and code requirements have been particularly effective in promoting widespread application of these water saving technologies. End-use applications of water now require much less volume than before to provide equivalent or superior services, and uses of these new technologies often provide immediate economic savings.

These analyses of conservation potential are based on existing technology. Despite significant investments in conservation already, considerable potential remains. In California, 2.5 million toilets have been replaced with high-efficiency models since 1992. There's still room for expansion, with approximately 10 million low-efficiency toilets remaining to be replaced.

The impetus for technological development and innovation in efficient use comes from both price signals and policy. As water gets more expensive and because legal requirements are enacted prohibiting waste and limiting extraction from natural systems, technology has provided a wide range of options for expanding the benefits derived from a given amount of water. Broader application of these techniques will yield significant new supplies and innovations are likely to create improved water conservation technologies. The waterless urinal represents an example of such a relatively recent innovation. It is reasonable to anticipate that ongoing technological innovation will continue to expand the potential benefits of water conservation. In addition, collaborations among agencies with different missions (e.g., water and energy) are expanding water conservation efforts. In short, water use efficiency programs have several significant advantages that are likely to grow over time as a result of collaborations among agencies, technological innovation, and the direct and indirect effects of climate change.

Sources: California State Water Plan, Department of Water Resources, Vol. 2, p.16.1. http://www.waterplan.water.ca.gov/docs/cwpu2005/

Gleick, Peter H. et al., 2000. *Water: The Potential Consequences of Climate Variability and Change for the Water Resources of the United States.* The report of the Water Sector Assessment Team of the National Assessment of the Potential Consequences of Climate Variability and Change, U.S. Global Change Research Program, Pacific Institute for Studies in Development, Environment, and Security.

Gleick, Peter H., Dana Haasz, Christine Henges-Jeck, Veena Srinivasan, Gary Wolff, Katherine Kao Cushing, and Amardip Mann, November 2003. *Waste Not, Want Not: The Potential for Urban Water Conservation in California.* Pacific Institute.

Finally, conjunctive use projects designed to take advantage of floodplain restoration, storing and infiltrating high flows, may be an increasingly important tool in the future. Water managers should evaluate local conditions to understand the implications of climate change on local groundwater resources.

Traditional River Diversions. Declining snowpack, receding glaciers, increased evaporation, flood control requirements, more frequent droughts, reduced dry-season runoff, and potential reductions in total runoff could render surface water diversion projects less reliable in the future. For example, the Canadian city of Calgary has concluded that the melting of glaciers as a result of climate change could reduce the long-term yield of its surface water supply.[31] Colorado River water users are increasingly concerned about reduced flows and loss of stored supplies to evaporation, due to climate change.[32]

Changes in river hydrography expected as a result of global warming will likely result in alterations in stream-

flows and a direct reduction in water supply reliability. The most obvious impact in this regard is the increase in peak flows and the reduction of dry season streamflows.

The environmental impacts of climate change could exacerbate impacts on the reliability of surface water diversions. As discussed in Chapter 2, climate change could lead to environmental impacts including increased stream temperatures, exacerbated water quality problems and damage to sensitive and listed species—impacts likely to result in more requirements to protect aquatic resources, and greater competition for and conflict over surface water resources.

In addition, as rivers approach the ocean, climate change-driven sea level rise could result in a serious reduction in the reliability and cost-effectiveness of traditional river diversion projects. This has serious implications for coastal communities that rely on low-elevation surface water diversions or on groundwater diversions with a direct connection to surface waters. The Sacramento–San Joaquin Delta is an example of an area vulnerable to these potential effects.

Traditional Surface Storage. Although dams are central to water supply in the West, they have often led to high-profile, protracted policy conflicts. This is true of proposed dams on the Colorado, Yellowstone, Green, Missouri, Platt, Tuolumne, Stanislaus, and American rivers. There are cases in which new surface storage projects have generated significantly less conflict, particularly when the surface storage system is well designed, such as in the case of the existing Los Vaqueros Reservoir in the eastern San Francisco Bay Area. This off-stream project was designed to improve water quality and provide emergency supplies and was seen by many as having fewer environmental impacts than traditional surface storage development.[33,34] However, most dam sites have high financial and environmental costs, with low potential water supply yields. Given the high capital cost of surface storage projects, water managers should consider how climate change will affect this water management option.

> **"Immediate prospects for major new water supply reservoirs or inter-basin transfers are limited. Consequently, new water project prototypes that emphasize conservation, landscaping, new technologies, and other measures are being promoted across the West."**
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> Source: Committee on the Scientific Bases of Colorado River Basin Water Management, February 2007. *Colorado River Basin Water Management: Evaluating and Adjusting to Hydroclimatic Variability*. National Research Council, p.96.

Western dam operators could face increased challenges from seven potential climate-related impacts: reductions in reservoir inflows, increases in the percentage of precipitation falling as rain, rather than snow (and related increases in flood control requirements), decreased snowpack, more severe weather events (both droughts and floods), greater environmental requirements, increased evaporative losses from reservoirs and increased spills from existing reservoirs.

Potential climate change impacts have been cited by some agricultural water agencies as justification for more surface storage facilities.[35] Some new surface or groundwater storage may be developed in the West to cope with the challenges presented by climate change. However, it is important for water managers to recognize that, just as climate change can reduce the yield of existing reservoirs, it can also reduce the potential water yield of new dams.

Although site-specific analyses will be required to evaluate potential climate change impacts on proposed new storage facilities, particularly in highly engineered watersheds, some general conclusions are clear. In relatively undeveloped watersheds, a shift toward more rainfall and less snowpack is likely to reduce the yield of most new proposed dams. With shorter high-flow periods, the window for filling off-stream storage facilities could be shorter in the future. Potential reductions in total streamflows as a result of climate change could have profound implications for new surface storage projects. Frequently, new surface storage facilities utilize junior water rights in a river basin. If climate change reduces average total runoff in a basin, water managers could find themselves in a position where they have constructed a new surface storage facility to capture runoff that may be lost in the future as a result of climate change impacts.

In highly engineered watersheds, the potential interactions of existing and proposed facilities can be complex. For example, the climate change effects listed earlier could reduce potential yield from a proposed new storage facility but at the same time, increased climate-driven spills from existing dams could increase the amount of water that could be captured by a new facility.

Finally, surface storage projects in some river systems could face increased operating restrictions to mitigate for the environmental impacts of climate change. The most likely additional operating restrictions include flow

Summary of Potential Climate Change Impacts on Potential New Traditional Surface Storage Facilities

Climate Change Impacts that Could Reduce Potential Yields from New Traditional Surface Storage

- potential decreases in total annual runoff
- decreased late-season runoff, as a result of reduced snowpack
- increased winter runoff, as a result of greater rainfall, increasing spills and flood control storage requirements
- more extreme weather events (droughts and storms)
- increased evaporative losses from reservoirs.
- potential new environmental requirements regarding flow and temperature

Climate Change Impacts that Could Increase Potential Yields

- increased uncaptured spills from existing storage facilities

and temperature requirements. Such requirements could decrease the expected water supply yield of existing and proposed surface storage facilities.

The authors of this report are not aware of any proposed new surface storage facilities that have undergone a comprehensive analysis mentioning the seven factors addressed above. It is likely in many cases that estimates of potential yields from proposed new surface storage projects will be reduced when climate impacts are considered. As a result, these projects, already expensive today, could be more expensive per acre-foot of yield, when future climate change impacts are considered. The potential impact of climate change on new surface storage facilities should be carefully evaluated.

This report is not the first to suggest diminishing prospects for traditional surface storage development in the West and an increase in alternative approaches. For example, the National Research Council's 2007 report on Colorado River basin hydrology observed that "(t)he declining prospects for traditional water supply projects are perhaps more correctly seen not as an end to 'water projects', but as part of a shift toward non traditional means for enhancing water supplies and better managing water demands."[36] The report went on to state that "(i)mmediate prospects for major new water supply reservoirs or inter-basin transfers are limited. Consequently, new water project prototypes that emphasize conservation, landscaping, new technologies, and other measures are being promoted across the West."[37]

Desalination. Evaluating the performance of desalination in the context of climate change raises issues different from those raised by other water management tools and some of these emerging issues support different conclusions. Ocean water, the source for many proposed desalination projects will be far less affected than freshwater sources by climate change. However, water managers making decisions on siting and design for coastal desalination facilities should carefully consider the likelihood of significant sea level rise as a result of climate change. For water managers in coastal areas with existing water systems that could be negatively affected by climate change (e.g. those that rely on snowpack and rivers), the reliability of seawater desalination could be an important consideration.

However, desalination raises another significant issue in the context of climate change. As discussed in Chapter 3, ocean water desalination is a very energy intensive water supply option. Indeed, energy is the primary operating cost of ocean water desalination facilities. Climate change prevention efforts are likely to result in a dramatic increase in efforts to reduce energy consumption, in order to decrease greenhouse gas emissions. Thus, a dramatic increase in energy-intensive seawater desalination facilities raises significant issues in the context of climate change. In addition, because of its high energy requirements, seawater desalination is also particularly vulnerable to any future energy price fluctuations.

Although climate change will not have the same impact on this tool as it is likely to have on water management tools that rely on rivers, historical groundwater recharge and snowpack, consideration of climate change raises serious concerns regarding the energy implications of desalination. Energy requirements of desalination have declined significantly in the past decade, largely as a result of the improvement of membrane technology for reverse osmosis plants and improvements in pressure recovery.[38] In addition, desalination of less saline sources, such as brackish and contaminated groundwater, requires significantly less energy. Efforts to reduce greenhouse gas emissions will raise additional issues regarding desalination. This climate change-related implication for desalination is less direct than the impacts affecting the other tools discussed in this section. As technology improves, this con-

cern will lessen. In fact, if the energy required for ocean desalination declines by a relatively small amount, some Southern California water agencies could save energy by substituting ocean water desalination for diversions from the Bay-Delta estuary.

Integrated Regional Water Management Planning

Many of the tools discussed above—water conservation, wastewater reclamation, and stormwater management—offer potential benefits to other public entities, including wastewater and stormwater agencies, energy utilities, and

Six Concerns Regarding Surface Storage Analyses

In some cases, project evaluation methodologies have exacerbated controversies around proposed surface storage projects. Future evaluations of surface storage projects should address these issues. Problematic approaches in past dam feasibility studies include:

1. Projections based on historical hydrology: Traditional water development has not considered the potential impacts of global warming on future hydrology. The case of the Colorado River shows how important assumptions regarding future hydrology can be. On the Colorado River, a relatively short hydrologic record led water managers to conclude that the river's long-term average flow would be higher than it has proven to be. As a result, the Colorado River Compact assumed that river flows would average 17 million acre-feet. In fact, average flows have proven to be less than 15 million acre-feet.This discrepancy has significantly increased conflicts on the river. With additional climate change impacts, reliance on historic hydrology will be even riskier.

2. Lack of demand side analysis: The supply side approach has traditionally focused on increasing supply through dams and diversions. Demand management and alternative approaches, which can be less expensive and environmentally damaging, have often been overlooked or their potential underestimated. Addressing both supply and demand side strategies—and comparing all available tools on a level playing field—is a key feature of an integrated approach to water management planning.

3. Flawed economic analysis: Some surface storage studies, particularly those undertaken by the federal government, have failed to include credible economic analysis. For example, the U.S. Bureau of Reclamation is currently studying a potential surface storage project in California's upper San Joaquin River basin to provide additional supply for agricultural water users. Water from this facility is likely to cost far more than the new water supply would be worth to the agricultural community. When the Bureau of Reclamation last studied a surface storage project in this region, the agency concluded that raising Friant Dam would produce water costing approximately $3,000 per acre-foot-twice the cost of desalinated seawater and approximately 100 times the cost of water provided by federal water contracts in the region. Recent analysis of Auburn Dam by the Bureau of Reclamation revealed lower water yields and a significantly higher cost than had been previously estimated.

4. Subsidies that encourage waste: In many water projects, a reliance on subsidies and artificially low water prices encourage under-investment in efficiency and over-use of water resources. Supply-side subsidies skew water management plans against conservation programs. These subsidies have, historically, been focused primarily on dramatically lowering costs for agricultural water users.

5. Underestimates of environmental damage: There is a long history of promises regarding environmental benefits from dams. However, dam building has a clear record of negative impacts on the environment. For example, 60 years ago, Friant Dam in California was authorized, in part, due to claimed benefits to the San Francisco Bay-Delta. In practice, Friant Dam has resulted in severe degradation of water quality and fisheries.

6. Unrealistic anticipated benefits: For many dam projects, a portion of the cost has been written off (i.e. paid by taxpayers rather than water users) because of claimed environmental, recreation, or other benefits. These benefits have frequently proven to be illusory.

Sources:

http://www.sciencedaily.com/releases/2006/05/060529082300.htm.

Committee on the Scientific Bases of Colorado River Basin Water Management, February 2007.

Department of the Interior, Bureau of Reclamation Mid-Pacific Region, Fish and Wildlife Service, October 1995. "Least-Cost CVP Yield Increase Plan," pp.III-41, III-51.

Bureau of Reclamation Mid-Pacific Region, December 2006. "Auburn-Folsom South Unit Special Report: Benefits and Cost Update."

local governments. These approaches are also often less centralized and less capital-intensive than traditional water development. Integrated regional water management offers the potential to maximize the benefits from these new tools.

Wastewater, stormwater, and conservation programs are often best implemented through collaborations among agencies. Where a water supply agency does not have wastewater or stormwater responsibilities, designing and implementing climate change response strategies in these areas will require interagency collaboration. In addition, water conservation offers significant energy benefits, inviting the participation of energy utilities and state agencies with energy regulatory and planning responsibilities. Finally, water conservation and stormwater management programs can benefit greatly through the participation of local governments with land-use authority.

Agencies with different missions do not always share identical service boundaries, creating a potential obstacle to interagency efforts. In many cases, this obstacle can be overcome by bringing together multiple agencies on a regional basis. Such an integrated regional approach can offer broad benefits. Integrated regional water management is emerging as a particularly important strategy. The 2005 California State Water Plan identifies integrated regional water management as an initiative co-equal with statewide water management planning efforts.[39]

California's Proposition 50, The Water Security, Clean Drinking Water, Coastal and Beach Protection Act, and Proposition 84, which were approved by the voters in November of 2002 and 2006 respectively, provided a total of $1.5 billion in general obligation bond financing for integrated regional water management efforts across the state. This new direction represents a decreased reliance on large traditional water projects and on state and federal agencies to guide planning and decision making. Increasingly, innovative thinking is showing how integrated regional strategies can supplement traditional statewide and federal planning.

Integrated regional planning has several advantages. It encourages collaboration among the diverse agencies in a particular region. As in the case of the projects in the Santa Ana watershed to clean up contaminated groundwater and generate electricity through "cow-power" (see Integrated Regional Management Case Study: Santa Ana), an integrated approach can reveal opportunities that cannot be implemented without cooperation among stakeholders and agencies. It tailors strategies to meet unique local needs. It can maximize the potential for multiple funding partners and multiple benefits, including reduced dependence on water supplies vulnerable to climate change impacts, reduced urban runoff pollution, groundwater cleanup and improved groundwater management, flood damage reduction, ecosystem restoration, energy conservation, and public education. And integrated regional planning offers the potential for water managers to address, in one program, multiple stresses facing current water supplies. These include population growth, land-use changes, contamination of surface and groundwater resources, and the need for ecosystem protection and restoration.

Moreover, an integrated approach can increase system flexibility. The massive investment required for a traditional water project can be highly inflexible because, if the construction cost of such a water project proves to be higher than expected, water managers with a partially constructed project cannot redirect investments, without losing the yield of the entire project. These large projects create a significant sunk cost risk. By contrast, investments in an integrated portfolio of conservation, reclamation, and stormwater projects, all of which can be scalable and less capital-intensive, can be more easily redirected to respond to changing conditions or to adjust for an underperforming water management tool.

Effective integrated planning can require the use of many water management tools, with varying potential benefits in different regions. For example, without debating the merits of desalination in general, we can examine how desalination might fit into an integrated regional strategy. In Southern California's Chino Basin, desalination is being used to clean up contaminated groundwater, thus fixing an existing problem and generating water supply reliability and wetland restoration benefits. In San Diego, desalination, although energy intensive and expensive, could provide high quality water that could be blended with existing supplies, facilitating energy-conserving wastewater reclamation programs. In contrast, on California's Central Coast, seawater desalination could be highly growth-inducing, leading to urban sprawl, with potentially serious environmental impacts. The implications of this technology and the case for public funding can be very different in different regional settings.

Integrated Water and Energy Management

Integrated water management efforts should pay particular attention to energy issues. Managing and using water more efficiently can reduce related energy requirements and greenhouse gas emissions. Efficiency as used here

Integrated Regional Management Case Study: The Santa Ana River Watershed

Water managers in Southern California's Santa Ana River watershed are leaders in designing integrated regional water management strategies, relying on an array of tools to produce a wide range of water management and environmental benefits.

The Santa Ana River drains 2650 square miles and runs 100 miles from the peaks of the San Bernardino Mountains to the beaches of Orange County. Five million people live within this "Inland Empire" watershed, a population that is expected to double within 50 years.The watershed is also home to the world's densest populations of cows, a fact that surprises most outsiders. At its peak, the basin held more than 300 dairies, with up to 400,000 head of cattle, operated in less than 220 square miles of the upper part of the watershed—the Chino Basin. These cows produce 1 million tons of manure per year and another 2 million tons of manure currently sit on dairy lands. Runoff from these dairies has contaminated one of Southern California's largest groundwater sources with salts, dissolved solids and nitrates.

Urbanization, dairy operations, habitat destruction and other activities have taken a toll on the Santa Ana River's ecosystem. Today, some of the river's residents, including the Santa Ana sucker, the Least Bell's vireo and the southwestern willow flycatcher, are listed under the Endangered Species Act.

In 1968, local water agencies formed the Santa Ana Watershed Project Authority (SAWPA) in order to develop an integrated approach to address the challenges discussed above. After decades of effort, this integrated approach includes strategies such as water conservation, wastewater reclamation, and storm water infiltration. What makes the SAWPA case study so interesting is that it shows how multiple problems can be addressed simultaneously.

The juxtaposition of the local dairy industry with growing cities has created challenges—and opportunities—for local leaders. The Inland Empire Utility Agency (IEUA) is diverting dairy waste for composting and marketing to agricultural users. The methane derived from anaerobic digestion of this waste is used to generate renewable electricity. Thus, by diverting dairy waste and reducing ongoing groundwater contamination, IEUA has created a new energy source and a marketable compost product.

The value of new water sources, as well as regulatory and legal pressure to clean up groundwater contamination have also led IEUA to construct two groundwater desalters, which use desalination technology to clean up contaminated groundwater. (Desalting groundwater requires far less energy than desalinating seawater.) The two desalters have a combined capacity of more than 23 million gallons per day.These facilities provide usable water supply and help remediate contaminated groundwater basins. Agencies in the watershed are also recharging the basin's aquifers using storm water runoff and recycled wastewater.

The energy and climate benefits of this integrated approach are also notable. By reducing reliance on energy-intensive imported water (see discussion in Chapter 3), IEUA is able to reduce the electricity consumed to meet water supply needs. In addition to avoiding energy and other costs associated with imported water supplies, increasing local supplies reduces pressure on stressed ecosystems such as the San Francisco Bay-Delta. IEUA has also built a new energy-efficient headquarter building that has received a platinum certification from the U.S. Green Building Council's LEED program. The building uses waste heat to reduce heating and cooling costs, and photovoltaic cells to generate electricity.

The benefits of SAWPA's integrated approach are impressive, including:

- creation of local drought-proof water supplies.
- reduced reliance on imported water supplies that are vulnerable to environmental constraints and climate impacts.
- reductions in groundwater contamination
- flood management improvements
- enhanced wetlands
- marketable organic composed dairy waste
- improved air quality
- renewable energy generation
- reduced energy use and greenhouse gas emissions
- marketable greenhouse gas credits

The roots of this effort are more than three decades old. Climate considerations did not lead SAWPA and IEUA to launch this integrated regional effort. However, the energy and climate benefits of their approach are significant. The integrated approach reduces the vulnerability of the region to water supply impacts from climate change. It also shows how water utilities can make cost-effective contributions to efforts to reduce greenhouse gas emissions, through water and energy conservation, wastewater reclamation, better groundwater management and renewable electricity generation.

This integrated approach demonstrates how far water management has come from the days when dams and increased water diversions were the all-purpose solutions to meeting water supply needs. In California, the SAWPA effort has become a model for other integrated efforts around the state.

Sources: Santa Anna Integrated Watershed Plan, 2005 Update, Santa Anna Water shed Project Authority, Riverside, CA, June 2005.

Atwater, Rich and Paul Sellew. "Organics management, clean water and renewable energy: Focus on California." *BioCycle: The Journal of Composting & Organics Recycling*, February 2002.

http://www.ieua.org/desalter.html.

The LEED program itself reflects an integrated approach to green building. IEUA was able to use its institutional strengths to design on-site stormwater recharge facilities and to locate the headquarters building adjacent to a wastewater treatment plant, in order to provide renewable energy from its digesters and reclaimed water for use on site. The design reduced potable water demand by 73 percent and energy use by 90 percent.

describes the useful work or service provided by a given amount of water. Significant economic and environmental benefits can be cost-effectively achieved through improving water system efficiency. The energy/water nexus will make water conservation programs more attractive to agencies planning a response to climate change. In particular, as greenhouse gas emission reduction programs increasingly emphasize energy conservation, water agencies are likely to find additional benefits from more fully integrating energy and water management. Taking both

12 Elements to Consider When Designing an Integrated Response to Climate Change

When evaluating options for responding to the water management challenges presented by climate change, water agencies should consider the benefits of comprehensive integrated regional water management planning (IRWMP). Such strategies should incorporate the following elements:

1. Climate Impacts on Existing Systems and Future Strategies. Water agencies should analyze the potential impacts of climate change on existing facilities and on the tools under consideration to meet future demands.

2. Unique Regional Conditions. A careful examination of regional conditions will reveal challenges and suggest unique opportunities for future strategies to produce multiple benefits.

3. Evaluation of Multiple-Benefits and Funding Partners. IRWMP can provide potential multiple benefits and attract new funding partners to address water, energy, and environmental challenges.

4. Efficiency First. In most cases, greater investments in water-use efficiency are cost-effective and environmentally preferable—and result in significant energy savings. California electricity utilities recently adopted a "loading order" that requires investments in efficiency as a first priority before additional supply-oriented power strategies are pursued.[54] Water utilities should consider adopting a similar approach in response to anticipated climate change impacts.

5. A Full Range of Water Supply and Demand Options. All of the many supply and demand-side water management options should be considered in designing an effective response to climate change.

6. A Full Range of Flood Management Options. Land use controls, setback levees, floodways, and other floodplain management techniques are likely to become increasingly important flood management tools in the future. Given the high cost of new surface storage facilities and levees, and the residual flood risk for communities behind levees (e.g., pre-Katrina New Orleans), decision makers should encourage appropriate land use in floodplains to reduce risk to life and property.

7. Clear Objectives and Performance Standards. In order to evaluate the costs and benefits of alternative strategies, water managers should include clear objectives and performance standards to evaluate all tools on a level playing field.

8. "With-and-Without Project" Baseline Analysis. Analysis of proposed surface storage projects and other large infrastructure investments should include an accurate baseline and a clear "with and without project" analysis. Such analysis can help avoid stranded investments.

9. Economics and Cost-Based Financing. IRWMP should include careful evaluation of the economic costs and benefits of alternative strategies. Financing plans in which beneficiaries, rather than taxpayers, pay for the benefits they receive will provide incentives to ensure cost-effective investments.

10. Enforceable Environmental Protections. IRWMP efforts to restore and enhance the aquatic environment should take the form of specific, enforceable commitments.

11. Institutional Capacity. IRWMP will benefit from efforts to strengthen particular disciplines, including economics, climate-related expertise, and designing interagency partnerships.

12. Outreach to the Public and Decision Makers. IRWMP efforts to educate the public will increase public acceptance of investments to address climate-related problems. Agencies preparing plans to respond to climate change should also encourage decision makers to take prompt action to lessen future climate change-related impacts by reducing greenhouse gas emissions.

Together, the above recommendations represent a new approach to the foreseeable water management impacts of climate change. Though this approach is a dramatic departure from historic water project planning efforts, it is based on the experiences of water agencies around the West. This integrated regional approach can produce water supply, water quality, environmental, and other water management benefits, as well as greenhouse gas reduction and other societal benefits.

resources into account will improve the cost-effectiveness of water use efficiency programs, allowing, for example, higher rebates that should result in greater participation. Eventually, greenhouse gas reduction programs are likely to generate new opportunities for funding and revenue for water agencies that master the connections between energy and water.

The energy intensity of water varies considerably by source, geographic location and end use. A number of water management entities, government agencies, professional associations, private-sector users, and non-governmental organizations have already demonstrated potential savings in the area of combined end-use efficiency strategies:

• *Water-efficiency improvements:* Implementing cost-effective water efficiency improvements can generate significant energy savings. For example, in some areas, water, and energy utilities have designed joint rebate programs for appliances that save water and energy (e.g. washing machines). Some efficiency improvements can result in direct energy savings for water districts. For example, most of the electricity use in water and wastewater treatment plants is for pumping. Programs that reduce the volume of wastewater can result in significant energy savings for agencies with treatment plants. In addition, water conservation efforts that reduce peak water use can also reduce energy consumption, thus reducing peak energy demands as well.

• *Operations-efficiency improvements:* Energy management benefits can also be obtained by improving pumping equipment and operational control systems at existing facilities, including the use of high-efficiency motors and adjustable-speed drives, efficient pumps, and effective instrumentation and controls. In many applications, these measures can be implemented with payback periods of three years or less.[40]

Response Strategies for Addressing Other Water Resource Impacts

Climate change will have direct effects on water supply resources as discussed in the sections above. However, impacts to water supplies will be compounded by indirect effects that climate change will have on other water resources including aquatic ecosystems and flood management. It is essential to understand and address these important water resource in order to formulate an effective response plan to minimize water supply impacts.

Goods and Services of Aquatic Ecosystems

Water supply
Drinking, cooking, washing and other household uses
Manufacturing, thermoelectric power generation and other industrial uses
Irrigation of crops, parks, golf courses, etc.
Aquaculture

Supply of goods other than water
Fish
Waterfowl
Clams, mussels, other shellfish, crayfish
Timber products

Nonextractive benefits
Biodiversity
Transportation
Recreational swimming, boating, etc.
Pollution dilution and water quality protection
Hydroelectric generation
Bird and wildlife habitat
Enhanced property values
Coastal shore protection

Source: Pew Report on the Climate Effects on Aquatic Ecosystems.

Aquatic Ecosystems

Climate change will likely have significant impacts on riverine and estuarine ecosystems throughout the West, diminishing the wide array of societal benefits these ecosystems provide. As water managers consider how to respond to climate change, they should evaluate the need to manage and protect aquatic systems to maintain these benefits. In the West, water supply has often been prioritized over competing concerns, resulting in a loss of other benefits—particularly environmental benefits. As a result, many western rivers have been degraded to the point where species have been listed as threatened or endangered.

Today, the public seeks—and environmental laws require—a better balance among beneficial uses, and water managers must help find that balance. Water resource managers and the public share a mutual interest in addressing the impacts of global warming on aquatic ecosystems, in order to reduce future conflicts such as

> **"The manner in which humans adapt to a changing climate will greatly influence the future status of inland freshwater and coastal wetland ecosystems. Minimizing the adverse impacts of human activities through policies that promote more science-based management of aquatic resources is the most successful path to continued health and sustainability of these ecosystems. Management priorities should include providing aquatic resources with adequate water quality and amounts at appropriate times, reducing nutrient loads, and limiting the spread of exotic species."**
>
> Source: Pew Center on Global Climate Change, Aquatic Ecosystems and Global Climate Change: Potential Im*pacts on Inland Freshwater and Coastal Wetland Ecosystems in the United States*, 2002.

those that have occurred on the Klamath, Rio Grande, and other rivers.

Around the West, many water managers have been leaders in implementing practices that can minimize the effects of climate change and help preserve the health of aquatic ecosystems. These practices include:

Protecting the Ability for Aquatic Species to Adapt to Changing Conditions. Species naturally seek out conditions favorable to their survival and success. In a warmer climate, some aquatic species experiencing increased stress will try to move higher within watersheds to find suitable habitat. Therefore, maintaining or improving conditions necessary for migration within a watershed is critical for the survival of species at the limits of their temperature tolerances. For example:

• Existing water infrastructure has, in many cases, reduced the ability of species to move throughout a watershed. Barriers such as dams and diversion structures should be assessed to determine the potential for improving movement of critical species. In some cases, particularly regarding antiquated infrastructure, retrofitting structures to enable passage, or removing barriers altogether, can allow species to utilize suitable habitat upstream.

• Maintaining free-flowing rivers allows natural migration to take place and helps maintain other physical processes such as sediment transports that are critical for functioning ecosystems. When developing new storage, seek to locate new storage off-stream or utilize groundwater resources.

Restoring aquatic ecosystems. Restoring in-stream, riparian and floodplain ecosystems will increase the resilience of ecosystems to the effects of climate change and other stressors. Aquatic ecosystems where the natural, physical (i.e., sediment transport) and biological processes (i.e., recruitment of new riparian trees) are largely intact will be healthier and better able to support aquatic species, reducing the challenges that managers will face as climate change impacts intensify. Specifically, managers should consider that:

• Restoration of riparian habitat can play a crucial role in mitigating the effects of increased temperatures. Shading from trees reduces water temperatures. Riparian vegetation provides nutrients critical to aquatic species and improves the stability of stream banks, reduces bank erosion, and creates important aquatic habitat. In addition, large trees that fall into streams provide important in-stream habitat, particularly for juvenile salmon and other small fish.

• In many systems, restoration of periodic high flows is vital for maintaining in-stream habitat. High flows, often in the spring, are needed to establish riparian vegetation. Mobilization of sediment in the channel during high flows is essential for maintaining spawning habitat for salmon and trout. High flows also help move out-migrating juvenile anadromous fish downstream. They can also inundate natural floodplains, which are critical for some species to reproduce.

• Restoration of floodplain ecosystems can provide increased flood protection, groundwater infiltration for water supply, and improved water quality by reducing runoff into streams.

Improving Water Quality by Reducing Runoff of Pollutants. Runoff from urban, agricultural and other managed landscapes into rivers and streams can severely impair water quality through discharges of excess nutrients, sediment, and toxic chemicals. Poor water quality can in turn reduce the biological productivity of rivers and stress aquatic species. Increased flows may be required to mitigate adverse water quality impacts, or meet water quality standards. Reductions in polluting runoff can be achieved through a variety of approaches:

• Support practices such as increased use of permeable surfaces that allow infiltration of rainwater. Impervious surfaces can produce up to 16 times the volume of urban runoff compared to natural, permeable surfaces, reducing natural groundwater recharge and moving pollution into waterways. These practices can not only directly support multiple benefits including water quantity and community aesthetics, but can be more cost effect water quality solutions compared to traditional storm water management which relies on wastewater treatment.

• Riparian and floodplain habitats act as buffers between surface water sources and adjacent land uses, by filtering runoff and reducing direct input of pollutants.

• Watershed education programs have been effective at informing people about actions they can take to protect their local rivers and lakes. Water supply and flood management districts have a unique ability to educate their customers about the need to protect the quality of their water supplies.

Managing Water Supply Systems to Meet the Temperature Needs of Sensitive Species. Maintaining the health of aquatic ecosystems while meeting water supply needs will require data collection, analysis and actions to mitigate or prevent temperature impacts on sensitive species. Such efforts include:

• Data collection and computer modeling of seasonal water temperatures downstream of reservoirs to enable water managers to identify potential temperature problems before a crisis occurs.

• Data collection and computer modeling of reservoir temperatures under different operations scenarios to help water managers identify opportunities to reoperate reservoirs in order to preserve cold water for release later in the year, and to minimize potential water supply impacts.

• Retrofitting existing surface storage with flow curtains or installing flow outlets at a range of elevations within the reservoir to help meet water temperature needs downstream.

• Managing local groundwater levels to preserve subsurface inflow of cold water that may be critical to maintaining cold-water habitat for fish. Local groundwater pumping can also harm riparian vegetation that provides temperature and other ecosystem benefits.[41]

Flood Control

The frequency and the size of flood events are expected to increase due to climate change. Water managers are considering the challenge of reoperating reservoirs that serve the dual purpose of flood control and water supply. Because there are competing operational elements between these two purposes, reoperation may result in reduced water supply yield. Flood protection actions downstream of reservoirs, such as levee setbacks, can in some cases reduce the tension that dam operators face in managing for water supply and flood protection.

The most common form of flood protection has been the construction of storage facilities, levees and flood bypasses, but today there are a number of options for improving flood protection that may be more cost effective and provide additional benefits. This section discusses a number of planning considerations as well as structural and nonstructural options for improving flood management in order to address the impacts of climate change. Emphasis has been placed on response measures that not only increase flood protection, but also benefit ecosystem health, water quality, and water supply. Many of these measures may be significantly more cost effective than traditional approaches—particularly over time—because they reduce the potential for flood damage.

Manage Floodplains Knowing that They Will Flood Eventually. Regardless of existing reservoirs or levees, most lands within the floodplain of a river will flood at some point, damaging property and resulting in the potential loss of life. It is not a question of *if*, but rather *when* such floods will happen. However, many local, state, and federal land-use and planning agencies only plan for the 100-year flood event. With climate change likely increasing the frequency and size of peak events, existing flood control systems may not be adequate. As such, the extent to which land uses within the floodplain can be limited to those compatible with periodic flooding will reduce the cost of flood damages and the need for increased levels of protection.

Many cities and counties currently use planning guidelines and zoning requirements to manage development within the floodplain to provide for public safety. Often only areas within the 100-year floodplain are subject to such regulations. Land that is adjacent to a river but protected by a levee built to withstand a 100-year flood event may not be considered to be within the floodplain. Areas deemed to have a 100-year level of protection may not be adequately protected in the future. The California

> **"A reasonably foreseeable flood is a flood event that is realistically probable for a particular area. In many cases, this event could exceed a predicted "100-year" flood... Sources of information on reasonably foreseeable floods may include historic floods, paleo-floods, hydrologic modeling using transposition, historical flood damage data, and hydrologic models."**
>
> Source: California Floodplain Management Report, 2002

Department of Water Resources notes that "during a typical 30 year mortgage period, a homeowner living behind a levee has a 26 percent chance of experiencing a flood larger than a 100 year event. This is almost twice the likelihood of a house fire."[42]

The single most effective flood management strategy is to avoid development in floodplains that is not compatible with occasional flooding.

Plan for More Extreme Flood Challenges. Current climate modeling does not yet provide precise estimates of the degree to which climate change will increase the frequency and magnitude of flood events in any given area. The need to prevent future flood damage and the time required to implement mitigation measures suggests the importance of immediate planning for increases in flood events. Because simply planning for the 100-year flood may not be adequate in the future, water resource managers should therefore plan for the "reasonably foreseeable flood", taking into consideration the hydrologic impacts of climate change among other factors.

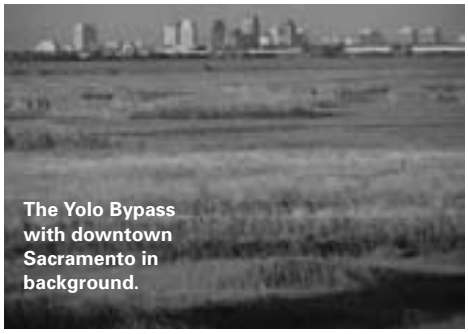
Restore Floodplain Habitat. Traditional flood control projects have been designed to control flows without considering the importance of maintaining floodplains as part of a healthy riverine ecosystem. Floodplain ecosystems provide essential habitat for a multitude of plants, aquatic species, and other wildlife. Lands adjacent to rivers, particularly those subject to frequent or deep flooding should be strongly considered for preservation or restoration as floodplain habitat. In the last several decades, a growing number of flood management projects are incorporated floodplain protection and restoration as a strategy to reduce flood damage and increase ecosystem health.

Promote Flood-Compatible Agriculture. One of the best economic uses of floodplain lands is for agriculture compatible with periodic flooding. Not only does this encourage the preservation of productive agricultural lands, but periodic flooding also replenishes nutrients and soils, reducing the need for fertilizers. In addition, managed inundation of seasonal agricultural lands can provide valuable habitat for wildlife. The purchase of flood easements on private lands being used for flood control can also deliver financial benefits to farmers while creating a more cost effective way of meeting the need for improved flood management.

Build Flood-Resistant Infrastructure. In the valleys of large rivers such as the Sacramento, floodplain areas can extend great distances due to the low slope of the land. Making all of such land off-limits to development may not be necessary or feasible. Where construction occurs in an area that could be inundated to a shallow depth by a reasonably foreseeable flood event, structures should be built to withstand damage by requiring raised foundations or non-inhabited first floors. It is important for decision-makers to acknowledge and for residents to understand

Multi-beneficial Floodplains: The Yolo Bypass

The Yolo Bypass in California's Central Valley is a good example of incorporating agriculture and wildlife habitat into a local flood management plan. In the winter and spring months, the Bypass is employed as a flood control tool that plays a critical role in the Central Valley flood control system including protecting Sacramento and other neighboring cities. When flooded, the Bypass provides valuable habitat for native fish, and a resting stop for migratory birds. During the dry months of the year the Yolo Bypass is farmed with annual crops. Because of the important habitat the Yolo Bypass provides it is home to a national wildlife refuge.



The Yolo Bypass with downtown Sacramento in background.

TSPAULD

that this approach will not eliminate risk as climate change increases the frequency and magnitude of floods.

Expand Flood Insurance. The most common form of flood insurance is obtained through the National Flood Insurance Program (NFIP). NFIP makes flood insurance available to communities that have enacted ordinances requiring, among other things, that all new construction have its lowest floor elevated at or above 100-year flood elevation. Under federal law, flood insurance must be purchased when obtaining a federally backed loan for a home within the Flood Insurance Rate Maps 100-year floodplain. But it is well recognized that these maps are often out of date and do not include areas that are within the 100-year floodplain due to the existence of levees. Cities and counties should assess the adequacy of their flood mapping based on existing and likely future flood hydrology. Additionally, all homes and businesses in areas at risk of flooding in a reasonably foreseeable flood event should be required to have flood insurance, particularly if they would be at risk of flooding to significant depth in the event of a levee failure.

Floodplain Mapping: The Need for Further Information

The West is growing rapidly and millions of people will be living in areas with the potential to flood. Yet many communities do not have the necessary information to determine the risk or the type of flooding they face. Floodplain mapping involves analyzing the hydrology of flood events of varying sizes and then charting what areas are likely to flood given current flood protection. Programs such as the Flood Insurance Rate Maps are essential tools in enabling cities and counties to make informed management decisions. They also help ensure that development within floodplains is sufficiently protected. Cities and counties, in coordination with state and federal agencies, should ensure that floodplain mapping is adequate by using updated hydrological information that reflects reasonably foreseeable flood events. Development, especially the increase in impermeable surfaces, can significantly alter natural hydrology, increasing downstream risks. Therefore, mapping should also incorporate the flood impacts related to past and future development within the watershed.

Improve Monitoring, Forecasting, and Early Warning Systems. Collection of river and streamflow data is a critical component of water supply and flood management. To adequately manage rivers and meet ecosystem needs, water officials rely on streamflow data taken at all times of the year. Data collected during storm events is particularly relevant. Because every year is different, long records of data collection are extremely valuable in predicting future flows and rare high-flow events. Streamflow gauging is also an essential tool for developing early warning systems as part of evacuation plans that can both reduce flood damages and the loss of life. Unfortunately, recent cuts in federal spending have decreased the number of gauges throughout the West, undermining water resource managers and those responsible for public safety and ecosystem health. As climate change alters current hydrology, a robust stream gauge system will be essential to assist water managers and other decision makers.

Watershed and meteorological conditions vary greatly depending upon place, so no single strategy or suite of strategies will be appropriate for all locations. As a result, land-use planners and water resource managers should consider all options. They should also give priority to the response measures which are most cost effective, provide the most multiple benefits, and are easiest to implement given cost and political considerations.

PREVENTION

Decision makers in the West have traditionally looked to water leaders, particularly those from rapidly growing urban areas, to inform them about problems related to water supply, and to develop solutions. The scope and extent of potential worst-case climate change impacts, ranging from lost snowpack to rising sea levels, could result in serious challenges for water managers. As in the case of the gasoline additive methyl tertiary-butyl ether MTBE (see The MTBE Story: Urban Water Agency Leadership) the wisest course for water managers is to be proactive, to reach out to decision makers and the public, and to encourage preventative action. Regarding climate change, prevention means comprehensive, ambitious, and prompt action to reduce greenhouse gas pollution. Such actions could have profound benefits for water management for decades to come.

The MTBE Story: Urban Water Agency Leadership

Perhaps the best example of proactive action by water managers in responding promptly to threats to urban water supplies is the effort to address the contamination of groundwater by the gasoline additive methyl tertiary butyl ether (MTBE). Water agencies were on the forefront of efforts regarding MTBE contamination long before regulatory agencies took action regarding this suspected carcinogen. A decade ago, urban water managers became aware of the threat posed by MTBE contamination to water supplies. MTBE threatened thousands of wells across the country in places where this gasoline additive had leached into groundwater.

Instead of waiting for regulators to assess the scope of the problem and design a response, water managers proactively educated the public and decision makers about MTBE's sources, potential health impacts, and potential costs to water agencies. They took the lead in urging regulatory agencies and legislators to address the threat posed by MTBE. Water agencies also opposed oil company efforts to obtain a congressional waiver of liability. The consensus regarding MTBE among water managers led to the involvement of the American Water Works Association (AWWA). Thanks to water managers, states began banning MTBE, reducing future contamination—and future costs—far more rapidly than would otherwise have been the case. The MTBE case illustrates the impact that proactive water managers can have on public education and prevention on critical water issues.

There were several reasons for this decision to take a leadership role in the MTBE debate. The scientific evidence regarding MTBE contamination was clear. The water management implications of MTBE were serious in terms of public health, the contamination of existing water supplies, and economic costs. Regulatory agencies were slow to respond to the problem when action by policymakers could have had a major impact. And finally, water managers are respected community leaders; decision makers and the public look to them for information about serious water-related problems. Each of these factors now applies in the case of climate change.

For many of the same reasons as the MTBE case, water managers should take the lead in advocating climate change prevention measures.

This would not be the first time that water managers have taken the lead on water management issues without waiting for intervention by regulatory agencies. In December 1991 in California, urban water agencies and environmental organizations signed a memorandum of understanding regarding urban water conservation. This landmark agreement included 14 best management practices for urban conservation. Membership in the California Urban Water Management Council has now grown to 354 members.[43] These urban water agencies could have waited for the state legislature or regulatory agencies to mandate conservation efforts. Although the state has raised significant concerns regarding the pace of implementation of the best management practices, this agreement remains a significant pro-active step.[44]

Western water agencies and other decision makers with water management responsibilities have already demonstrated a broad approach as they begin to reduce climate change impacts. The pace of action to prevent future damage from climate change is accelerating dramatically. Concerns about water impacts are a significant factor in these developments, and water managers are beginning to take clear, action to help prevent climate change. This section provides a brief survey of best practices regarding these actions at the local, state, regional, and national levels.

Action at the Local Level

Although reducing the future impacts of climate change will require action at all levels of government, steps taken at the local level can result in innovative approaches to prevention, and can point the way to broader action. Several examples of such local action are cited here.

Action by Individual Water Agencies

Some water agencies are laying the groundwork for programs to reduce their greenhouse gas emissions. For example, the East Bay Municipal Utilities District (EBMUD) is working to minimize the district's climate change footprint. EBMUD is the first water district to join the California Climate Action Registry. As a member of the registry, EBMUD pledges to annually track, report, and certify its greenhouse gas emissions. The district has also replaced nearly its entire passenger vehicle fleet

with electric-gas hybrids and installed microturbine and photovoltaic systems on the roofs of its two main offices to power business operations. EBMUD was recently awarded the Environmental Protection Agency's Green Power Leadership Club award for exemplary green power production—the first water/wastewater agency to receive this honor. (See Appendix A for a detailed discussion of EBMUD's approach to climate change.) Since EBMUD joined the registry, more than a dozen California water agencies have joined as well as Seattle Public Utilities and the Salt River Project.

Public/Private Partnerships

In some areas in the West, water agencies are collaborating with local businesses to address global warming. The Santa Clara Valley Water District's (SCVWD) partnership with Sustainable Silicon Valley is an excellent example. Formed in 2001, Sustainable Silicon Valley (SSV) is a collaboration of businesses, government agencies, and nongovernmental organizations aimed at addressing environmental and resource pressures in the San Francisco Bay Area's Silicon Valley.[45] SSV is working towards a goal of reducing regional carbon dioxide emissions to 20 percent below 1990 levels by 2010.

To meet the goal, the partnership is focusing on energy efficiency, fuel efficiency, and increased use of renewable energy. This partnership with high technology firms reveals an understanding of the need to take action to prevent climate change and of the opportunities for businesses pioneering. It also shows an understanding of effective new technologies that assist in achieving this goal. Many Silicon Valley entrepreneurs see climate change reduction efforts as a major growth industry. As part of this effort, SCVWD has installed high-efficiency photovoltaic cells above a parking area on its San Jose campus, reducing carbon dioxide emissions by an estimated 412,699 pounds per year and supplying 20 percent of the facility's energy needs with clean energy. (See Appendix A for a detailed discussion of how SCVWD is working to address climate change.)

Cities for Climate Protection

Local governments across the United States are beginning to address the challenge of reducing climate change emissions. More than 670 cities worldwide have joined the Cities for Climate Protection campaign. These include at least 150 in the United States, more than 45 of which are in the West.[46] These local governments include many with water management responsibilities. Of the western cities that are members of the campaign, more than 30 serve as direct municipal water providers. In addition, the Marin (California) Municipal Water District has signed on to the campaign as an individual water district—the first water district to do so. As part of the agreement, signatories analyze their greenhouse gas emissions, set emissions reduction goals, develop and implement local greenhouse actions plans, and monitor and report results. This campaign represents a major movement of cities to address climate change-related issues directly.

U.S. Mayors' Climate Protection Agreement

On June 13, 2005, the U.S. Conference of Mayors unanimously passed a resolution regarding global warming.[47] Remarkably, this measure received more support than any resolution in the organization's history.[48] Of the more than 410 mayors who had signed the agreement as of March 8, 2007, (representing more than 60 million people), at least 133 are mayors of western cities. At least 85 of those cities provide water services directly through municipal water agencies.[49] The agreement commits signatories to strive to meet or exceed Kyoto Protocol targets for reducing climate change pollution—a reduction of 5.2 percent below 1990 emissions levels by 2012.

Action at the State Level

Around the nation, a growing number of states are also taking action to address climate change. In the West, governors are stressing the potential impacts on water supplies as major reasons for taking comprehensive action. State-based strategies include gubernatorial initiatives, programs to reduce carbon pollution, and a move toward renewable portfolio standards.

Comprehensive Gubernatorial Initiatives

California. On June 1, 2005, Governor Arnold Schwarzenegger signed an executive order establishing greenhouse gas emissions targets for the state. The targets call for reducing California's emissions 11 percent below current levels by 2010, 25 percent by 2020, and 80 percent by 2050. Scientists agree that reductions of about 80 percent below current levels are needed to stave off the most serious effects of climate change.

In addition to highlighting potential impacts to water supply, the California initiative also emphasizes that water managers can be part of a comprehensive climate change strategy. The final March 2006 report from the

Governor's Climate Action Team underscores the fact that water conservation has the potential to generate significant energy savings, thus reducing greenhouse gas emissions. (See the discussion of energy and water issues in Chapter 3 for a more complete discussion of this issue.)

Three California urban water agencies have become directly involved in supporting the state's efforts to mandate cuts in climate change pollution. The East Bay Municipal Utility District, the Santa Clara Valley Water District, and the Marin Municipal Water District have all written to the governor, urging him to adopt an aggressive greenhouse gas pollution control strategy. For example, the Santa Clara Valley Water District stated in its letter to Governor Schwarzenegger, "(W)e are very concerned about the impacts of global warming on Sierra snow pack and on water quality in the Delta. The district has supported policies that would reduce the effects of greenhouse gases. We urge you to take the necessary next steps to further the goals and commitments made by your Administration to prevent and defer global warming in California."[50]

Arizona. On February 2, 2005, Governor Janet Napolitano signed an executive order creating a 36 person Climate Change Advisory Group. The group was charged with producing a Climate Change Action Plan that gives recommendations for reducing greenhouse gas emissions in Arizona.[51] The suite of recommendations issued by the task force would reduce emissions to 20 percent below 2006 levels, while saving the state approximately $6 billion, creating 300,000 new jobs, and saving 172,000 barrels of oil.

Oregon. On April 13, 2005, Governor Ted Kulongoski announced five new initiatives designed to curb climate change. These initiatives, based on the Governor's Advisory Group on Global Warming, include:

- establishing new greenhouse gas reduction goals
- developing a plan for stricter emission standards for vehicles, along the lines of California's program
- developing carbon dioxide reduction schedules for utilities and other large emitters
- reducing state agency energy use by 20 percent by 2025
- increasing renewable and bio-fuel production and use[52]

New Mexico. On June 9, 2005, Governor Bill Richardson signed an executive order setting greenhouse gas emis-

Western Leaders Speak Out About Climate—and Potential Water Impacts

"Global warming threatens California's water supply, public health, agriculture, coastlines and forests, our entire economy and way of life. We have no choice but to take action to reduce greenhouse gas emissions." (California Governor Arnold Schwarzenegger, July 3, 2005)

"Arizona and other Western States have particular concerns about the impacts of climate change and climate variability on our environment, including the potential for prolonged drought, severe forest fires, warmer temperatures, increased snowmelt, reduced snow pack and other effects." (Governor Janet Napolitano, Climate Change Executive Order, February 2, 2005)

"Coastal and river flooding, snowpack declines, lower summer river flows,... and increased pressure on many fish and wildlife species are some of the effects anticipated by scientists at Oregon and Washington universities." (Oregon Strategy for Greenhouse Gas Reductions, Governor's Advisory Group on Global Warming, p. i)

"The southwestern United States will likely suffer significant impacts from temperature changes, such as decreased annual precipitation, faster evaporation of surface water supplies, and increased runoff at the end of winter when snow will melt faster." (Governor Bill Richardson, Climate Change and Greenhouse Gas Reduction Executive Order, June 9, 2005)

"Montana has been locked in the grip of a drought for most of the past two decades...I am very concerned about the connection these conditions have to global climate change... I am intrigued by the fact that every city, state, corporation, province and country that has resolved to control its respective green house gas emissions has reaped substantial economic benefits from those efforts...I ask you to establish a Climate Change Advisory Group that will examine agriculture, forestry, energy, government and other sectors of our state. I want this broad-based group of Montana citizens to identify ways in which we can reduce our collective greenhouse gas emissions while saving money, conserving energy and bolstering our economy." (December 13, 2005 letter from Governor Brian Schweitzer to Richard Opper, director of the state Department of Environmental Quality)

sions reduction targets at 2000 emissions levels by 2012, 10 percent below 2000 levels by 2020, and 75 percent below 2000 levels by 2050. The order created the New Mexico Climate Change Advisory Group to write a plan to meet the targets.[53] New Mexico thus became the first major energy producing state to set targets for cutting global warming emissions.

Montana. On December 13, 2005, Governor Brian Schweitzer called for the creation of a Climate Change Advisory Group, charged with developing recommendations to help Montanans save energy and reduce greenhouse gas emissions. The effects of climate change on water were cited first in the governor's letter, quoted below:

State-Level Programs to Reduce Carbon Pollution

States are taking a wide range of individual actions to reduce the emissions that cause global warming. For example, several states are adopting renewable portfolio standards or California's pioneering legislation regulating automobile tailpipe emissions of greenhouse gases. However, these efforts represent only two possible state-level responses to address global warming. In addition to the broad gubernatorial initiatives discussed above, state-based programs include:

- Automobile tailpipe emissions standards
- Appliance efficiency standards
- Renewable energy generation requirements, known as renewable portfolio standards
- Incentives for renewable energy production and generation
- Green building standards, such as the U.S. Green Building Council's Leadership in Environmental Design (LEED) program
- Requiring utility energy plans to include the cost of carbon emissions

California's Global Warming Solutions Act. The Global Warming Solutions Act (AB 32) authored by Assembly Speaker Fabian Núñez (D-Los Angeles), was signed into law by Governor Arnold Schwarzenegger on September 27, 2006. This made California the first state in the nation to set limits on heat-trapping pollution by implementing the pollution reduction targets laid out by Governor Schwarzenegger in June 2005. It set limits to cut the state's global warming pollution 25 percent by 2020. In recognition of the water supply benefits of reducing global warming, AB32 was supported by three California urban water agencies: the East Bay Municipal Utilities District, the Marin Municipal Water District, and the Santa Clara Valley Water District. Water agency staff and board members lobbied in support of AB 32 and helped spread awareness of the potential water-related impacts of climate change, and contributed to the bill's passage.

California's Vehicle Tailpipe Greenhouse Gas Emissions Program. In 2002, California passed pioneering legislation to reduce global warming pollution from all new passenger cars and trucks sold in the state, the largest automobile market in the United States. The law takes effect with the 2009 model year. At least 10 states, including Arizona, Oregon, and Washington, and Canada have adopted or indicated their intention to adopt California's tailpipe pollution standards. Together, these states and Canada represent one-third of the North American automobile market, providing a significant incentive for automobile manufacturers to improve the emissions of their entire fleet.

Renewable Portfolio Standards. At least seven western states have adopted renewable portfolio standards, which require electric utilities to purchase specified percentages of their power from renewable energy sources by specific target dates.[54] There are many benefits of such standards, including reduced pollution from coal-fired power plants and lower greenhouse gas emissions.

- Arizona: Requires electricity retailers to purchase 15 percent of their power from renewable sources by 2025
- California: Requires 20 percent renewables by 2017
- Colorado: Requires 10 percent renewables by 2015
- Montana: Requires 15 percent renewables by 2015
- Nevada: Requires 20 percent renewables by 2015
- New Mexico: Requires 10 percent renewables by 2011
- Washington: Requires 15 percent renewables by 2020

Action at the Regional Level

Western Regional Climate Action Initiative

On February 26, 2007, the governors of Arizona, New Mexico, Oregon, Washington and California, launched

> **"In the Southwest, water is absolutely essential to our quality of life and our economy... Addressing climate change now, before it is too late, is the responsible thing to do to protect our water supplies for future generations."**
>
> Source: Governor Bill Richardson, February 28, 2006

a joint effort to reduce their emissions of global warming pollution. Through the Western Regional Climate Action Initiative, these states will create a regional system to promote clean energy and energy efficiency to slow emissions of carbon dioxide and other heat-trapping pollutants that are contributing to global warming. The new agreement is similar to the Regional Greenhouse Gas Initiative among 8 northeastern states and will include regulatory and market mechanisms.

West Coast Governors Global Warming Initiative

In September 2003, the governors of California, Oregon, and Washington launched a regional initiative designed to address climate change.[55] This effort includes setting emissions targets for state vehicle fleets, creating targets and incentives for renewable energy, and developing efficiency standards for appliances.

Southwest Climate Change Initiative

In February 2006, Governor Richardson of Arizona and Governor Napolitano of New Mexico announced the creation of the Southwest Climate Change Initiative, aimed at reducing global warming effects and cutting greenhouse gas emissions.

Regional Greenhouse Gas Initiative

The largest regional global warming effort, known as the Regional Greenhouse Gas Initiative (RGGI), has been launched among eight Northeast and mid-Atlantic states.[56] The initiative's goals include capping carbon dioxide emissions from power plants at current levels in 2009 and reducing them by 10 percent from current levels by 2019. RGGI may become the nation's first cap and trade carbon program. This market-based approach to emission reductions is expected to drive investments to the least cost strategies, encourage technological innovation, and bring net economic benefits to the region. State modeling has estimated that, along with expected investments in efficiency, RGGI will result in a net savings on consumer energy bills of more than $100 per household.

Sense of the Senate Resolution—Passed on June 22, 2005

On June 22, 2005, the United States Senate passed a resolution (54–43), which for the first time called for mandatory limits on U.S. global warming pollution. The bipartisan resolution was offered by Senators Bingaman (D-NM), Byrd (D-WV), and Domenici (R-NM). The passage of the resolution marked the first time that a majority of the Senate has voted in support of mandatory caps to limit global warming pollution. The resolution read: Congress finds that

(1) Greenhouse gases accumulating in the atmosphere are causing average temperatures to rise outside of the range of natural variability and are posing a substantial risk of rising sea levels, altered patterns of atmospheric and oceanic circulation, and increased frequency and severity of floods and droughts;

(2) There is a growing scientific consensus that human activity is a substantial cause of greenhouse gas accumulation in the atmosphere; and

(3) mandatory steps will be required to slow or stop the growth of greenhouse gas emissions into the atmosphere.

(b) Sense of the Senate—It is the sense of the Senate that Congress should enact a comprehensive and effective national program of mandatory market-based limits and incentives on emissions of greenhouse gases that slow, stop and reverse the growth of such emissions at a rate and in a manner that

(1) will not harm the United States economy; and

(2) will encourage comparable action by other nations that are major trading partners and key contributors to global emissions.

Action at the National Level

Progress on global warming can be made at the local, state, and regional level. However, the United States will not fully or adequately address climate change-related issues until it develops a mandatory national program to slow, stop, and reverse the emissions of pollutants that cause global warming. Though Congress has not passed

U.S. Climate Action Partnership: A Joint Business and Environmental Program

The business community is taking a leadership role in calling for an ambitious, effective national program to reduce greenhouse gas emissions. On January 22, 2007, the U.S. Climate Action Partnership, a diverse group of businesses and environmental organizations called on the federal government to quickly enact strong national legislation to achieve significant reductions of greenhouse gas emissions. It further stated:

"We, the members of the U.S. Climate Action Partnership, pledge to work with the President, the Congress, and all other stakeholders to enact an environmentally effective, economically sustainable, and fair climate change program consistent with our principles at the earliest practicable date."

This unprecedented alliance, called the U.S. Climate Action Partnership (USCAP), consists of businesses including Alcoa, BP America, Caterpillar, Duke Energy, DuPont, FPL Group, General Electric, Lehman Brothers, PG&E, and PNM Resources, along with four non-profit organizations, including NRDC. The USCAP document, "A Call for Action," includes a goal of reducing greenhouse gas concentrations to a level "that minimizes large-scale adverse climate change impacts to human populations and the natural environment." According to the group, "Each year we delay action to control emissions increases the risk of unavoidable consequences that could necessitate even steeper reductions in the future, at potentially greater economic cost and social disruption." The group supports "mandatory approaches" to reduce heat trapping pollutants, as well as flexible strategies to achieve these reductions. According to these business and environmental leaders, confronting this challenge "will create more economic opportunities than risks for the U.S. economy."

Source: United States Climate Action Partnership, January 2007. "A Call for Action." www.us-cap.org.

comprehensive legislation to this end, there has been some significant action at the federal level. The U.S. Senate has adopted a bipartisan resolution calling for mandatory limits on greenhouse gas emissions.

Mandatory Federal Limits on Global Warming Pollution

Recent scientific consensus has solidified around the need for decisive federal action to limit global warming pollution in order to stave off dangerous impacts on the earth's climate. Industry had recognized this urgency and called on Congress to act. Most significantly, in January of 2007, some of America's largest corporations called for mandatory limits on the pollution that causes global warming under a newly formed alliance called the United States Climate Action Partnership (USCAP). The group, which consists of such industry-leading companies as General Electric, Caterpillar, Duke Energy, Alcoa, Lehman Brothers and DuPont, noted in its report that "each year we delay actions to control emissions increases the risk of unavoidable consequences." USCAP went on to call for "prompt enactment of national legislation in the United States to slow, stop, and reverse the growth of greenhouse gas emissions over the shortest period of time reasonably achievable."[57]

Like USCAP, NRDC supports aggressive emissions reductions measures such as those outlined in Congressman Henry Waxman's *Safe Climate Act* (HR 5642), and in Senators' James Jeffords and Barbara Boxer's *Global Warming Pollution Reduction Act* (S. 3698). Both pieces of legislation call for reducing emissions to 1990 levels by 2020, and for further reductions to levels approximately 80 percent below 1990 levels by 2050. Such cuts are needed to avoid atmospheric concentrations of carbon dioxide that would lead to dangerously increased global temperatures and catastrophic changes in the earth's natural systems.

For up-to-date information, on federal global warming legislation, please visit the NRDC Global Warming web page at: http://www.nrdc.org/globalWarming/default.asp.

PUBLIC OUTREACH

As respected community leaders, water managers can have a significant impact in shaping public opinion and awareness. The role of water managers in shaping public awareness is particularly significant in the American West; where water is scarce, water leaders bear a greater burden in educating the public and decision makers regarding water-related issues. Some water officials are already beginning to educate the public about the connections between climate change and water management. Water districts use a wide range of educational tools: materials for children, billboards and other paid advertising, outreach and meetings with—and letters to—elected officials. These educational efforts can have a significant effect on the public debate when it comes to climate change.

How Water Managers Are Leading the Way

Today, some western urban water managers are meeting the challenge of calling for action on global warming. As early as 1998, the Water Education Foundation, a California nonprofit organization with many board members from water agencies, major water users, and water-related engineering firms, devoted an issue of its magazine to climate change, discussing the growing scientific evidence regarding climate change and potentially significant water-related impacts such as a reduction of snowpack.[58] In October 2001, the American Water Works Association's journal discussed some of the potential climate-related impacts on water supplies that are reviewed in this report.[59] These discussions, in turn, have helped water managers to begin to analyze how their systems are vulnerable to the impacts of climate change.

As public awareness about the threat posed by global warming has grown, so too has the awareness of water managers. In 2005 the American Water Works Association Research Foundation issued a seminal report entitled *Climate Change and Water Resources: A Primer for Municipal Water Providers.* Though written primarily for water managers, the report discusses the importance of public education about the water-related potential impacts of climate change. And there are more signs that awareness among water managers is continuing to build:

• The Santa Clara Valley Water District's website includes strong statements about climate change "The reality of global warming and climate change is the most significant long-term threat to water resources management in Silicon Valley."[60]

• Three San Francisco Bay Area urban water agencies wrote to Governor Schwarzenegger in early 2006, urging him to take prompt action to address climate change. These three urban water agencies have also supported state legislation that would create mandatory caps on greenhouse gas emissions.

• In January 2007, the San Francisco Public Utilities Commission convened a Water Utility Climate Change Summit attended by more than 150 water managers and other stakeholders. The conference received significant media coverage.

The message is beginning to get through to decision makers, as indicated by public comments made by governors around the West about the need to act to reduce climate change impacts. Nearly all of those comments (see Western Leaders Speak Out about Climate) highlight the effect global warming will have on water resources.

Chapter 5

Conclusions and Recommendations

The research, analysis, and best practices reviewed in this report suggest several broad conclusions related to climate change and water management. These conclusions, as well as the conclusions in the American Water Works Association Research Foundation (AWWARF) report, lead to a number of specific recommendations for water managers that fall into the four action areas outlined in the previous chapter: vulnerability analysis, response, prevention, and public awareness.

CONCLUSIONS

The Science Is Clear

The scientific community has provided clear and urgent evidence that global warming is already happening and that it is caused by the increase in greenhouse gas concentrations in the atmosphere, particularly carbon dioxide. This increase is largely human-caused, primarily through the burning of fossil fuels in power plants and cars.

Climate Change Will Affect Water Management

There are a variety of ways in which climate change will negatively affect water resources in the American West. Considered together, these changes could have a significant impact on water supply, water quality, aquatic ecosystems, and flood management. We are already experiencing serious impacts of climate change, including sea level rise, decreased snowpack and earlier peaks in spring runoff.

Immediate and Sustained Action Can Reduce Future Impacts

Broad and strong actions will slow, stop, and reverse rising emissions of greenhouse gases, reducing future impacts on water resources. Immediate action is required to reduce long-lasting climate effects. Cost-effective opportunities for emission reductions can provide immediate multiple benefits.

Water Managers are Taking Action on Climate Issues

Water managers need to provide leadership to address the impacts of climate change on water resources and lead by example by reducing greenhouse gas emissions. Around the West, some water managers have undertaken

a broad range of actions on issues related to all aspects of climate change.

RECOMMENDATIONS

Water managers work with their communities to meet future water needs. The comprehensive recommendations presented in this section are designed to assist managers in helping Western communities face the new challenges posed by climate change.

Vulnerability Analysis

Local, regional, state and national water resource managers should assess the vulnerability of water supplies, flood management and aquatic ecosystems to impacts from climate change.

■ *Conduct Local Analyses*

Water managers should analyze the potential effect of climate change on water supply systems, water demand, and environmental and water quality requirements.

■ *Assess Regional Impacts*

Water managers should undertake cooperative regional vulnerability analyses to develop an understanding of the common challenges they face and lay the groundwork for cooperative responses. Such regional efforts could also produce better results and reduce expenses for individual participating agencies.

■ *Undertake State- and Federal-Level Evaluations*

Agencies should undertake state level analyses of likely climate change impacts on a full range of water management issues. Federal agencies including the Bureau of Reclamation, the the U.S. Army Corps of Engineers, Fish and Wildlife Service, the Federal Emergency Management Agency, the Environmental Protection Agency, the National Oceanic and the Atmospheric Administration, Federal Energy Regulatory Commission and the United States Geologic Survey should undertake evaluations of the likely impacts of climate change on water resources, and federal facilities and on the communities they serve.

Response

The following recommendations are designed to help water managers respond effectively to likely climate change impacts.

■ *Guiding Principles for Water Resource Management Response*

The following general principles are designed to assist forward-thinking water decision makers in crafting strategies to respond to this challenge.

• *Strengthen Institutional Capacity.* Responding to climate change will require agencies to invest in inter-agency collaborations, stakeholder involvement and technical analysis.

• *Maximize Flexibility.* Develop strategies that allow for mid-course corrections and redirection of investments toward the most effective tools, and strategies that reduce the risk of stranded investments in order to increase the ability of water managers to adapt to changing conditions.

• *Increase Resilience.* Water managers should consider a range of water management options that increase their ability to meet future needs under conditions of greater variability and uncertainty.

• *Implement "No Regrets" and "Multiple Benefits" Strategies.* Choose cost-effective strategies providing multiple benefits that make sense both today, and in a world altered by climate change.

• *Address Multiple Stresses.* Climate change is intensifying the stress put on water resources by other factors (e.g., population growth, land-use changes, contamination of surface and groundwater resources, and the need for ecosystem protection.) Water managers should seek to address these combined challenges through measures such as improving water use efficiency and protecting surface and groundwater sources.

• *Invest in Inter-Agency Relationships.* Water managers should partner with neighboring water agencies, as well as with agencies managing energy, environmental resources, wastewater, stormwater, and land use .

• *Incorporate Climate Change into Ongoing Project Design.* Water managers should incorporate climate change impacts into the design of existing and new facilities now, rather than waiting for the completion of comprehensive response plans to address climate issues.

• *Expand Dialogue with the Scientific Community.* Water managers and scientists should exchange information to increase the effectiveness of measures designed to meet the challenges posed by climate change and should develop a more accurate analysis of potential impacts on water resources.

■ *Restore and Protect Aquatic Ecosystems in Preparation for Climate Change*

In recent years, the West has seen numerous water resource conflicts pitting protection of threatened and endangered species against the demand for water supplies. To prevent future conflicts, to minimize impacts to water supplies and to protect our aquatic ecosystems, water managers should incorporate the following actions into their climate change strategies:

• Restore degraded rivers and floodplain habitats to buffer the impacts of climate change and provide critical habitat for sensitive species.

• Improve water quality by reducing runoff of pollutants through watershed management, increasing urban retention and infiltration of precipitation.

• Manage water supply systems to meet the temperature needs of sensitive species.

■ *Implement Water Management Tools That Are Effective in the Context of Climate Change*

Prior to making long-term investment decisions, water managers should carefully consider climate change effects on the tools available to meet future water needs. Climate change is likely to improve, or leave unchanged, the performance of tools such as water use efficiency and water recycling. Other tools that rely on historical hydrology (e.g., traditional river diversions, traditional groundwater pumping and traditional surface storage), are likely to perform less effectively in the future.

■ *Put Conservation First*

Water efficiency represent a sound and basic "no regrets" water management approach to future climate change impacts. Cost-effective water conservation investments can generate significant benefits on multiple fronts, including water supply, environmental, energy use, and greenhouse gas emissions reductions. Water managers should support conservation strategies that:

• *Transform markets through plumbing code changes and appliance standards.* These changes are the most successful and cost-effective way to save water. In California, a recent study found that between 50 percent and 85 percent of the conservation likely to occur under a variety of scenarios by 2030 will be attributable to changes in the plumbing code.[1]

• *Offer rebates for and make investments in interior water use efficiency.* Ultra-low flush or dual-flush toilets, low-flow showerheads and faucets, efficient appliances, and waterless urinals are proven cost-effective tools.

• *Promote landscape conservation.* Promote landscape water conservation including selection of drought-tolerant plants, landscape design that groups plants with similar water needs, efficient irrigation technology (including "smart-controllers" that automatically adjust to changes in weather), training for irrigation managers and maintenance personnel and seasonal rate structures

• *Use water metering and volumetric pricing to provide accurate price signals.* Water metering remains the single most effective water conservation tool. Measures such as submetering for multiple-unit residential and commercial buildings, and dedicated landscape meters, are particularly effective.

• *Price water to reflect its true cost and reduce existing water subsidies.* Water agencies should maximize the percentage of revenue recovered through volumetric charges rather than fixed charges, and should adopt tiered and seasonal water rate structures that encourage efficiency.

• *Support efficient product labeling.* The EPA has initiated the WaterSense program, comparable to the Energy Star™ program, to label products that meet its standards for water efficiency. Such a labeling program will help guide customers to the water-efficient choices already on the market and will encourage manufacturers to develop new, efficient products.

• *Use system leak detection to reduce unaccounted-for water.* In some systems these leaks can account for 30 percent or more of water use.

• *Implement commercial, industrial, and institutional conservation programs.* These can include programs targeted at individual measures, such as cooling towers, pre-rinse spray valves in restaurants, X-ray machines, and more customized initiatives designed to address industrial processes, and institutions, including universities and hospitals.

• *Create statewide and national programs for water conservation*. The California Urban Water Conservation Council is a good model for how to develop, implement, and monitor best management practices for water conservation. The new Alliance for Water Efficiency, which plans to bring together agencies, business interests

and environmental groups, should be an effective voice for advancing national water conservation standards and raising the profile of water conservation. [2]

• *Broaden public awareness.* Except in a handful of water-short regions, the public is generally unaware of the myriad benefits of water conservation. Regional campaigns to boost public awareness could generate substantial water savings.

■ ***Incorporate Climate and Energy Issues in Water Planning***

By implementing tools ranging from efficiency improvements to reuse and recharge, there is an enormous opportunity to simultaneously save water and energy and to reduce greenhouse gas emissions. Water agencies should evaluate their energy consumption, particularly energy consumption driven by water use. Such an analysis should consider each phase of water use—storage and diversion, conveyance, treatment, local distribution, end use, wastewater treatment, and disposal.

■ ***Collaborate with Energy Utilities.***

Water conservation generates substantial water and energy savings, and thus reductions in greenhouse gas emissions. Water agencies should work with local energy utilities to develop joint programs, such as rebates, to encourage water and energy conservation. Energy utilities should be appropriately credited for the embedded energy savings that accompany water conservation. Furthermore, water conservation activities that also save energy should qualify for public funding available for energy conservation.

■ ***Integrate Regional Water Management***

Water managers should approach climate change response by utilizing an integrated regional water management approach, including a broad range of issues, multi-disciplinary analysis, stakeholders and agencies with multiple interests, and solutions tailored to local conditions. An integrated approach can produce broad benefits, including water supply, water quality, fish and wildlife, habitat improvements, recreational opportunities, flood damage reduction, energy supplies, greenhouse gas emissions, and regulatory compliance. Such integrated efforts should consider:

• potential climate change impacts on existing facilities and future water management tools

• unique regional conditions

• potential multiple benefits and potential funding and implementation partners (e.g. water supply, water quality, ecosystem management, recreation, land use and flood management)

• "efficiency first" investments

• a full range of potential demand and supply strategies

• a full range of potential flood management options

• clear objectives and performance standards for evaluating options

An Integrated New Vision for the San Francisco Bay-Delta Ecosystem

California recently created a new "Delta Vision" process to develop a plan to address the multiple crises currently facing the Bay-Delta estuary, including climate change-caused sea level rise and increased flood risks. This plan will be developed by state agencies, with input from a new blue ribbon panel and a stakeholder group, including urban and agricultural water interests. A new plan for the Bay-Delta should include prompt action in several areas:

• strengthening efforts to reduce future global warming, thus minimizing future risks to the Delta,

• implementing short-term actions to protect and restore endangered species, including, when necessary, reductions in Delta pumping

• reducing reliance on the Delta for water supplies (by investing in more reliable alternatives), thus reducing the economic risks associated with reliance on a vulnerable Delta

• stopping ongoing urbanization that is putting more Californians at risk of a Katrina-style disaster as they move into homes on vulnerable Delta islands

• maintaining the most important Delta levees and

• restoring other Delta islands to natural habitat, thus lessening the risk of a catastrophic failure, lowering levee maintenance costs, and helping to restore a healthy ecosystem.

Although a successful solution will cost billions of dollars, the price tag could be far higher if California fails to respond effectively to this challenge.

• "with and without project" baseline analysis for large infrastructure investments

• economic analysis and "beneficiary pays" financing

• enforceable environmental requirements

• strengthening institutional capacity

• educating the public and decision-makers about the need to reduce and prevent climate change

■ ***Evaluate Surface Storage***

Evaluations of any potential surface storage facilities should take place as part of a fully integrated approach, including the following specific actions

• base analyses on likely future hydrology

• give demand side approaches an emphasis at least equal to alternatives that would increase supply

• include a comprehensive economic analysis

• establish beneficiary pays pricing policies, rather than relying on subsidies

• fully incorporate potential environmental impacts

• avoid assigning costs to unrealistic potential benefits

■ ***Carefully Consider Commitments Regarding Future Water Deliveries***

Water agencies, including the Bureau of Reclamation, should consider climate change carefully when making commitments regarding future water deliveries. In particular, agencies should avoid promising increased water deliveries based on current hydrology.

■ ***Factor Climate Change into Flood Management Decisions***

For agencies with flood management responsibilities, an awareness of climate change should be integrated into future management decisions. For example:

• avoid development in floodplains that is not constructed to be compatible with occasional flooding

• dam operators should develop plans to reoperate surface storage facilities and other infrastructure in response to changing hydrology, caused by global warming

• managers should investigate floodplain management opportunities, such as floodplain, riparian and wetland restoration and the establishment of flood-compatible agricultural practices. These actions can generate public safety, flood damage-reduction, environmental and agricultural preservation benefits

• planners should incorporate climate change in analyses of future flood risk, including planning for the "reasonably foreseeable flood", which is larger than the 100-year flood

• support expansions in flood insurance

• improve mapping, monitoring, forecasting, and early warning systems

Prevention

Water managers can contribute to efforts designed to reduce greenhouse gas emissions to reduce future climate change impacts.

■ ***Support Mandatory Caps on Emissions***

Support the creation and enforcement of a mandatory national cap on the pollution that causes global warming (mainly carbon dioxide), as the single most important step in controlling and reducing the future impacts of global warming. The problem can be addressed most effectively addressed through federal caps, but local, state, and regional initiatives are also effective and important tools in the face of federal inaction.

■ ***Support Alternative Energy and Energy Efficiency Programs***

Energy efficiency and renewable energy programs are necessary elements for any plan to achieve a dramatic reduction in carbon emissions. The following programs can be implemented at the state and/or national levels:

• appliance efficiency standards

• renewable energy generation requirements

• incentives for renewable energy production and generation

• green building standards, such as the U.S. Green Building Council's Leadership in Energy and Environmental Design (LEED) standards

• requiring utility energy plans to include the cost of carbon emissions

■ ***Take Action at the District Level***
Water agencies should develop programs to reduce their energy consumption and greenhouse gas emissions. Districts should consider joining the Cities for Climate Protection campaign.[3]

■ ***Develop Community Partnerships***
Partnerships with the business community and local governments can enable water districts to broaden participation in ambitious greenhouse gas emissions reductions programs.

Public Outreach

Given the global nature of climate change and the need for far-reaching actions to address its causes, raising public awareness is essential to encourage effective action.

■ ***Educate Ratepayers***
Ultimately, water district ratepayers could feel significant impacts and be forced to bear significant costs as a result of climate change. Water managers have a range of tools, such as newsletters, billboards, bill inserts, websites, and more, to educate ratepayers. An increased understanding of the challenges posed by climate change will promote ratepayer acceptance of programs designed to address this issue.

■ ***Educate Decision Makers***
The involvement of water managers is important to convince agency and legislative decision makers that climate change is more than simply an environmental issue. Water managers are in a unique position in the West to educate decision makers about the water supply and economic consequences of climate change and the need to prevent worst-case climate scenarios.

■ ***Educate the Media***
Water managers should strive to improve the media's understanding of these significant potential impacts and help raise awareness to reduce climate change impacts and risk.

■ ***Incorporate Climate Issues into Conferences and Publications***
Water community conferences on water issues regularly include a presentation or two regarding climate issues. Given the significance of the potential effects, climate-related water management issues should play a more central role in water agency conferences, newsletters, reports, and other publications. These efforts should be crafted to help water managers and users to take action.

ADDITIONAL RESEARCH NEEDS

The more we know about global warming and the effect it will have on our water resources, the better prepared water managers can be to prevent the most serious consequences of rising temperatures. Water agencies, academic institutions, and state and federal agencies should consider funding research designed to address the following areas:

- the potential groundwater impacts of climate change
- the impact of climate change on water demands.
- the impact of climate change on potential new surface storage facilities in highly engineered systems
- likely future changes in precipitation patterns (including totals and variability)
- potential future reductions in total streamflows
- improved maps and data showing flood risks and other flood-related information
- improved modeling of changes in the frequency and magnitude of peak flows
- potential impacts on water quality
- potential impacts on aquatic ecosystems
- downscale climate modeling for local and regional applications

Appendix A

Case Studies: Water Agency Action on Climate Change

Throughout the West, agencies of all sizes have conducted vulnerability analyses to evaluate the reliability of their water systems in the face of climate change. A number of agencies, such as the Santa Clara Valley Water District and Seattle Public Utilities have been studying potential climate change effects for years, while others have only recently begun to investigate these potential impacts. Each agency and utility's experience in analyzing potential climate change impacts has produced unique findings and has consistently given critical insight for water managers to prepare for the potential effects of climate change on their particular water systems.

Denver Water

Denver Water, a separate entity from the City of Denver, serves a total of 1,104,400 customers in the Denver Metro area, approximately one-fourth of Colorado's population. The agency uses one-third of the state's treated water supply. Its primary water sources are the Blue and South Platte rivers.

"We want to find out as much as we can about [climate change]," says Denver Water general manager Chips Barry.[1] To achieve that objective, Denver Water hired Stratus Consulting, an environmental and engineering research firm, to conduct an analysis of Denver's system in order to test the district's sensitivity to changes in temperature and precipitation as a result of climate change.[2] The findings of this analysis will be outlined in a general briefing paper presented to Denver Water on its completion. In the district's next Integrated Resources Plan (expected to be completed in 2007), Denver Water plans to include a scenario designed to produce a rough estimate of possible impacts on its supply and demand.[3] "Most of us operate on the premise that the future will be pretty much as it has been in the past," Barry points out. "Global warming has created greater doubt as to that proposition."[4] By reducing the uncertainty regarding the particular impacts of climate change on its system, Denver Water can effectively plan to mitigate its effects and increase supply reliability.

Denver Water is ramping up its water conservation efforts with a $400 million conservation plan designed to cut annual water use, over the next 10 years, to a level 22 percent below levels that prevailed prior to the 2002–2005 regional drought.[5] Although this conservation

CITY LEVEL
Denver Water at a Glance

- hired an environmental engineering and research firm to analyze the effects of global warming on its system, including changes in temperature and precipitation.
- plans to include in its next Integrated Resources Plan a sample scenario of the potential effect of climate change on its supply and demand.
- accelerated investments in conservation, in part as a response to potential global warming impacts.

plan was initially established without regard to potential climate change effects on the Denver Water system, the agency accelerated its implementation, in part because it provides Denver Water with the ability to use saved water to mitigate impacts from climate change. Denver Water's board and executive staff approved the plan with an initial allowance of $8 million for the first year. Moving forward, the plan's funding will be appropriated by the board and executive staff on an annual basis.[6]

Portland Water Bureau

The Portland Water Bureau supplies drinking water to more than 787,000 customers in the Portland region. The primary source of the bureau's water supply system is the Bull Run watershed, located in Mount Hood National Forest, 26 miles east of downtown Portland. Groundwater significantly supplements the agency's supply.

The Portland Water Bureau (PWB) incorporated climate change into its water supply planning analysis by commissioning a seminal study in 2002 by the University of Washington Climate Impacts Group.[7] The study used a series of four linked Global Circulation Models—the Department of Energy's Parallel Climate Model, the Max Planck Institute's ECHAM4 model, and the Hadley Centre's HasCM2 and HasCM3 models—to estimate climate change impacts upon its system. The studies focused particularly on the Bull Run watershed, the district's primary water source.

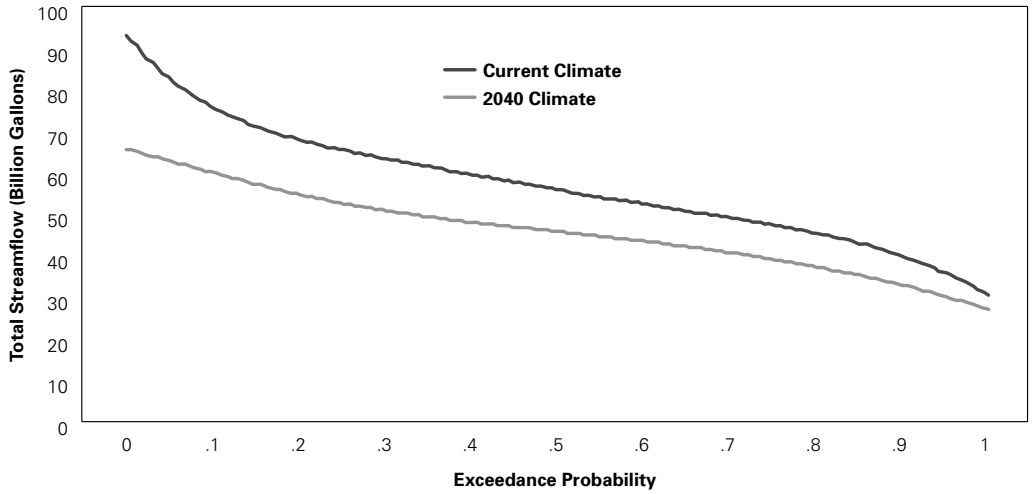
All four models were used to develop water demand forecasts and a hydrologic model for the Bull Run watershed. The output of these models were then applied to its Supply Transmission Model, which takes inputs of demand, weather, and water supplies to create different reliability scenarios. These model runs suggest that the Bull Run watershed will experience warmer and drier summers due to climate change, with an increase in general year-round temperature. The hydrologic models predict that precipitation will increase in the winter and decrease in the spring, with less snow melt remaining in the spring, making the Bull Run Watershed an increasingly rain-driven system with more years of lower summer streamflows into the storage reservoirs. This is particularly an issue in the Portland surface water storage system because the system's reservoirs are kept full during the winter, so an increase in earlier drawdown years with lower summer streamflows will affect overall system yield.[8]

Using the 60-year hydrological record, the study then evaluated the impacts of climate-altered streamflows and increased water demands on water supply performance with consideration given to three factors: (1) changes in water availability, (2) changes in water demand created by anticipated regional growth, and (3) changes in water demand as a result of hotter summer temperatures. The study estimated that the average impact of climate change alone on the current storage system could require approximately 1.3 billion gallons more water per year to meet demand. A change in runoff timing is PWB's supply threat, as it could reduce storage levels in comparison with historical record. This shift in runoff increases the number of years with longer drawdown periods due to lower flows and higher demand, requiring increased use of alterna-

CITY LEVEL
Portland Water Bureau at a Glance

- commissioned a study to analyze the potential effects of climate change on its system, with a particular focus on the district's primary water source.
- found that climate change will alter basic hydrology of the Bull Run watershed.
- projected that demand on the system will increase during the summer as a result of global warming, requiring an additional 1.3 billions gallons to meet demand.
- concluded that overburdening of the system will ultimately result in a reduction of Portland's surface water system safe yield during the summer, requiring additional conjunctive use of Portland's existing groundwater system.

Figure A-1: Portland Water Bureau's Projected Streamflow Shift Due to Climate Change



From the Powerpoint Presentation, "The Impacts of Climate Change on Portland's Water Supply." Portland Water Bureau and University of Washington Climate Impacts Group. 8/29/06

tive sources of supply, in addition to already anticipated reductions due to conservation measures. The study concludes that climate change will alter the basic hydrology of the Bull Run watershed as well as the system's demand, ultimately resulting in a reduction in the reliable yield of Portland's surface water system.

PWB is exploring the many alternatives to enhance its water supply reliability in the face of climate change, with an emphasis on flexibility in infrastructure development. Some of the strategies PWB is considering are conservation and conjunctive use that could be coordinated with reoperated existing surface and groundwater supplies. Other water suppliers in the Portland metropolitan area have conducted similar studies, in recognition of the need to collaboratively assess the impacts of climate change on regions with multiple water supplies.[9]

Santa Clara Valley Water District

The Santa Clara Water District (SCVWD) is the primary water agency for the residents of Santa Clara County, California. SCVWD provides water for the 1.7 million residents of the county, as well as serving as its flood protection agency and as the steward of the county's streams, creeks, underground aquifers, and reservoirs.

The Santa Clara Valley Water District (SCVWD) began incorporating the uncertainties posed by climate change in its water supply planning processes about a decade ago. The district is continuously updating its analyses

CITY LEVEL
Santa Clara Valley Water District at a Glance

- conducted a risk analysis in 2003 and determined that global warming could have serious implications for the district's water supply after 2020.
- concluded that the district's projects to meet water demand beyond 2020 must consider the effects of climate change on water quality, saltwater intrusion, imported and local water supplies, and the water transfer market.
- plans to complete a Water Supply Sustainability Plan in 2008, which will update its Integrated Water Resources Plan to include more detailed regional climate modeling and an analysis of local and regional impacts of future climate scenarios.
- is analyzing its climate footprint and has started tracking and reporting CO_2 emissions.

as more information about climate change emerges. In SCVWD's 2003 Integrated Water Resources Planning Study (IWRP), the district assessed global warming's threat to supply reliability. It applied vulnerability assessment models on five portfolios composed of various water supply options. These five hybrid portfolios were built to meet three planning objectives: high water quality, natural environment protection, and minimum cost impacts.

- SCVWD's "Extend" simulation model analyzed potential portfolio performance through 2040 based on historical hydrology
- The Economic Analysis Tool compared water supply options on equal economic footing
- The Risk Analysis Tool used statistical techniques and estimation of seven risk likelihoods to test the portfolios under a variety of possible future scenarios, including climate change

SCVWD considered its results over three time frames: Phase I (2003 through 2010), Phase II (2011–2020), and Phase III (2021–2040).[10]

In its risk analysis, SCVWD determined that global warming could have serious implications for the district's water supply after 2020. The analysis concluded that the district's projects designed to meet water demand beyond 2020 must consider the effects of climate change on water quality, saltwater intrusion, imported and local water supplies, and the water transfer market. SCVWD has concluded that its water supply is particularly vulnerable to certain climate change effects such as sea level rise, loss of snowpack, and a shift in runoff timing. Pursuant to its 2005 Urban Water Management Plan, SCVWD is assessing various options to address the impacts of climate change, including additional water recycling, additional water banking, and dry-year transfer options. Another option the agency is considering is employing additional treatment options to address water quality impacts such as increased salinity in the Delta, from which the district receives approximately 50 percent of its water supply.[11]

A key aim of the district is to increase the flexibility of its water supply portfolio in the face of potential water supply threats by securing baseline water supply programs, investing in "no regrets" actions, and focusing on the long term.[12] The district is moving forward by developing a robust framework for sustainability and investment decision making. It also plans to complete a Water Supply Sustainability Plan in 2008, which will update its IWRP analyses to include more detailed regional climate modeling and an analysis of both local and regional impacts of future climate scenarios. As a comprehensive water management agency, SCVWD is gearing up to both mitigate and adapt to global climate change. SCVWD is also analyzing its own climate change footprint and reporting its CO_2 emissions as a member of the Sustainable Silicon Valley Initiative (SSV).[13] See page 46 for more on the district's involvement with SSV.

Additionally, SCVWD is communicating its concern about the impacts of climate change to the community it serves and to state decision-makers. SCVWD wrote a letter in March 2006 supporting the governor's acknowledgement of global warming's effects on California industry in his 10-Year Strategic Growth Plan. The following month, the district wrote a letter of support for California Assembly Bill 32 (AB 32), which places a cap on greenhouse gas emissions from the electrical power, industrial, and commercial sectors, and establishes a program to track and report greenhouse gas emissions.

Seattle Public Utilities

Seattle Public Utilities provides water to a customer base of more than 1.3 million people in the metropolitan area of Seattle, Washington. The utility receives almost all of its water supply from two watersheds in the Cascade Mountains: the Cedar and Tolt River watersheds.

Seattle Public Utilities (SPU) has been actively involved in climate change as related to water supply issues for more than 15 years. Based on currently available information regarding the potential effects of climate change, the utility's analyses concluded that it is unlikely to need new water supply sources to meet water demand in the next 40 to 50 years, despite its region's

CITY LEVEL
Seattle Public Utilities (SPU) at a Glance:

- uses a dual approach to climate change vulnerability analysis process that incorporates both a bottom-up perspective (historical hydrology) and a top-down strategy (using modeling to assess local watershed levels).
- forming partnerships with other regional groups—including state agencies, county and city governments, water districts, and an Indian tribe—to better prepare the region for the effects of climate change.

growing population. However, SPU acknowledges the many uncertainties surrounding climate change's potential impacts on its water system. SPU's 2007 Water System Plan describes how the utility will continue to monitor its system vulnerabilities, engage in research, and employ scenario planning in order to make system investments and operational changes that will prepare the utility for possible impacts.[14]

SPU uses a two-pronged approach to investigate its system's vulnerabilities to climate change. To assess climate change from a bottom-up perspective, SPU began by examining its historical hydrology, using streamflow records to reconstruct inflows into its surface water supplies. The utility now has an inflow dataset for the past 76 years, from water year 1929 through 2004. SPU also uses a system stimulation model to estimate the firm yield of its supply in order to meet the utility's 98 percent reliability standard, while accounting for climate variability. This bottom-up approach has underscored that a key vulnerability of SPU's water supply system is the timing of the return of fall rains. SPU's reservoirs are operated on a single-year drawdown cycle, and delays in the fall rainy season can force SPU to draw down deeper into reservoir storage. When this occurs, SPU relies on emergency storage reserves to meet the needs of its customers and downstream habitat. Research on future climate change has not directly addressed the timing of fall rains, but SPU is taking steps to ensure that its emergency supplies can be relied on during times of extreme drought.[15]

Potential climate change-driven loss of snowpack represents another system vulnerability. To mitigate this threat, SPU routinely monitors snowpack conditions and uses a dynamic rule curve that adjusts reservoir refill targets according to actual snowpack and soil-moisture conditions. This approach utilizes real-time conditions to regulate reservoir management and increases the likelihood of a full reservoir refill prior to the summer drawdown period. The dynamic rule curve also assists in managing the utility's risk from increases in precipitation variability, another potential climate change impact. SPU does not have a sizeable reservoir capacity compared to many other water systems, and it therefore relies on the dynamic rule curve and other operational management strategies to make the most of current water supplies.

As mentioned earlier in this report, SPU worked with the University of Washington's Climate Impacts Group (CIG) to analyze its water system's susceptibility to climate change from a top-down perspective. CIG's analysis involved examining the SPU watershed's susceptibility by employing a statistical downscaling method to translate the average monthly meteorological data from the General Circulation Models (GCMs) at nearby grid points down to local weather station locations. This method used cumulative distribution curves and historic weather patterns to generate a time series of meteorological data representing future climate from the GCMs. These data were input into a hydrology model and then fed into Seattle Public Utilities' system simulation model using some simplifying assumptions, including the use of static reservoir operating rules. These loosely linked models complete the process of translating information from the GCMs to the local watershed level.[16]

This downscaling method reveals a series of potential climate change impacts that affect water supply. Although there is significant cumulative modeling uncertainty associated with this method, the modeling results are useful for water supply planning purposes and for reexamining existing and planned water management systems under a wider range of climatic conditions. This model examined several elements that affect water supply, including temperature, snowpack, yield and precipitation. The results show:

- an increase in temperature of 2.3 degrees Fahrenheit in the Seattle region by 2040
- a decrease in snowpack of 50 percent by 2040
- a 6 percent decrease in combined inflows from the Cedar and Tolt reservoirs from June to September per decade through 2040
- a reduction in yield of 24 million gallons per day by 2040

The model results also indicate that the predicted deviation in precipitation does not range significantly outside the range of natural variability.

SPU is widening the scope of its climate change analyses by co-sponsoring regional studies with King County (in which Seattle is located), the Cascade Water Alliance, and the Washington Department of Ecology as part of a larger regional water supply planning process, which also incorporates climate change. A wide cross-section of organizations are participating in the planning process—including state agencies, county and city governments, water districts, and the Muckleshoot Indian Tribe—with the University of Washington's Climate Impacts Group as the technical lead on climate change. The process is designed to develop information regarding

current and emerging water resource management issues in and around King County, including climate change. This partnership is a multi-year effort to analyze water resource conditions and management in order to better meet the region's water demand. The process will examine all available water sources, including reclaimed water and conservation. Climate change is one of five resource management issues under study, with a technical committee in place on each issue to produce reports and recommendations that could be included in water planning processes in the region.[17]

Building on past research and other endeavors, SPU plans to expand its knowledge of the evolving science behind climate change by continuing to partner with leading scientists. This research will help to further refine SPU's understanding of the local impacts of climate change and provide an increased understanding of how its system can adapt over time. SPU is particularly interested in learning more about the impacts of climate change on frequency of flood events, water demand, and fall rains, because the timing and intensity of these events are key vulnerabilities for the Seattle water supply system. Additionally, SPU seeks to develop hydroclimatic reconstructions, a practice that involves using tree-ring samples to reconstruct past hydroclimatic conditions in order to assess its system's vulnerability to climate change. The utility also aims to utilize more scenario planning, employ physical downscaling methods, and quantify the effectiveness of its changes in operations.[18] SPU anticipates revisiting its climate change analysis at least every six years in conjunction with its Water Supply Plan update, or sooner, if new significant information becomes available.

East Bay Municipal Utility District

The East Bay Municipal Utility District supplies water and provides wastewater treatment for customers in parts of Alameda and Contra Costa counties in the Eastern portion of the San Francisco Bay Area, including Oakland and Berkeley. Its water system serves approximately 1.3 million people in a 325-square mile region.

East Bay Municipal Utility District (EBMUD) is another agency that has emerged as a leader in assessing the impacts of climate change on water resources. In 2003, EBMUD conducted a dual-faceted vulnerability analysis to quantify impacts on its system: a planning model operated on a monthly timestep, and an operations model based on a daily hydrograph. Its monthly planning model used a database of historical river flows and tested its sensitivity to climate change by shifting 28 percent of historical April to July runoff volume into the November to March period, to estimate the reliability of system operations with less late-season snowmelt. The 28 percent figure was based on a study conducted by Maurice Roos, Chief Hydrologist of the California Department of Water Resources, which assessed how a shift in climate would impact the Mokelumne watershed, EBMUD's primary water source. Roos estimated that a 5 degree Fahrenheit temperature increase in the Mokelumne watershed might result in a 28 percent shift in runoff. EBMUD's analysis did not reveal significant impacts from this shift, as the historical record shows that in most years there has been more snowmelt in the watershed than can be stored. However, the extent of future precipitation changes in this watershed due to climate change is unknown. In dry years, annual runoff volume is less than the total reservoir capacity, and the timing of snowmelt would have little effect on system reliability. An overall reduction in precipitation, however, would have direct effects on this runoff and the amount of water available for storage. Model simulation of the historical record adjusted for an earlier snowmelt confirmed that the district's water supply and carryover storage would not be reduced significantly in most years. The only exception is water year 1997, which was exceptionally wet and warm in early winter but dry beginning in February. If the spring runoff from snowmelt in that year reduced by 28 percent, EBMUD found that the carryover storage would have been reduced, which would affect system reliability if a drought period were to follow. Such a sequence of events is of concern to

CITY LEVEL
East Bay Municipal Utility District (EBMUD) at a Glance

- conducted a dual-faceted vulnerability analysis to quantify climate change impacts on its system: a planning model operated on a monthly time step and an operations model based on a daily hydrograph.
- concluded that changes in precipitation patterns and flooding due to climate change could compromise system reliability.
- became the first water district to join the California Climate Action Registry by pledging to annually track, report, and certify its greenhouse gas emissions.

EBMUD. The operations model analyzed the impacts of a 5 degree Fahrenheit temperature increase on water year 1997's daily hydrograph based on historical sequence of snowfall and rainfall inputs. The results of this analysis were intuitive: with a climate change-induced runoff shift, flood control consistently was revealed as an issue that the district must be prepared to address.[19,20]

EBMUD has made it a priority to invest in the production, use, and refinement of new supply-forecasting tools. By developing and using these tools, the district further reduces the uncertainties of climate change impacts on its water supply. By better understanding its water system's particular vulnerabilities, EBMUD can effectively managing the stresses on its supply. In order to diversify its water supply sources, the district is also constructing the Freeport Regional Water Project, in partnership with the Sacramento County Water Agency. This project, which will allow EBMUD to divert water from the Sacramento River, was carefully negotiated with Sacramento County, environmentalists and other interests.

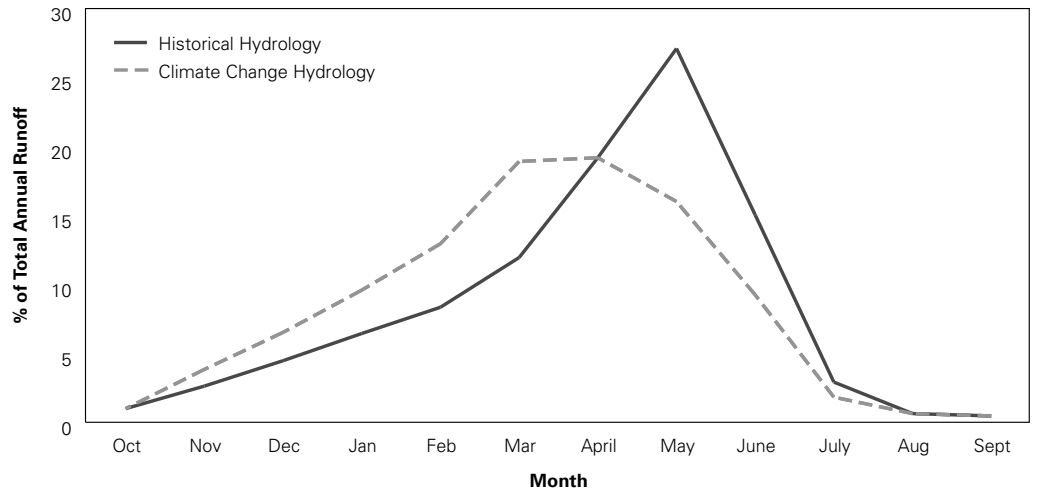
EBMUD is also working to prevent global warming by minimizing its climate change footprint. As discussed, it was the first water district to join the California Climate Action Registry—a non-profit public/private partnership established by California statute, which provides a voluntary greenhouse gas (GHG) registry to promote early actions to reduce GHG emissions. As a member of the Registry, EBMUD pledges to annually track, report, and certify its greenhouse gas emissions. EBMUD's efforts to mitigate its own impact on global warming were recognized by the Environmental Protection Agency, who presented the district with a Green Power Leadership Award. [21]

Furthermore, EBMUD has taken its concerns about global warming beyond district boundaries to California Governor Arnold Schwarzenegger and the state legislature. In a December 2005 letter, General Manager Dennis Diemer urged the Governor and the Climate Action Team to proactively assess how global warming may affect water supply and the economy in California's 10-Year Strategic Growth Plan. Then in March 2006, the District actively supported California's Assembly Bill 32.

Cosumnes, American, Bear and Yuba (CABY) Watersheds

The Cosumnes, American, Bear and Yuba rivers are four adjacent watersheds located in California's central-Sierra region. The CABY alliance involves a diverse membership

Figure A-2: EBMUD's Projected Streamflow Shift Due to Climate Change



EBMUD's comparison of long-term average unimpaired runoff under historical conditions and with its climate change model's 28% shift from April-July runoff volume to the November-March time period.

body including representatives from agriculture, recreation, Native American tribes, the business community and local, state, and federal governments.

Various stakeholders of four watersheds: Cosumnes, American, Bear, and Yuba (CABY) have cited climate change as a guiding principle in their first-ever collective Integrated Regional Water Management Plan (IRWMP). The purpose of the IRWMP is to provide an integrative approach to water management that is oriented toward the collective goals of the region's water users.[22] The plan was adopted by ten participating organizations as of December 2006, including the El Dorado Irrigation District, Gold County Fly Fishers, the U.S. Tahoe National Forest, the Yuba Watershed Council, the Bear River Watershed Group, American Rivers, Natural Heritage Institute, and the Nevada Irrigation District. Implementation by a regional entity is expected to begin in 2007, which will oversee the execution, monitoring, and success of projects in the IRWMP.

As it lays the framework for its IRWMP, CABY is assessing how it can prepare for climate change by maximizing its tools, policies, and current system infrastructure. CABY is using the Water Evaluation And Planning (WEAP) system to help measure potential climate change impacts on hydrology . The WEAP system, developed by the Stockholm Environmental Institute's Boston Center and the Tellus Institute, is a microcomputer tool developed for integrated water resources planning. It analyzes a system's water supply generated through watershed hydrological processes using a water management model driven by water demand and environmental requirements, governed by the natural watershed and the region's network of reservoirs, canals, and diversions. WEAP generates scenarios that examine a full range of water planning issues, including climate change. [23]

Liz Mansfield, CABY Project Director and El Dorado Irrigation District Watershed Coordinator, explains that WEAP can assist the region in developing a plan to manage climate change effects on its regional system. The CABY planning team has highlighted specific vulnerabilities to investigate, such as reservoir operations. A shift in runoff timing could have significant effects on the region's water supply, due to the delicate balance involved in reservoir management. The CABY region is at a high altitude with limited-capacity reservoirs that often remain full year-round for recreational and hydropower purposes. Analyzing how climate change will shift runoff in this region is critical to planning efforts for effective reservoir management.[24]

CABY also recognizes its elevated susceptibility to fire in the face of climate change. The region is densely vegetated, with a high volume of forested areas. CABY's planning community is seeking to understand the extent to which the expected increase in fires brought on by climate change will affect regional water supply and water quality. By gaining a clearer sense of climate change's effects on their system, the CABY planners can develop proactive strategies to meet effectively the needs of the region's water users.

What we are seeing in the CABY regional planning effort is part of a new trend—water managers using climate change vulnerability analyses to shape integrated planning efforts. In the past, climate change analyses have generally been produced as stand-alone documents, CABY uses the findings from its vulnerability analyses as a pillar in its planning framework.

AGENCY LEVEL

CABY at a Glance

- the managers of four watersheds—Cosumnes, American, Bear, and Yuba (CABY)—joined forces to examine how global warming will impact its watershed on a regional level.
- used a microcomputer tool that analyzed climate change vulnerability.
- used the findings of the vulnerability analysis as a foundation of CABY's integrated planning efforts.
- determined that reservoir operations and vulnerability to forest fires were two particular threats to the region, and are planning response strategies to mitigate these risks.

California Department of Water Resources

The California Department of Water Resources manages the State Water Project, including the California Aqueduct. The department's numerous roles include providing flood control services, aiding local water districts in water management and conservation activities, and planning for future statewide water demands.

In July 2006, The California Department of Water Resources (DWR) released the first statewide analysis of

likely climate change effects on water supply. The agency commissioned the study in response to Governor Arnold Schwarzenegger's June 2005 Executive Order, which established greenhouse gas emissions targets for California and required biennial reports regarding potential climate change effects in numerous areas.

Progress on Incorporating Climate Change into Management of California's Water Resources, is the product of the Climate Change Work Team, a group formed by DWR in conjunction with the U.S. Bureau of Reclamation to incorporate climate change science into California's water resources planning and management. DWR is communicating to local water agencies the results of the report and the various analysis tools used therein, which could be used by others to address climate change-related issues. The goal of these efforts is to assist water managers in future climate change analysis and to help them identify information gaps for future research.

DWR's report concludes that climate change has the potential to reduce the yield of the state's two major water projects by as much as 10 percent—a highly noteworthy figure considering that over 20 million California residents receive a portion of their water supply from those two projects (the State Water Project, or SWP, and the federal Central Valley Project, or CVP). The report notes that climate change creates a more active hydrological cycle, thereby altering the timing, intensity, location, amount and variability of precipitation. The study anticipates that these variations in precipitation events may lead to increases in extreme weather events, such as storms, flood events, and droughts. DWR expects more floodwaters to manage in winter, followed by less snowmelt to store in reservoirs for use during the warmer, summer months. By the year 2050, an average loss of 5 million acre-feet or more of annual water storage in the state's snowpack is expected—more than the capacity of the state's largest reservoir, Lake Shasta. In addition, the combination of more frequent extreme events coupled with lower winter reservoir storage levels, which may be required in response to higher peak streamflows, presents a key challenge for operators of the state's reservoirs.

In addition, the study points out that sea level rise due to climate change could have multiple implications for California, including erosion of coastal land area and possible sea water intrusion in coastal aquifers. Sea water flooding may pose a serious threat to land, at the mouths of rivers and streams, and in estuaries.

The San Francisco Bay-Delta, an important source of water for Southern California, the San Joaquin Valley and the Bay Area, is particularly susceptible to several effects of climate change. From a water resources perspective, the most significant effects of climate change on the Delta are increased salinity intrusion, as well as increased vulnerability of Delta levees to sea level rise. An increase in sea water intrusion in the Delta could lead to a degradation of water quality for the State Water Project and the Central Valley Project. Climate change also has significant, if uncertain, implications for the Delta's fragile ecosystem, which is home to various threatened and endangered species. (See The Other New Orleans: California's Delta Water Supply and Sea Level Rise.)

DWR researchers expect that higher air temperatures due to climate change will likely elevate water temperatures in the ocean as well as in the state's lakes and waterways. These increased water temperatures may harm aquatic species sensitive to temperature, particularly threatened and endangered aquatic species. In addition, some foreign invasive species may thrive in these new warmer conditions, further threatening the health of aquatic ecosystems. Water quality could be compromised as well, including a reduction in dissolved oxygen levels. Warmer water will raise the need for temperature control releases from reservoirs. Simultaneously, however, cold-water storage in reservoirs will be constrained due to the expected effects of climate change, such as diminished snowpack and lower storage levels.

According to DWR, future water demand is expected to grow, as a result of global warming. The report finds that warming-caused impacts to evapotranspiration, commercial and industrial use, environmental water demand, and domestic water use may be some of the most significant climate change-related challenges facing California. Increases in evaporative cooling demand and a higher consumption of water by concentrated animal feeding

STATE LEVEL

California Department of Water Resources (DWR) at a Glance

- commissioned a study to determine how global warming will affect California's water resources on a state-wide level.
- helped local and regional water managers understand how its climate change response strategies fit into the larger statewide plan for action, enabling decision makers to plan a more coordinated response to rising temperatures.

facilities are also expected. Moreover, climate change could require more water in order to control rising temperatures for sensitive aquatic species. This need to mitigate rising water temperatures could be an important issue in fragile areas such as the San Francisco Bay-Delta, a delicate ecosystem that provides habitat for many threatened and endangered species. In addition, DWR predicts that basic domestic water demand will rise with higher temperatures, mainly from drinking water for humans and pets, and increased bathing and evaporative cooling. Future population growth in the state promises to bring additional water demand, tightening the squeeze on this limited resource.

DWR emphasizes the need for water agencies and researchers to incorporate climate change impacts and potential associated risks into the planning and management of California's water supply. DWR emphasizes the need to understand the probability of various climate change scenarios and to evaluate how they could affect different regions. By better understanding these potential impacts, decision makers are better equipped to plan appropriate response strategies.[25]

New Mexico Office of the State Engineer/ Interstate Stream Commission

The Office of the State Engineer is responsible for administering the state's water resources by supervising, measuring, appropriating, and distributing all surface and groundwater in New Mexico. The Interstate Stream Commission duties include protecting New Mexico's water rights under eight interstate stream basins, ensuring the state's compliances with each basin, and planning for future water needs.

New Mexico is the next state after California to analyze the potential impacts of climate change on its state's water resources. Governor Bill Richardson's 2005 Executive Order directed the New Mexico Office of the State Engineer to prepare an analysis of the likely effects of global warming on the state's ability to manage water resources in collaboration with other state agencies, research institutions, and water planners. The report, *The Impact of Climate Change on New Mexico's Water Supply and Ability to Manage Water Resources,* summarizes its findings.

Based on 18 climate simulations prepared by scientists throughout the world, the report highlights potential impacts to New Mexico that generally reflect those expected throughout the West, including changes in snowpack, variability in available water, increased unpredictability in precipitation patterns, and a rise in extreme events such as droughts and flooding. These changes will bring additional challenges to the management of the state's water resources. One such challenge is the fact that the water resources in the Colorado River Basin—one of New Mexico's primary sources of water supply—are expected to decline by as much as 40 percent over the next century. In addition, mountain snowpack in the state's southern half could vanish by the late 21st century, completely eliminating natural storage that is critical for meeting demands during peak summer months.

Climate change is likely to bring significant implications for the state's rangelands, farmland, and aquatic ecosystems. Warmer temperatures combined with changing precipitation patterns suggest the possibility of increased fire activity in the state's rangelands, which make up more than two-thirds of the state's land area. In turn, the more fires are likely to intensify stress on future water resources. New Mexico's farming community is also predicted to feel serious effects from climate change. Farmland in the state could decrease as much as 25 percent as a result of increased evaporation and earlier spring runoff. Additionally, shifts in water temperature and changes in runoff timing could critically alter aquatic habitats, resulting in species loss or migration and causing new combinations of species.

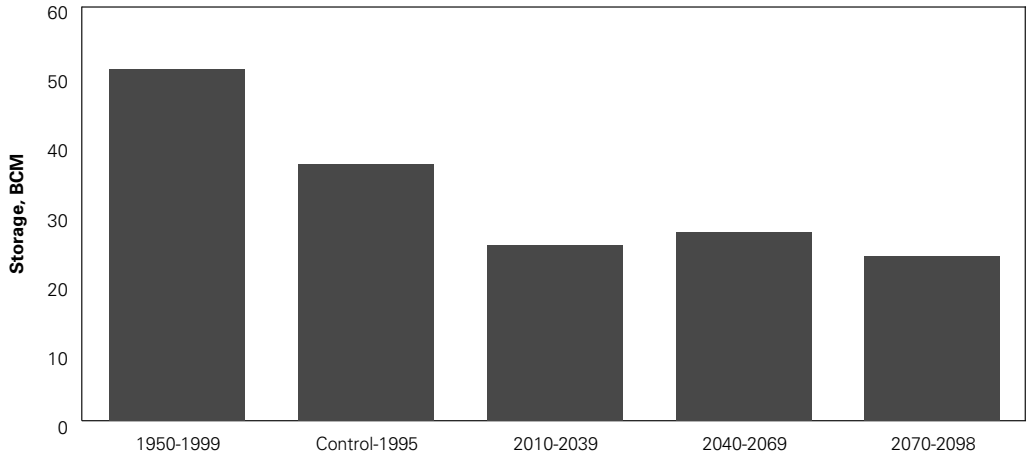
The state's report emphasizes the need for water managers to begin preparing for these potential impacts. The first step for water managers is to identify and quantify the range of climate change vulnerabilities specific to their area. Water managers are advised to conduct a vulnerability analysis of current reservoir infrastructure in order to ensure that they are capable of withstanding the additional

STATE LEVEL

New Mexico Office of the State Engineer and Interstate Stream Commission at A Glance

- commissioned a report to determine what specific global warming effects are likely to be of particular importance in New Mexico.
- recommended proactive, immediate action to mitigate the impacts of climate change, such as exploring options such as desalination of brackish water supplies and water reuse.
- recommended an integrated approach that brings together water management and policy expertise as well as state government, environmental, and agricultural representatives.

Figure A-3: Projected Changes in Average Total Colorado River Basin Reservoir Storage



For downscaled climate simulations of the U.S. Department of Energy/National Center for Atmospheric Research Parallel Climate Model (PCM) based on projected 'business-as-usual' (BAU) greenhouse gas emissions and a control climate simulation based on static 1995 greenhouse gas concentrations, and an ensemble of three 105-year future climate. Simulations for three periods, and a comparison with observed historical (1950-1999) climate. From p. 21 of report.

Source: http://www.nmdrought.state.nm.us/ClimateChangeImpact/completeREPORTfinal.pdf

pressures likely to be caused by climate change. The report also suggests that as science and technology advance, water managers should consider expanding water supplies through reuse, desalination of brackish water supplies, weather modification, expanded use of low-quality water, and reduced reservoir evaporation.

The report determines that the key to successful adaptation is a "robust scenario-based planning structure."[26] The report, compiled with input from numerous published reports and assistance from a broad group of professionals, emphasized that while a degree of uncertainty regarding possible effects of global warming will inevitably remain, we can control the degree to which climate change will affect water sources by planning for action today. The report encourages government collaboration with the various stakeholders in water planning—i.e., cities, agriculture, and the environment—as well as within the education and science community, in order to develop comprehensive planning strategies. It advises water resource planners and managers to employ an adaptive, proactive planning approach in conjunction with a "no regrets" decision-making process that focuses on desirable outcomes regardless of uncertainties.

Appendix B

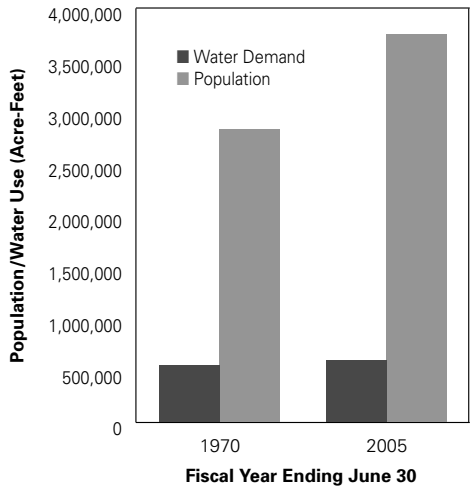
Decoupling Population Growth and Water Use

During the past several decades, many urban communities across the West have grown dramatically. Traditionally, many water planners have assumed that urban water use would grow in proportion to population. Yet in Western states, urban water use remains approximately 10 percent of the total developed water supply.[1]

In fact, as the figures below indicate, some communities have succeeded in keeping water use relatively flat, despite dramatic population growth. Los Angeles, Seattle, the San Francisco Bay area, and Denver have all experienced significant population growth in the past quarter century, yet for each, total water use has remained relatively constant. This remarkable accomplishment has been made possible by significant investments in water conservation

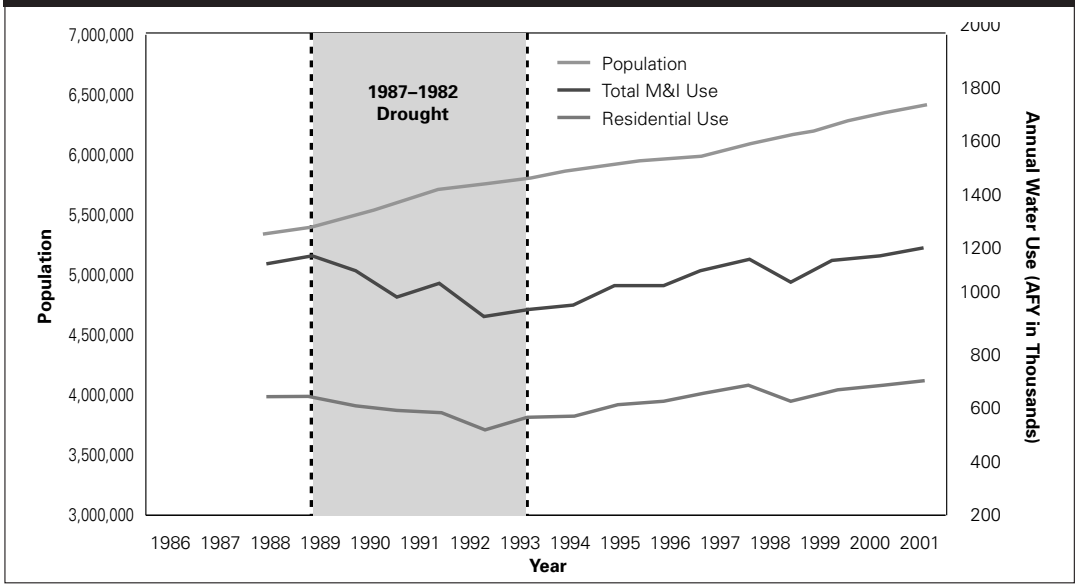
In addition to water conservation investments, some areas have also made major investments in wastewater recycling and groundwater cleanup. Several of these efforts have been prompted by droughts. In Southern California, conservation and recycling investments have also been motivated by pressure to reduce deliveries from the Colorado River and the Mono Lake basin (see Figure B-1). The progress made by these communities demonstrates the effectiveness of efficiency as a water supply tool. As discussed earlier in the report, California's new State Water Plan indicates that these tools are likely to remain the largest sources of supply for future growth. Figures B-2, B-3, and B-4 show similar progress in the San Francisco Bay area, Denver, and Seattle.

Figure B-1: Los Angeles Department of Water and Power Water Use and Population



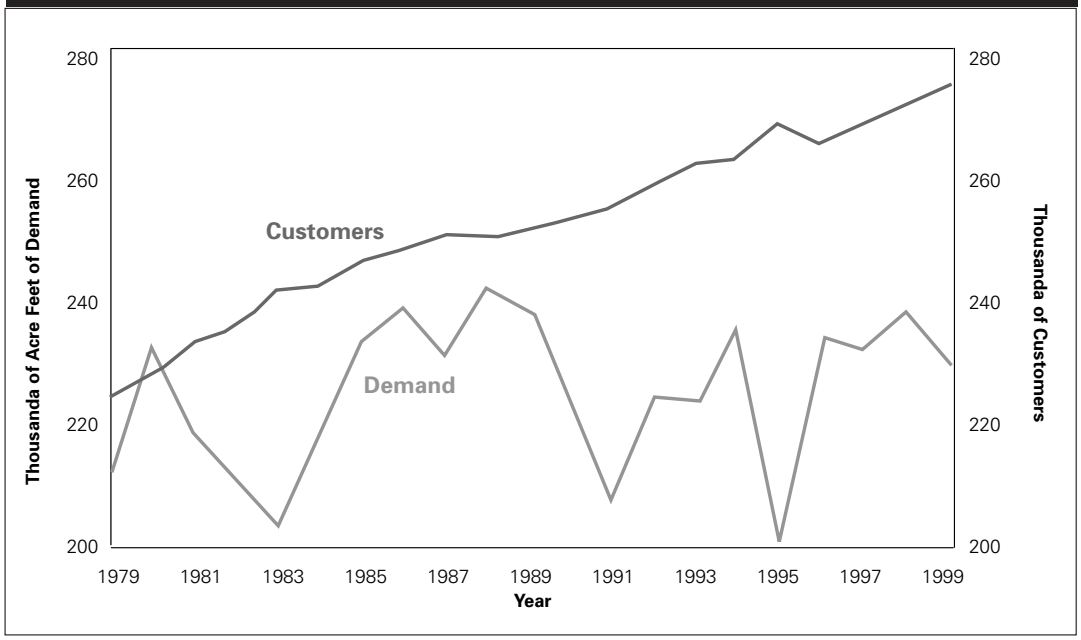
Source: Fatema Akhter, LADWP: 8/31/06 and from California Water Decisions booklet published by Environmental Water Caucus, 7/00.

Figure B-2: San Francisco Bay Area Population and Water Use



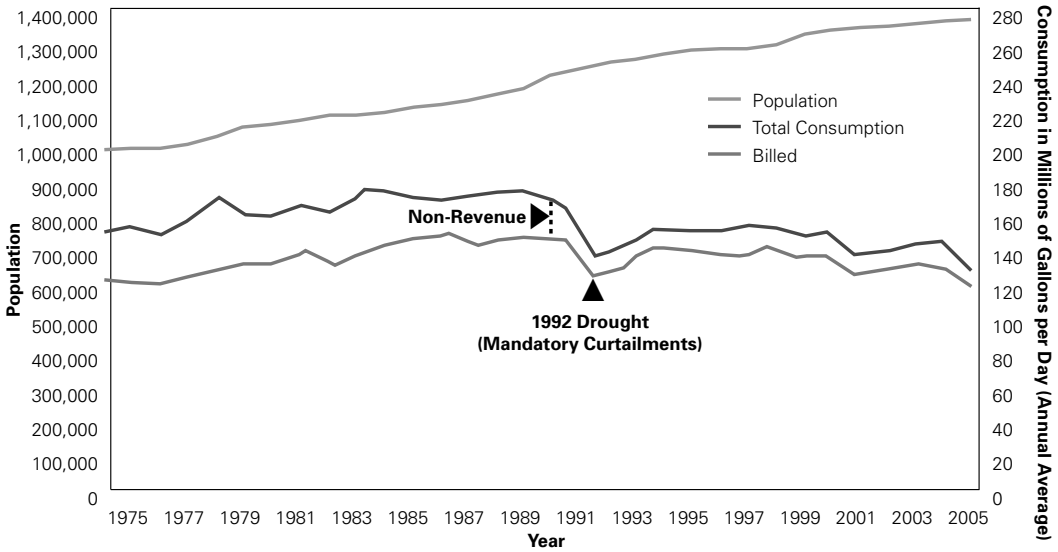
Source: Randy Kanouse, East Bay Municipal Utility District Sacramento Lobbyist. From Bay Area Integrated Regional Water Management Plan, Administrative Draft: 6/06.

Figure B-3: Denver Demand and Customer Growth of Treated Water



Source: Elizabeth Gardener, Denver Water Conservation Manager: 8/29/06.

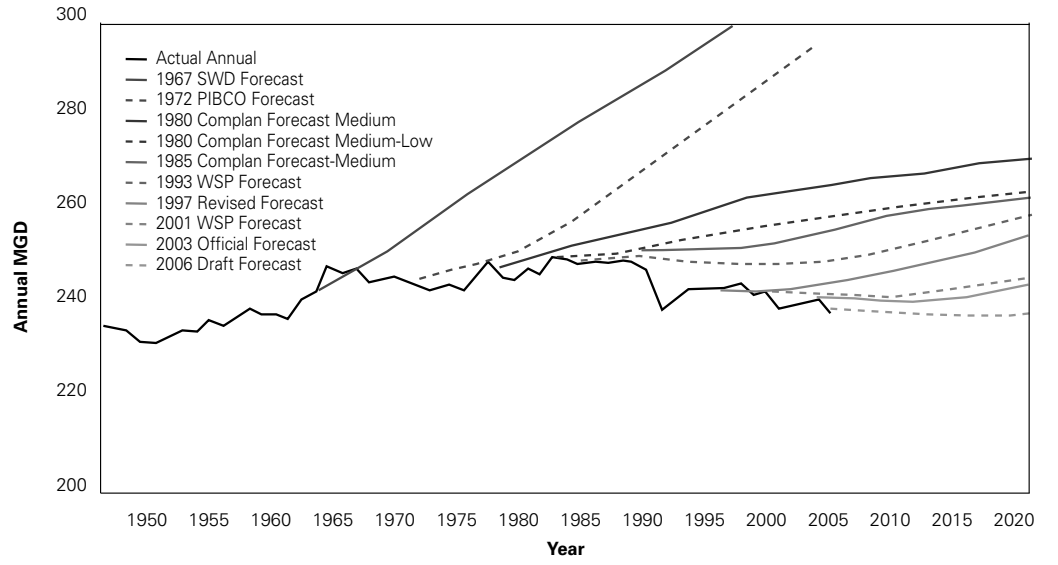
Figure B-4: Population Growth and Water Consumption from Seattle Public Utilities



Source: Pg. 2-15. Seattle Public Utilities, 2007 Water System Plan, Public Review Draft. Online access: http://www.cityofseattle.net/util/About_SPU/Water_System/Plans/2007WaterSystemPlan/index.asp.

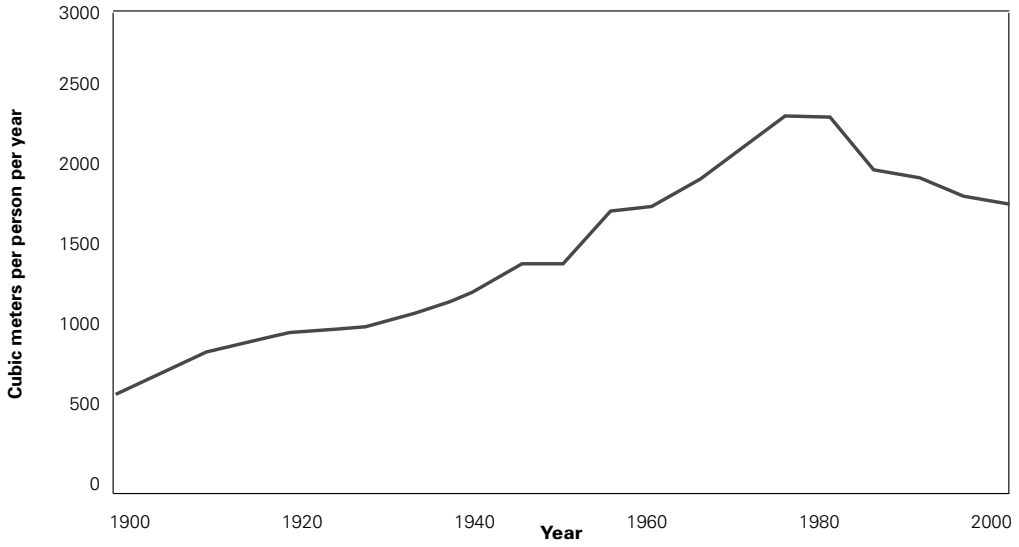
Note: Issaquah, Sammamish Plateau, and Covington area are not included in historic data because they did not become customers until 2004 when contract with CWA was signed.

Figure B-5: Seattle Public Utilities Forecasting Demand



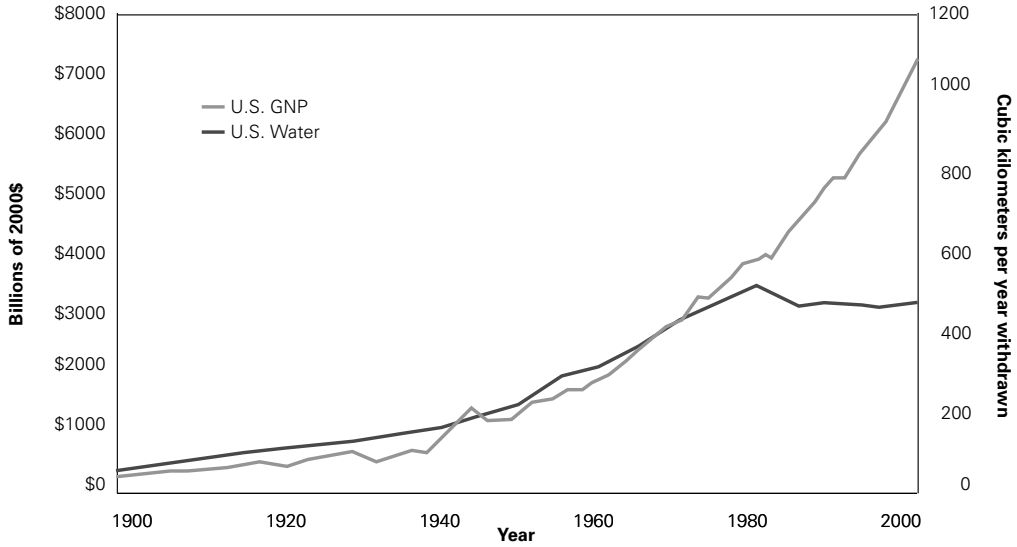
Source: Chuck Clarke, Director, Seattle Public Utilities, personal communication with Barry Nelson.

Figure B-6: United States Per Capita Water Withdrawals



Source: Source: Peter Gleick, Pacific Institute (www.pacinst.org). See also, The World's Water (Island Press, Washington DC
Note: Nationally, this figure diminishes to 6.5%.

Figure B-7: U.S. Economic Growth and Total Water Withdrawals



Source: Source: Peter Gleick, Pacific Institute (www.pacinst.org). See also, The World's Water (Island Press, Washington DC
Note: Nationally, this figure diminishes to 6.5%.

This decoupling of population and water use can be seen on the national level as well. Figure B-7 shows that, for the past quarter century, water withdrawals across the nation have remained essentially flat despite a significant increase in GNP. Figure B-6 shows that per capita water withdrawals have declined significantly over the same period. This trend is due to both increased investments in water use efficiency and a shift in the nation's economy toward industries that are less water-intensive.

INCORPORATING DEMAND MANAGEMENT IN PROJECTIONS OF FUTURE WATER USE—THE SEATTLE PUBLIC UTILITIES EXPERIENCE

Even where water agencies have made significant investments in conservation, it has taken a sustained effort for planners to incorporate fully the benefits of conservation—and the decoupling of growth and water use. Figure B-5 from Seattle Public Utilities illustrates this challenge. Total water SPU water demand has been remarkably flat for approximately three decades. For many years, however, demand forecasts projected dramatically higher future demand than has proven to be the case based largely on assumptions that previous water use trends would continue. Demand forecasting methodologies have improved significantly in a number of areas in the past thirty years. For example, since the 1980's, SPU forecasters have worked to incorporate the long-term savings as a result of conservation programs. Figure B-5 indicates, in the most recent SPU projections, demand projections track actual past water use trends.

Water demand forecasts are often designed to be conservative, because water managers are understandably hesitant to risk underestimating future demand. However, overestimations of future demand—frequently based in part on underestimations of the performance of efficiency measures—tend also to overestimate the importance of water management tools designed to increase supply. Today, conservation, water recycling and other demand management tools are now well enough established that water managers can rely on their performance over time. These tools should be carefully incorporated into future demand projections. The results of this effort can be seen in SPU's increasingly accurate demand projections—which now anticipate a continued ability to meet future water needs without a significant increase in supply.

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Chapter 3

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Chapter 4

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24 California defines paper water transfers as "a proposal to market water the seller is legally entitled to use under a water service contract or a water right, but has not historically used. Paper water transfers often involve an offer to sell water that someone else would otherwise use in the absence of the transfer. Example: An offer to transfer return flows that would otherwise be used by a downstream appropriator. To the extent that a paper water transfer results in an increase in consumption by the buyer, the water is really coming from a user other than the seller." For example, in some areas, water users hold contracts or claim rights for more water than they have used historically. In some cases, such as California's State Water Project, total water contracts exceed the delivery capacity of the project. Selling unused "paper water" can have the effect of transferring water currently used by others, or simply increasing diversions from rivers.

25 Applications of stormwater strategies are site dependent. The following examples are provided for illustrative purposes. Local soil conditions, permeability, and other factors must be examined for each specific application.

26 http://www.treepeople.org/vfp.dll?OakTree~getPage~&PNPK=32.

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28 Personal communication, Paul Fleming, Seattle Public Utilities strategic advisor, 8/30/06.

29 Phone conversation between Denver Water conservation manager Elizabeth Gardener and Noushin Ketabi, 8/16/06.

30 California State Water Plan, Department of Water Resources, Vol. 2, p.16.1. http://www.waterplan.water.ca.gov/docs/cwpu2005/

31 AWWA Report, p. 13.

32 Committee on the Scientific Bases of Colorado River Basin Water Management, February 2007.

33 There is substantially more controversy regarding the Contra Costa Water District's current proposal to expand the existing Las Vaqueros Reservoir, because of the lack of a clear project purpose.

34 The Contra Costa Water District is currently proposing to expand Los Vaqueros Reservoir. The purpose and potential impacts of this proposed expansion are not well defined. As a result, there is significant environmental opposition.

35 California Governor Arnold Schwarzenegger, Governor's Statement on Water Infrastructure, January 10, 2007.

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Chapter 5

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Appendix A

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Appendix B

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D36. Letter from Friends of the Santa Clara River, dated July 24, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment attaches a copy of a climate change study entitled, *In Hot Water-Water Management Strategies to Weather the Effects of Global Warming*, prepared the Natural Resources Defense Council. Climate change and its effect on water is an important issue and, for this reason, has been addressed in the Landmark Village Final EIR in **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies.

Letter No. E215

AH-15

Tae, Susan

From: Paul Ayers [ayerspaul@sbcglobal.net]
Sent: Friday, March 09, 2007 7:36 AM
To: Tae, Susan
Subject: Newhall Ranch Project

I would like to make my comments regarding the EIR released in or around 12/2006 1

1. I believe the comment period should be extended 120 days 2
2. I do not believe the project should be approved before the EIS on the Santa Clara River has been completed. 3
3. I oppose building in an SEA. 4
4. I oppose the destruction of 67 oaks 5
5. I believe that impacts to global warming should be addressed and mitigated before this project is approved. 6

Paul R. Ayers
Glendale, CA

3 12 2007

E215. Letter from Paul Ayers, dated March 9, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

This comment is an introduction to comments that follow. No further response is required.

Response 2

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information responsive to the comment, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Response 3

Please see **Topical Response 2:** EIS/EIR Project.

Response 4

The comment requests that the Planning Commission oppose building in the Significant Ecological Area. The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 5

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as

part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Letter No. E216

3734 S. Garfield Ave. #329
Los Angeles, CA 90034
(310) 559-0823

A H-17

County of Los Angeles
320 W. Temple Street
Los Angeles, CA 90012
Attn: Daniel Fierros, Dept. of Regional Planning

Re: Newhall Ranch-Landmark Village Development

March 12, 2007

Dear Mr. Fierros,

Anyone who drives around the Los Angeles basin knows that the traffic is getting worse day by day. 1 More development will contribute to congestion and polluted air no matter what the draft EIR states. 2 Also, with anticipated future draughts and reduced water supply from the Colorado River, water shortages may become part of our daily lives. 3
Please consider the detrimental impact this huge development will have on everybody's lives in the basin, including the lives of the elected officials who need to oppose the project. This project must be stopped. 4

Sincerely,

Ingeborg Prochazka

Ingeborg Prochazka

E216. Letter from Ingeborg Prochazka, dated March 12, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Response 2

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses water supply/service, which received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

Please see **Response 2**, above.

Letter No. E217

AH24

March 26, 2007

Susan Tae
Los Angeles County Regional Planning Department
320 West Temple Street
Los Angeles, Ca, 90012

RE: Opposition to Proposed Newhall Ranch Project

Dear Ms. Tae:

While I do not live in the area of the proposed Newhall Ranch project, I have lived in Los Angele County for decades. This proposed project would negatively affect the entire county. 1

Increased traffic congestion, poor air quality and an increased burden on the infrastructure would result if your department approves this project. 2

Please deny a permit for this project as it is currently constituted. 3

Sincerely Yours

Brian D. O'Reilly

Brian D. O'Reilly
824 Elyria Drive
Los Angeles, Ca, 90065

E217. Letter from Brian O'Reilly, dated March 26, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

The comment addresses traffic and air quality issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access, and Section 4.9, Air Quality. The Draft EIR concluded that traffic/access impact would be mitigated to a less than significant level, while impacts to air quality would remain significant and unavoidable. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Infrastructure impacts are discussed in detail in the Landmark Village Draft EIR, Section 4.10, Water Service, Section 4.11, Wastewater Disposal, Section 4.12, Solid Waste Services, and Section 4.19, Utilities.

Response 3

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Letter No. E218

April 2, 2007
26893 Bouquet Canyon
C-341
Saugus, CA 91350

A420

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch. Landmark Village Project No. 00-196-(5)

Dear Ms Tae;

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks, and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely,
Carol Winkler

E218. Letter from Carol Winkler, dated April 2, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No. E219

AH #1

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms Tae;

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely,

Evelyn G. Carpenter

Evelyn G. Carpenter
Apartment 451
18701 Flying Tiger Drive
Santa Clarita, CA 91387

E219. Letter from Evelyn Carpenter

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No. E220

AH-2

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms Tae;

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks, and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely,

Barbara Cignarelli

E220. Letter from Barbara Cogwell

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No.E221

25439 Via Macarena
Valencia, CA 91355
April 1, 2007

AH # 3

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms Tae;

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology. cut down 67 oaks, and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely,

Carla Fitness

E221. Letter from Carol Lutness, Dated April 1, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No. E222

AH#4

4/1/07

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms Tae:

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely,

Diana Rugg

E222. Letter from Deana Perozzi, Dated April 1, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No. E223

AH21

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms Tae;

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks! and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely,

Frank Ford
24603 Cordova Ct
Valencia CA 91355

E223. Letter from Frank Ford

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No. E224

AH 22

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms Tae:

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks, and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely, Mary Andrews
[illegible]
Valencia CA 91355

E224. Letter from Mary Indermule

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No. E225

AH-6

Ms. Susan Tae
Los Angeles County Regional Planning Dept.
320 W. Temple St.
Los Angeles, CA 90013

Re: Newhall Ranch, Landmark Village Project No. 00-196-(5)

Dear Ms Tae;

I am writing to express my concern about the proposed Newhall Ranch project. I am opposed to it being built and am particularly concerned about the environmental, health and social costs it will create. According to the Environmental Impact Report for the first 1,444-unit phase, the project will have severe impacts to Significant Ecological Area 23, the Santa Clara River and its biology, cut down 67 oaks, and, of course, create major traffic and air pollution problems. 1 2 3 4 5 6

In an era of global warming, we cannot continue to approve automobile based sprawl housing. Los Angeles County must re-think its land-use policies and not approve projects such as this. 7

Please do not approve the project before the Federal EIS on the Santa Clara River has been released/completed because this may change the project configuration. Please do not allow building in a Significant Ecological Area. Please do not allow the destruction of 67 oaks. 8 9 10

I am requesting that the impact to global warming be addressed and mitigated before the project can be considered for approval. 11

This type of sprawl makes developers rich but makes everyone else poorer. It is the citizens who must pay for more roads, more schools, more police. It is the citizen who must sit in traffic gridlock and breath polluted air. It is the citizen who will become ill because of the pollutants added to our air. The developer walks away with his pockets stuffed with money and it is the citizen who faces environmental degradation of this community. Please consider the real costs of continuing to allow this type of out of control growth in Santa Clarita. 12

Sincerely,

26336 IVREA PLACE
VALENCIA, CA 91355

STEPHEN A. CARTOTTO

E225. Letter from Christine Johann and Stephen Cartotto

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see*, *CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 2

Impacts to SEA 23 were addressed in detail in the Landmark Village Draft EIR, Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 3

The comment addresses the Santa Clara River and its biology, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, and Section 4.5, Floodplain Modifications. (Please see also Final EIR, revised **Section 4.4, Biota**.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 4

The comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota, pp. 4.4-36 and 4.4-69 through 4.4-70. (Please see also Final EIR, revised

Section 4.4, Biota.) The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 5

The comment addresses traffic issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access. The Draft EIR concluded that, with mitigation, impacts to traffic would be less than significant. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 6

The comment addresses air quality impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Response 7

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Response 8

Please see **Topical Response 2:** EIS/EIR Project.

Response 9

Please see **Response 2**, above.

Response 10

Please see **Response 4**, above.

Response 11

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Response 12

Please see **Response 7**, above.

Letter No. E226

AH 25

Dr. Mha Atma S. Khalsa
Martha Oaklander
1536 Crest Dr.
Los Angeles, CA 90035

March 29, 2007

Los Angeles County Regional Planning Department
Attention: Susan Tae
320 W. Temple St.
Los Angeles, CA 90012

Dear Ms. Tae,

As lifetime L.A. County residents, voters, taxpayers and business owners, we strongly urge the Planning Department to reject the proposed Newhall Ranch development. This project would have horrendous negative effects on the environment, our communities, and our quality of life. It would add 357,000 additional car trips to our freeways and surface streets, worsening air pollution and the health of all residents, especially children. It would have very serious negative environmental impacts including air and water quality, water supply, and numerous endangered species. And the development would be in an area prone to landslides and to extreme tectonic activity. 1

We urge you to uphold your responsibility to the people of Los Angeles County by rejecting this project, and we will join numerous concerned L.A County residents in continuing to closely follow your actions in this vital matter.

Most sincerely,

Dr. Mha Atma S. Khalsa

Martha Oaklander

E226. Letter from Dr. Mha Khalsa And Martha Oaklander, Dated March 29, 2007

General Response

All comment letters on the Landmark Village Draft EIR, which were received after expiration of the public comment period and after the Regional Planning Commission public hearing on February 28, 2007, are considered late comments. Because CEQA does not require a lead agency to respond to late comments, Los Angeles County is not required to provide a written response to any such comment letters (*see, CEQA Guidelines* Section 15088(a)). However, the County has decided to respond to such comments without waiving its position that written responses to late comment letters are not required by law.

Response 1

The comment letter recommends rejection of the Newhall Ranch project based upon the addition of 357,000 additional car trips, landslides, water supply, air and water quality, numerous endangered species and extreme tectonic activity. The reference of 357,000 additional car trips and landslides refers to the entire Newhall Ranch Specific Plan project and not the Landmark Village project. The Newhall Ranch Specific Plan project was approved by the Los Angeles County Board of Supervisors on May 27, 2003. The approval is not subject to review at this time.

The project under review at this time is the Landmark Village portion of Newhall Ranch Specific Plan. The Landmark Village project would generate 41,900 average daily trips. The comment addresses traffic, air quality, water quality, and biota issues, which received extensive analysis in the Draft EIR, in Section 4.7, Traffic/Access, Section 4.9, Air Quality, Section 4.3, Water Quality, and Section 4.4, Biota. (Please see also Final EIR, revised **Section 4.4, Biota**.) The Draft EIR concluded that traffic/access and water quality impact would be mitigated to a less than significant level, while impacts to air quality and biota would remain significant and unavoidable. The topography of the site is generally flat and is not subject to landslide activity. With respect to the availability of water, please see **Topical Response 5**: Litigation Concerning Water Supplies.

The comment does not raise any specific issue regarding the EIR analyses and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

COPY

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

REGIONAL PLANNING COMMISSION

IN THE MATTER OF:)
)
PUBLIC HEARING)
LANDMARK VILLAGE PROJECT)

ROOM 150, HALL OF RECORDS
320 W. TEMPLE STREET
LOS ANGELES, CALIFORNIA 90012

WEDNESDAY, JANUARY 31, 2007

9:00 A.M.

Reported and Transcribed by: Troy Anthony Ray
231 South Baldwin Avenue, #F
Arcadia, California 91007
(626) 272-7548

Proceedings recorded by electronic sound recording;
transcript produced by transcription service.

APPEARANCES

COMMISSIONERS

Esther L. Valadez, Chair
Harold V. Helsley, Vice Chair
Leslie G. Bellamy
Pat Modugno
Wayne Rew

STAFF

Susan Tae
Ron Hoffman
Frank Meneses
Lawrence Hafetz, County Counsel

ALSO PRESENT

Fabrizio Pachano, Department of Public Works
Mr. Scott, Fire Department
Glenn Adamick, Applicant
Kirsten James
Angela Meaney-D'Arcy
Teresa Savacci
Jack Eidt
Lynne Plambeck
Kris Ohlenkamp
Ron Bottorff
Jennifer Robison
Jeannette Vosberg
Barbara Wampole
Thomas Barron

INDEX

AGENDA ITEMS:

1. Pledge of Allegiance

2. Approval of the Agenda

3. Director's Report

4. County Counsel's Report

5. Approval of the minutes of the regular meeting of January 10, 2007

6. Public Hearing - Landmark Village Project

Staff Report by Ms. Susan Tae

Public Comments

7. Commissioners Deliberation

End of Public Hearing - Landmark Village

Certificate of Reporter

1 LOS ANGELES, CALIFORNIA

2 PROCEEDINGS BEGIN AT 9:00 AM

3 CHAIR VALADEZ: Good morning, everyone and welcome to
4 the January 31st meeting of the Regional Planning Commission.
5 It's 9:00 a.m., and we begin our proceedings with the Pledge of
6 Allegiance. If you could please stand today, Mr. Modugno will
7 lead us.

8 COMMISSIONER MODUGNO: Thank you, Madam Chair. If you
9 please stand and join me in the honoring of our flag by saluting.
10 Ready.

11 (PLEDGE OF ALLEGIANCE)

12 CHAIR VALADEZ: Thank you. Now, I will entertain a
13 motion for an approval of the agenda, please.

14 COMMISSIONER MODUGNO: So moved.

15 COMMISSIONER HELSLEY: Second.

16 CHAIR VALADEZ: So ordered. Director's report.

17 MR. HOFFMAN: Good morning, commissioners. I am
18 pleased to announce to you that yesterday the Board of
19 Supervisors unanimously adopted the La Crescenta-Montrose
20 Community standards district and the associated zone changes
21 which is good news on two parts. Number one, that they took your
22 recommendation, made no substantive changes; and secondly, there
23 was an urgency ordinance in effect that the adoption of this new
24 CSC would also repeal that urgency ordnance and allow the
25 apartments in the R3 zone not to have to go through a conditional

1 use permit, but to go through the normal plot land procedure.
2 But with the new development standards that staff and your
3 commission so carefully crafted.
4 And I think it is worthy to note that when the board
5 adopted the ordnance and the new CSB, they did make special note
6 of Mr. Andy Molicotes. This was one of the projects Andy has
7 worked so hard on and had attended several community meetings in
8 the fall even when he wasn't feeling so good that he was out
9 there leading the charge, and Supervisor Antonovich made special
10 recognition of that. So I think it was a tribute to Andy that
11 that project was adopted and will now go into effect in a few
12 days. That concludes my presentation.
13 CHAIR VALADEZ: Thank you. Anyone have any questions?
14 Commissioner Helsley.
15 COMMISSIONER HELSLEY: A question of maybe public works
16 or maybe director that there was a position where there were five
17 lots that were put back into private ownership. And my question
18 is, when those go back to private ownership or county ownership
19 on a floodplain, does it join that lot as a continuous piece or
20 does it stay as a 388 square foot lot? And does that become a
21 buildable lot because that I think provides some concerns if each
22 one of those lots become buildable. You're talking about two
23 hundred eighty-eight -- three hundred -- six hundred eighteen and
24 three hundred ninety-four square feet for these lots. And so I'm
25 concerned. It was Item Number 46 yesterday.

1 MR. HOFFMAN: I think I have to look into that and see
2 what the details in terms of the transfer was. If it -- often
3 times I think when there's excess property, it does often times
4 go to the adjoining property owner, but I think there are perhaps
5 situations where that does not. But perhaps working with the
6 Department of Public Works, we can report back --
7 COMMISSIONER HELSLEY: I would appreciate it.
8 MR. HOFFMAN: -- to the commission on that at a later
9 date.
10 COMMISSIONER HELSLEY: And if they aren't -- if they go
11 back to a property owner that's adjoining them, if they could be
12 tied together so they're not two separate parcels, I think that
13 that would be a good -- an important thing for us as we plan.
14 MR. HOFFMAN: We'll look into that for you.
15 CHAIR VALADEZ: I take that you saw the article on the
16 gentleman who built on a thousand square foot lot, a four story
17 building in Santa Barbara?
18 COMMISSIONER HELSLEY: Yes.
19 CHAIR VALADEZ: People are now sort of being very
20 creative when they are building single family homes.
21 MR. HOFFMAN: It was actually a four hundred square
22 foot lot.
23 CHAIR VALADEZ: Yes.
24 MR. HOFFMAN: I'm going up to Santa Barbara this
25 weekend. I'm going to try to find out what that place looks

1 like.

2 CHAIR VALADEZ: I think he indicated that he believes

3 that he was now going to be on tours. People would be touring

4 his property.

5 COMMISSIONER HELSLEY: Well, that was what drew my

6 attention to this. I thought, you know, 288 square feet, you

7 know.

8 CHAIR VALADEZ: Now that we can see what people can do

9 on four hundred square feet --

10 COMMISSIONER HELSLEY: Right.

11 CHAIR VALADEZ: -- we know it can be done on two

12 hundred feet. Okay, then. County counsel, would you please give

13 your report now.

14 MR. HAFETZ: Good morning, Madam Chair, commissioners.

15 I'll just mention and then maybe perhaps report a little bit more

16 after the continuation that I did have a chance to meet with

17 staff since the last hearing about the whole CEQA issue as it

18 relates to our new procedures for findings and conditions and

19 approvals. So I'll report back at the end of the hearing.

20 CHAIR VALADEZ: Okay. Thank you. Any questions?

21 Commissioner Helsley.

22 COMMISSIONER HELSLEY: Yes. Less wording maybe?

23 MR. HAFETZ: Staff is working on wording and they're

24 going to give it to me. There was nothing in today's package

25 that mattered. So, yes, we're working together on that, but I'll

1 just report back on that.

2 COMMISSIONER HELSLEY: Will we see it before it's a

3 final -- it's already finalized?

4 MR. HAFETZ: We certainly could do that. As

5 Commissioner Valadez mentioned last week, we're sort of in the

6 trial stage of this new procedure and perhaps in the early stages

7 you can give comments if the motion -- I mean, typically what's

8 going to happen is that staff on Wednesday or whatever is going

9 to be working on the motion for the package to go out. And then

10 in the following week if there are issues about the motion, we

11 can debate it or discuss it.

12 CHAIR VALADEZ: I think that's probably going to be

13 okay.

14 COMMISSIONER HELSLEY: That's fine.

15 CHAIR VALADEZ: Okay. All right. Thank you. Minutes

16 for approval of the January 10th meetings.

17 COMMISSIONER REW: Madam Chair, Item Number 7, if I'm

18 not mistaken, I think I was the maker of the motion.

19 CHAIR VALADEZ: Okay. I'll order that changed. Are

20 there any other changes that need to be corrected?

21 COMMISSIONER REW: If that's correct, I'd recommend

22 that change.

23 CHAIR VALADEZ: Any other --

24 COMMISSIONER REW: I'll move to approve the minutes.

25 COMMISSIONER MODUGNO: I'll second the motion.

CHAIR VALADEZ: Okay. So ordered. Moved -- approved with the change.

We now move to our public hearing. We require at a commission or prior to any testimony that if anyone is going to be testifying on this matter or any other matters that we're going to hear today be sworn in. So I'd like to swear everyone in who intends to testify today. If you could please stand. Please stand if you're going to be testifying today on any matter. We only have one matter which may incline public comment.

(SWEARING IN PUBLIC SPEAKERS)

CHAIR VALADEZ: Thank you very much. Please be seated. Now, if we could have staff report.

MS. TAE: Good morning. My name is Susan Tae and I'm with the Department of Regional Planning, Land Division Section. Project Number 00-196 is known as the Landmark Village Project and is the first within the Newhall Ranch Specific Plan area. The applicant request approval of vesting tentative tract map number 53108 for the subdivision to create a maximum of 1,444 dwelling units in approximately one million square feet of commercial and office retail. Of the 1,444, 144 for sale to moderate income households and 152 for lease to low income seniors are proposed as required in the affordable housing requirements of the specific plan.

The general plan, local plan and specific plan amendments have been filed to change A Street, which is the main

1 road through the subdivision, from a secondary highway
2 designation to a local collector street. Conditional use permits
3 have also been filed for the development of the project within a
4 significant ecological area, special management area, on site and
5 off site project grading and off site utilities including water
6 tanks, sewer and water lines.
7 Oak Tree permit 00-196 has also been required for
8 removal of 67 oak trees including ten heritage oaks and
9 encroachment into the protected zone of 14 oak trees including 3
10 heritage.
11 The Newhall Ranch Specific Plan was adopted by the
12 Board of Supervisors on May 27, 2003 for 20,885 dwelling units
13 and commercial retail, business park, mixed use development and
14 open space trails, parks and other project amenities including a
15 water reclamation plant. The Newhall Ranch Specific Plan area
16 encompasses approximately 11,000 acres and the Landmark Village
17 Project covers 292 acres of the overall Newhall Ranch area.
18 Landmark is within the Riverwood Village which is identified
19 within the specific plan.
20 At this time, staff would like to approach the maps to
21 further describe the project. The tentative map depicts the
22 subdivision portion of the Landmark Village. There are other
23 project features that go beyond the subdivision boundaries as
24 depicted on this map. The project location is located south of
25 State Route 126 generally between Walcott Road and Long Canyon

1 Road in the Newhall Ranch Specific Plan area. This location is
2 west of the 5 Freeway and east of Ventura County. City of Santa
3 Clarita is also located to the west.
4 The Santa Clara River and Castaic Creek do border the
5 subdivision boundary to the south, and access to the project site
6 is provided by Long Canyon Road which is a major highway and
7 Walcott Way, which is a secondary highway. The main access
8 through the project is provided by A Street which has been
9 proposed to be a local collector road, and from A Street which
10 will be a public street, private driveway, fire lanes and well as
11 other public roads are being composed for internal access.
12 Uses within the subdivision property are generally
13 clustered to residential uses along this portion here as well as
14 multifamily uses north and south of the A Street location. Mixed
15 use is proposed in this location here which proposes the work
16 units, and commercial and retail are proposed in this location as
17 well as a larger commercial center to the west.
18 An elementary school is proposed within the general
19 center portion of the subdivision. A public park is proposed
20 adjacent to that as well as other parks including a private
21 homeowner association maintained park. Other open space
22 amenities include a trail -- a regional river trail which is
23 located along Santa Clara River and other trails throughout the
24 subdivision including an interpretive trail that is proposed to
25 be maintained by the homeowner's association.

1 Metrolink right of way is depicted as required by the
2 specific plan. The Metrolink right of way is depicted as -- oh,
3 excuse me. That's open space -- as commercial lots that are not
4 planned for development at this time. They are indicated on the
5 map here and range between 35 and 50 feet just south of State
6 Route 126.
7 Grading is approximately proposed to be 5.5 million
8 cubic yards of fill onto the property as well as cut grading.
9 The location of the grading is proposed to the south in the Adobe
10 Canyon area. This is also within the Newhall Ranch Specific Plan
11 boundary and is proposed within another pending subdivision that
12 is now being processed by the county. A haul route is depicted
13 over an existing agricultural crossing through the Santa Clara
14 River to the subject property line that is located to the north.
15 Other off site gradings proposed at Chiquito Canyon
16 which is north of State Route 126 and is included within the
17 conditions and permits that have been filed for the project. If
18 there are no further questions of the maps at this point, staff
19 will continue its presentation.
20 CHAIR VALADEZ: Are there any questions? Commissioner
21 Bellamy? Commissioner Helsley? No?
22 COMMISSIONER HELSLEY: Would you point out the MTA
23 easement for me again?
24 MS. TAE: Yes. It's a little high for me, but it's the
25 commercial lots indicated as no development plans. They are

1 specifically lot numbers -- let's see -- 352, 357 through 360,
2 368, 384 to 385 and 388 to 389.
3 COMMISSIONER HELSLEY: So it's the pattern -- just to
4 the south of the 126?
5 MS. TAE: That is correct, yeah. There are a series of
6 commercial lots just south of State Route 126 that is intended to
7 be the Metrolink right of way.
8 COMMISSIONER HELSLEY: The concern I guess I have with
9 that is has there been any planning done as to where the stations
10 might be and the parking for those stations?
11 MS. TAE: Currently a commercial lot is depicted at
12 this location here which is intended in the short term to be used
13 as a park and ride lot. It is intended -- I believe that the
14 Metrolink station would be at this location.
15 CHAIR VALADEZ: Just briefly, you indicated
16 integrating, that there would be another subdivision being
17 processed, that it would have grading impacts also. Is part or
18 being annexed into Newhall Ranch or is it a separate subdivision?
19 MS. TAE: The subdivisions that are located to the
20 south are also within the Newhall Ranch Specific Plan, yeah.
21 They are separate CPs because they are not within the Landmark
22 subdivision but --
23 CHAIR VALADEZ: Right. So it's still part of it. It's
24 just not part of this subdivision?
25 MS. TAE: Correct.

1 CHAIR VALADEZ: Okay. Thank you. Are there any other
2 questions? Okay. Thank you very much.
3 Okay. We now will begin with the applicant's presentation, there
4 being no other questions of staff. I'd like to have a few
5 housekeeping issues. The most important being is that I know
6 everyone carries a cellular phone including myself which at this
7 particular moment is turned on. So I would like to have everyone
8 check their cellular phones to make sure that it's not turned on,
9 put into vibrate mode or if you need to have the call coming in.
10 Thank you very much. In a few moments you'll notice me bending
11 over to do the exact same task. If we could have the applicant
12 come forward at this point.
13 COMMISSIONER MODUGNO: Madam Chair, before the
14 applicant comes forward, I would like to ask some questions of
15 staff and legal counsel.
16 CHAIR VALADEZ: Okay. If we could have the applicant
17 wait a moment. Thank you.
18 COMMISSIONER MODUGNO: And also disclose an ex parte
19 communication. I've had discussions over the years in more
20 general sense with the applicants in anticipation of this project
21 coming before us. As most of you know, this project has been
22 viewed by the county, discussed and approved by the Board of
23 Supervisors in its broader sense, discussed and approved by this
24 commission, at least by four members of this commission, myself
25 being the fifth member who was not part of those discussions when

1 I came on this commission five years ago. This was only passed
2 further in the terms of the general case.
3 What I had expressed during the process of discussions
4 with Sunshine Canyons expansion with the applicant, as many of
5 you recall, my concerns about the traffic as it relates to
6 expansion of the Sunshine Canyon. I expressed that to the
7 applicant and said that I would have concerns because of the
8 activity along the I5 Corridor, and the I5 Corridor unfortunately
9 or fortunately is a major freeway which is used for the entire
10 region and actually the entire West Coast. Unfortunately as you
11 sit there in Santa Clarita Valley, you often times blame the
12 traffic on the development that has occurred within the Valley
13 and since Newhall Land and Farming has historically been the
14 largest developer, they have become the brunt of the that
15 criticism. And yet the traffic patterns as it relates continue
16 to get worse are not necessarily problems.
17 As we have had discussions before we brought Caltrans
18 into this commission meetings because they will say that we can
19 mitigate to the freeway but from the freeways is there
20 responsibility and we have no responsibility to add any other
21 mitigation unless it's something that they require.
22 Because of the impact here on 126 and the 5, I had
23 expressed a personal concern to the applicants, since I live in
24 the Santa Clarita Valley, that I would like to review this
25 project and see them come forward with some other steps dealing

1 with traffic. So if we could get -- before we move along with
2 this, I will have a number of questions regarding traffic because
3 it appears to me that the other issues as we have gone through
4 this -- and I've gone back and reviewed what the county has done
5 before, what the courts have done as this case has gone through
6 the courts -- most of the water issues have been dealt with. We
7 can deal with other infrastructure things as far as sewage
8 treatments, parks, schools -- the thing that we have difficulty
9 in dealing with that's because of Caltrans goal within is
10 traffic.
11 But we have been asked to continue this and as part of
12 the presentation this morning. You'll probably hear that from
13 the people who are expressing concerns. And I'm not opposed to a
14 continuance of -- to allow additional time to look at it. But I
15 would like staff, if you can, because of the fact that we've had
16 major environmental impact review of this and through the
17 specific plan, through the items as they are litigated through
18 the court system, how much of what we're looking at in the EIR or
19 draft EIR for this project is really new information or would we
20 look at it as an overlap where maybe fifty, sixty, seventy,
21 eighty, ninety percent of it is really a rehashing of information
22 that has been there before?
23 So that there is focus as we begin to hear,
24 particularly from people who are here expressing concerns about
25 the project, I'd like those concerns to be focused primarily on

1 those issues which are new and not issues which have already been
2 heard by this body and by the Board of Supervisors and
3 particularly those items which have been litigated and have gone
4 through the court system that we're starting to talk about those
5 again because to -- for this -- for us to really look at it --
6 freshly look at those issues that really are new that would have
7 some baring in terms of decision making. So that's the first
8 question I would ask of staff if you could just give a
9 guesstimate of how much of this information is overlap.
10 The second thing is because of this having gone through
11 full master planning, sort of the overview, the specific plans,
12 et cetera and there had been a designation of the broad number of
13 units that can be part of this plan, how much latitude do we have
14 in a reasonable sense in terms of moving those numbers or
15 alternatively -- and we look at those numbers as being more of a
16 benchmark and it's how much movement around the infrastructure to
17 make the infrastructure match with those numbers? Because again
18 if the Board of Supervisors has also made a determination that X
19 numbers of homes can be built in Newhall Ranch, X number of
20 commercial properties can be done, then are we taking that more
21 as a -- almost a constant that we're going to move around and
22 flex a bit but not change 21,000 to 30,000 or 21,000 to 2,000?
23 So that -- does that number have some flexibility within a 5
24 percent range, 2 percent range, 10 percent range it's clearly
25 post the county's approval of somehow or another the Lennar

1 Corporation in the evaluation of this with those approvals in
2 hand as they did the purchase of Newhall Land and Farms. So
3 there was some expectation because that value has already been
4 assigned by the county of Los Angeles to much of this land that
5 was either agricultural or open space land.
6 And then lastly as we view this, again reflecting back
7 on the traffic, the job/housing balance within the Santa Clarita
8 Valley has changed over the years. There has -- while it was
9 initially a bedroom community with people commuting out of the
10 community to seek jobs in San Fernando Valley or beyond is been a
11 very powerhouse of creating jobs. As those jobs have been
12 created, I often time can going home in the evening see an equal
13 number and sometimes more people exiting the Santa Clarita Valley
14 as there are the traffic is ongoing into the Santa Clarita
15 Valley. Now, how much of that traffic is really moving up and
16 down from Bakersfield to Los Angeles or how many is leaving there
17 jobs in Santa Clarita Valley to there homes in San Fernando
18 Valley and vice versa?
19 So as a reflection, I'd like some commentary -- and
20 perhaps that relates more directly back to the applicant -- as we
21 look at the traffic issues but also look at the job/housing
22 balance so that the jobs created are somehow matching the housing
23 which is created. There's a much greater variety of housing plan
24 as I've read through this in terms of affordability, et cetera.
25 But if I could get that -- maybe Mr. Meneses or Mr. Hafetz -- if

1

1 you could comment -- or Ms. Tae -- as far as those first issues
2 I've spoken about to just again that overlap within the existing
3 EIR that has already gone through the entire process. How much
4 of what's here is new and then the other pieces of the project.
5 COMMISSIONER BELLAMY: Madam Chair.
6 CHAIR VALADEZ: Yes. Commissioner Bellamy.
7 COMMISSIONER BELLAMY: Commissioner Modugno, could you
8 be a little bit more specific what you don't want rehashed or
9 what was litigated or what the Regional Planning Commission has
10 heard already and the types of things that have been addressed
11 with the environmental impact report, please.
12 COMMISSIONER MODUGNO: I think specifically the number
13 of homes, the amount of commercial activity which is being set
14 aside there. I think the water issue has gone through pretty
15 well, the impact on the river. Is there some new information
16 there? But the bulk of this has probably already been dealt
17 with. It's those types of issues that as this body looked
18 through this, it spent a lot of time going through it as the
19 Board of Supervisors spent a lot of time going through it, and
20 it's pieces of it that were litigated that went through the court
21 system.
22 While those clearly are not totally closed, they have
23 already been substantially gone over. And there are going to be
24 people who are new to our hearing who were never part of any of
25 that. And so the extent to which they want to start focusing on

1 this, they have a right speak about it. But to the extent to
2 which it has been pretty much an issue which has been hashed over
3 a number of times, to focus our attention on those issues which
4 have already been dealt with in the past versus dealing with
5 those issues which are new or where items have changed or -- I'd
6 rather see us put our attention to those areas where we can get -
7 - where we really need to sort of zero in on those pieces of it
8 that are critical to our determination.
9 And then -- because we're starting from a blank slate.
10 We've clearly looked at impacts on the river here, we've looked
11 at the dirt being moved, we've looked at impacts on roads, we've
12 looked at housing, we've looked at infrastructure. There's a lot
13 of things that we would go through and many of those have already
14 been sort of dealt with.
15 CHAIR VALADEZ: I think we can definitely do a little
16 summary. I think what we're -- what your inquiry goes to is the
17 situation where we have a specific plan which we've approved,
18 which is the overall plan for Newhall, and then kind of the
19 limits to review when we're looking at each individual
20 subdivision coming up. Now, we've been doing that to a certain
21 extent in Stevenson Ranch and some of the other ones that we've
22 seen come up. But this is the first time that it's a brand new
23 specific plan for this commission, maybe just an overview of
24 what, then the environmental review -- as each one of these comes
25 up, kind of a scope of the environmental review at that point

1 where there's this massive specific plan and what's approve. How
2 do they go together and how do they match?
3 MR. MENESES: As you described, Mr. Modugno, this has
4 had extensive environmental review and some court activity that
5 took place that maybe Mr. Hafetz might address. But clearly when
6 the specific plan was approved, there was an acknowledgment and
7 findings that there would be significant impacts with the
8 project -- the overall project. And I think the staff report
9 has -- and the EIR on this more project level EIR that you've
10 been provided with again recognizes those impacts. So this is
11 nothing new. We have -- the county has recognized the
12 significant impacts of the overall specific plan. Those impacts
13 are -- have not changed. I believe there was an additional focus
14 on noise that had not been as focused in the original EIR because
15 it was such a general analysis.
16 But comparing the two EIRs, as I've said, the big
17 issues have been addressed, the significant impacts have been
18 acknowledged, the findings have been made. For us to argue
19 whether or not these impacts should somehow result in a denial or
20 something of that sort, I don't know that we could do that
21 because the EIR was certified and that was recognized. This EIR
22 that we've provided you is a more project level EIR.
23 You asked about what is new? Well, certainly we could
24 say that you have a more detailed project before you. You have -
25 - you now have street layouts that you didn't have before, you

1 have lot placements, you have the different types of uses that
2 are -- have evolved since the specific plan, which some of which
3 were recognized, but the exact placement of those uses were
4 unknown at the time. In this layout here you have, you have some
5 changes that are being proposed as opposed to the original
6 specific plan which were recognized by the way in the specific
7 plan as a -- something that could be done through substantial
8 performance review.
9 You do have one big change which is the A Street which
10 was originally conceived to be a major highway. A more focused
11 analysis by the developer has compelled them to come in and ask
12 for a reduction in that highway. Public works have reviewed
13 that, and they are comfortable with that change. So that is
14 something that they are asking for you to approve.
15 So in essence just -- I could go on and on about the
16 differences in the EIRs, but once again I think the big issues
17 have been addressed, significant impacts of this project have
18 been recognized. I think it's more of a matter of looking at the
19 detailed project before you and determining whether or not it's a
20 good project and whether or not it's in accordance with the
21 original program EIR.
22 CHAIR VALADEZ: Okay. Commissioner Helsley.
23 COMMISSIONER HELSLEY: As you delineated those items
24 that cannot be reduced below significant, you just indicated
25 noise, and I think that's just basically construction noise,

1 isn't it? One of them being the building of the bridge where
2 they're probably using a pile driver or something of this nature
3 that's going to impact for a long -- quite a period of time, but
4 it's just construction. It won't be there as a continual noise.
5 MR. MENESES: I would have to ask Suzy if that's
6 correct.
7 MS. TAE: That is correct, Commissioner Helsley. The
8 main concerns with noise that were deemed significant for this
9 project was the construction of the Long Canyon Bridge and the
10 potential timing of the bridge construction where residences may
11 or may not be occupied. So that was identified as a significant
12 impact for this project that was not previously identified with
13 the overall specific plan.
14 COMMISSIONER HELSLEY: The aspect of visual qualities
15 and Biotas, those have been pretty well defined in the previous
16 EIR, and we've addressed major impacts on those in this specific
17 one.
18 MS. TAE: That is correct. The applicant has provided
19 a planning notebook which also provides additional exhibits and
20 updated plans that are specific to this project location, and
21 they do show that they conform with what was previously
22 considered for the specific plan.
23 CHAIR VALADEZ: Any other comments or statements? No
24 one else? Yes, Commissioner Bellamy.
25 COMMISSIONER BELLAMY: Madam Chair, and your number two

1 issue basically how much wiggle room we had as far as number of
2 units, reduction or replacement of existing number of units
3 within the project; is that correct?
4 MR. MENESES: That's correct.
5 COMMISSIONER MODUGNO: Thank you.
6 CHAIR VALADEZ: Did you get an answer to that?
7 COMMISSIONER BELLAMY: I did.
8 MR. MENESES: Just to touch on that. I'm sorry I
9 didn't touch on that earlier, but I believe that your commission
10 holds substantial discretion over that. I think that you should
11 understand that, you know, the specific plan did contemplate
12 almost 21,000 units in the overall project sites. In this case
13 you're only looking at a small portion of that, and there will be
14 other projects coming before you. They may not reach the full
15 contemplated number of units in the future. We don't know at
16 this time. I think right now your focus should be on this
17 particular site and whether or not you have issues with the
18 densities that are being proposed.
19 You touched on jobs/housing. Certainly that has a lot
20 to do with whether or not the number of units that are being
21 proposed right now are adequate to balance with the number -- the
22 commercial that's being proposed and the other amenities of this
23 project. You certainly have the discretion to reduce the number
24 of units if you felt you were so inclined.
25 MS. TAE: If I may clarify Mr. Meneses comments.

1 Within the specific plan there are land use planning areas and
2 villages identified where as part of the overall specific plan
3 approval there was consideration of jobs/housing balance, there
4 was consideration of the provision of parks and other amenities
5 within the overall planning of the Newhall Ranch development.
6 Within the Landmark Village there are specific planning areas
7 that do identify where residential and commercial uses are
8 appropriate. They do also identify the number of dwelling
9 unities that are approved under the specific plan within the
10 boundaries of your subdivision before you.
11 And as Frank -- excuse me -- Mr. Meneses had mentioned
12 previously, there was also language within the specific plan that
13 allowed for transfers, conversion and other sort of adjustments
14 that as subdivision maps come there and more detailed plans are
15 identified, there is an implementation procedure for how that
16 will still conform with the specific plan. So there are a number
17 of units approve within the boundaries of the specific plan, as
18 staff understands. There are provisions for adjustments and
19 changes of uses, but all of these changes would still need to
20 comply with the procedures as set forth in the specific plan in
21 which the applicant has shown that they have complied.
22 COMMISSIONER MODUGNO: And Ms. Tae, the number of
23 residential units anticipated within the specific plan for
24 Landmark and then the plan which is before us today, is it at the
25 same number, above, below or within that same range?

1 MS. TAE: The answer is within the specific plan. They
2 have five villages identified and this particular subdivision is
3 within a portion of one of the villages. Within the documents
4 that they have provided because this subdivision covers only a
5 portion of Riverwood, they've also shown that the remaining
6 portion of units still are pending for other subdivisions that
7 are in the process. So Landmark as a project is a subset of a
8 larger number of units that are approved for this area, and they
9 do show that the number of units they are proposing here along
10 with the other remaining units that can be used do comply with
11 the specific plan.
12 COMMISSIONER MODUGNO: So what we will need to focus on
13 is we would pool it with the other villages and then -- pieces of
14 the specific plan just looking at cumulative activity.
15 MS. TAE: Correct.
16 COMMISSIONER MODUGNO: And then make a determination at
17 some point in time either this commission or some future
18 commission is the applicability of that and whether that number
19 indeed will result in something slightly less, something slightly
20 greater or something even beyond slightly in -
21 MS. TAE: Correct.
22 COMMISSIONER MODUGNO: -- one direction or the other.
23 And then in terms of getting at the job/housing, there have been
24 a massive number of jobs created outside at least this project
25 boundary to the north. So it's really now bringing housing, more

1 jobs currently exist so -- thank you.

2 CHAIR VALADEZ: Commissioner Helsley.

3 COMMISSIONER HELSLEY: The continuation of the

4 discussion where you talked about this being a small portion of

5 one planning zone. In the planning zone -- I'm looking at

6 schools at the moment -- we have three elementary schools, I

7 think it was, and one middle school. I think they call it a

8 junior high school, but it's clearly a middle school today and a

9 high school in that zone, or is that in the total project?

10 MS. TAE: The schools as well as the fire station and

11 the park amenities were provided as a land use overlay. So they

12 were mapped within the specific planning areas, but the specific

13 plan also allowed for flexibility that based on the needs of the

14 various school districts or the location requirements as the

15 subdivisions come through, that those can be moved within the,

16 within the areas. And there's a clarification. I believe it may

17 be five elementary schools that were allocated within Newhall

18 Ranch.

19 COMMISSIONER HELSLEY: Then I guess my request is as

20 the developer makes the presentation, if they could kind of

21 delineate that school position a little more than what is

22 delineated in the presentation at present so that we have an idea

23 of what is the broad brush picture and this is the specific brush

24 picture as it relates to school sites and middle school and high

25 school.

And the other item that I would like to have them delineate as they make their presentation is the interface of the MTA because I think this becomes a critical issue in that transportation solution as to how that is going to interface and at what point do we see that really coming into play.

I have a concern in relation to MRF facilities being sited someplace within the community. And I realize that it may not be in this project itself specifically, but if it needs to be cited within seven miles or something of that general nature and then a waist energy facility site in the overall plan of things so that there is a taking care of solid waste because I know there is an overriding position in relation to solid waste disposal, and I think that we really need to have that delineated in the early planning stages rather than waiting until the end.

The last part of this is the phasing of the schools into this project. There is a request to have it phased, and I didn't see that specific information. And so I would like to have that delineated in the presentation. Thank you.

CHAIR VALADEZ: Okay. Any other questions or issues before we begin the public hearing?

COMMISSIONER BELLAMY: I'd like a clarification on that, Commissioner Helsley. Are you -- in fact, what I would like clarification on is can we address issues of the overall project which aren't specifically dealing with -- what we're hearing today such as a waste to energy facility for the overall

2

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1 project or a MRF facility? I mean, can we actually address that
2 today when we're addressing just this one thing?
3 CHAIR VALADEZ: I guess that question is for the staff.
4 MR. MENESES: Well, we can certainly provide you with
5 information that you may need with respect to other developments
6 that have taken place in the area. You wouldn't be necessarily
7 deciding those projects. That -- as points and clarification, we
8 can go back and tell you what's going on with the closest waste
9 facilities. For instance, the Chiquito Canyon Landfill is
10 nearby. There are certain waste --
11 CHAIR VALADEZ: I think that -- I think you're right.
12 Think we can identify it as an issue --
13 MR. MENESES: Right.
14 CHAIR VALADEZ: -- an issue which may not have been
15 picked up. I mean, I know that they're basically almost the same
16 commission that heard it the last time; but, you know, there may
17 be an issue that we didn't pick up and we want to address it now
18 to see how it's handled and to make sure as we go forward with
19 each one of these subdivisions that it's adequate. So I think
20 that's probably a fair --
21 COMMISSIONER HELSLEY: And I think that's what I'm
22 asking.
23 CHAIR VALADEZ: Yes. It's a --
24 COMMISSIONER HELSLEY: Don't go --
25 CHAIR VALADEZ: -- we would like to see that it's

1 considered, we'd like to know that it's being handled and we want
2 to make sure as we start the specific plan projects in the
3 subdivisions that it's handled -- you know, if it's handled
4 incrementally or exactly how we're going to look at it for the
5 entire system. I think that's a good suggestion. Okay. Is
6 there anything -- anyone else on these issues? Okay.
7 I appreciate that in terms of getting some issues on
8 the table so that we can have our applicant begin to handle them,
9 as opposed to in the back, at the very beginning. So I think
10 this is very helpful. If we could have the applicant come
11 forward now. And I believe you have a video presentation for us.
12 Would that start your presentation?
13 MR. ADAMICK: Yes. I'll -- thank you, chair, members
14 of the Regional Planning Commission. My name is Glenn Adamick.
15 I am with Newhall Land, and I do have a Power Point
16 presentation --
17 CHAIR VALADEZ: And we do need your address. We
18 require now that when you come up, if you would sign in. You can
19 sign if after you testify, and you will also begin your name and
20 your address. Thank you.
21 MR. ADAMICK: It's Glenn Adamick. 23823 Valencia
22 Boulevard; Valencia, California. I'm going to try to get this
23 all fired up here.
24 CHAIR VALADEZ: Let me just take -- we have to
25 reorganize ourselves up here.

1 (Pause)

2 MR. ADAMICK: Well, thank you. Again, my name is Glenn
3 Adamick with Newhall Land. It's a privilege to be here, and
4 we've been looking forward to it for a number of years now. And
5 what I wanted to do is really run through a Power Point
6 presentation and then address some of the issues that the
7 commission mentioned.

8 The project before today is the Landmark Village
9 Project. This is the illustrative site plan of Landmark Village.
10 I'll use the mouse here to identify some of the key areas in
11 Landmark Village. This is the location -- this is SR 126 at the
12 top here, State Route 126. This is Walcott Drive and the
13 Valencia Commerce Center directly to the north. This is Long
14 Canyon Road, Chiquito Canyon Road. Chiquito is an existing
15 roadway that goes up into the community of Valverde. This is the
16 Santa Clara River running along what would be the southerly
17 boundary of Landmark Village. Over to the west is Interstate 5.

18 This is the Newhall Ranch Specific Plan land use map
19 and as you can see the shaded area here is Landmark Village.
20 Here you can catch a little bit of I5 off to the right hand side.
21 As Ms. Tae pointed out, Landmark -- Newhall Ranch Specific Plan
22 was approved in 2003. The specific plan itself, Newhall Land,
23 began work on the specific plan back in the early 1990s. We
24 submitted the specific plan application in the county in 1994.
25 Public hearings began in 1996 and lasted all the way to 2003.

1 There was some litigation filed on the original approval in 1999.
2 The entitlement was perfected addressing that litigation, and
3 there was a settlement agreement entered into with various
4 environmental organizations in 2004. We began moving forward in
5 earnest at that time with the first community Landmark Village.
6 The Newhall Ranch Specific Plan permits development of
7 the 12,000 acre property with nearly 21,000 homes and five and a
8 half million square feet of commercial. There was a certified
9 program EIR, and we'll talk about that a little bit more in
10 detail in my presentation. It was project level for the Newhall
11 Ranch waste water reclamation plant which is the sewage treatment
12 plant. In addition, the board approved a master conditional use
13 permit. That master CUP permitted the construction of three
14 bridges over the Santa Clara River. One of those bridges is
15 associated with Landmark Village, the Long Canyon Road Bridge.
16 It also permitted flood protection. That is primarily buried
17 bank stabilization along portions of the Santa Clara River.
18 As part of the public hearings on the Newhall Ranch
19 Specific Plan, there was a great deal of discussion on buffers
20 along the Santa Clara River. That issue was heavily debated, and
21 buffers were established and incorporated into the specific plan.
22 Some of the benefits associated with the Newhall Ranch
23 Specific Plan included the preservation of the High Country. The
24 High Country is about 4,200 acres of the 12,000 acre specific
25 plan. In addition, there was presser vacation of the Santa Clara

1 River corridor, nearly a thousand acres. At the end of the
2 specific plan process, the county required and Newhall Land
3 provides additional property in Ventura County which is the Salt
4 Creek corridor consisting of about 1,500 acres that will be
5 dedicated along with the High Country to a joint powers authority
6 made up of the county, the Santa Monica Mountains Conservancy and
7 the City of Santa Clarita. The High Country and Salt Creek
8 Corridor, and that's nearly 6,000 acres, contain significant
9 environmental resources including over 16,000 oak trees. This
10 area will also be open to the public for the first time.
11 In the specific plan in the area of parks it required
12 three community parks. Landmark Village contains one of those
13 community parks; up to ten neighborhood parks which of course
14 would be distributed throughout the specific plan area. There
15 are about 50 miles of trails including a significant extension of
16 the Santa Clara River regional trail, really from the eastern
17 boundary of the specific plan all the way to the Ventura County
18 line. For comparison purposes for those of you who are familiar
19 with Valencia, Valencia contains about 30 miles of trails and
20 paseos. So as you can see Newhall Ranch adds to that. There are
21 also communitywide and neighborhood private recreation centers.
22 Very similar particular to what we've done in the Valencia area,
23 and also an 18 hole golf course.
24 On the school front there is up to 5 elementary
25 schools. The elementary schools are actually in -- the Newhall

1 Ranch Specific Plan boundaries is within three elementary school
2 districts -- the Castaic district, the Newhall district and the
3 Saugus district. There is one senior high school, one junior
4 high school. I should make a point of stating that there is
5 right now on the west side of I5 West Ranch high school and
6 Rancho Pico high school. Those two schools were advanced by
7 Lennar as part of its Phase 5 or legacy community and those
8 schools are up and operating right now. So on the west side of
9 I5 that buildout you will have two senior high schools and two
10 junior high school. There's also a regional library. We've been
11 working on the county of the location of that. That likely will
12 occur in the second phase of the Newhall Ranch Specific Plan
13 Mission Village.
14 There are three fire stations. One of the fire
15 stations is located in Landmark Village. There will also be a
16 sheriff station. The conceptual location of that station is
17 directly north of Landmark Village in the Valencia Commerce
18 Center.
19 As far as transportation, the specific plan results in
20 the construction of over 30 miles of new roadways and that is
21 significant extensions of Magic Mountain Parkway, Valencia
22 Boulevard, Commerce Center Drive, Chiquito Long Canyon Road and
23 Pico Canyon Road. There are also improvements to State Route 126
24 costing approximately a hundred ten million dollars. Those
25 include grade separated crossings as well as expansion of State

1 Route 126.

2 There's a right of way being preserved for commuter

3 light rail line in the future, there are transit improvements

4 that will installed in all of the communities within the specific

5 plan, there's a park and ride lot located within Landmark

6 Village. We are working with the city on potential transfer

7 stations for bus service on the west side of the I5, and as Suzy

8 pointed out a future rail station within Landmark Village.

9 In addition on the I5 front, many of you may remember

10 there was a mitigation measure applied to the specific plan that

11 required Newhall to participate in a funding mechanism for

12 mainline expansion of I5 in one had been created when the

13 individual communities were coming along. We've taken that to

14 the next step. We are working with Caltrans and the various

15 agencies -- the county and the city -- on expansion of I5

16 mainline, and there is a mitigation measure within the Landmark

17 EIR that now requires participation a pro rata share with funding

18 from Landmark.

19 In addition, nearly 60 percent of all the homes within

20 the specific plan are within walking distance of village

21 commercial centers, and that has a big impact on transportation.

22 Similar to Valencia, we're trying to encourage folks to walk, use

23 the paseos or pedestrians walkways to access the commercial

24 centers, to access the parks, to access the schools.

25 As far as jobs/housing, Landmark Village and the

1 Newhall Ranch Specific Plan is adjacent to Valencia Gateway,
2 which is a major job center in north Los Angeles County. And as
3 some of the commissioners recognized a major employment center,
4 it right now has 60,000 existing jobs. Newhall Ranch brings an
5 additional 20,000 permanent jobs to the table as well as 50,000
6 construction related jobs. From a big picture standpoint when
7 you look at what Newhall Land has done with Valencia from job
8 creation and combine that with Newhall Ranch, we end up with
9 about 50,000 residential units at build out and about a 100,000
10 jobs.
11 In Landmark Village and in the specific plan there is a
12 broad spectrum of housing to meet the long term needs of Los
13 Angeles County and this is reflected in Landmark Village. They
14 include apartments, condos, townhomes detached single family
15 homes, second units; and in Landmark an affordable component of
16 about 296 homes. In the specific plan there are 2,200 affordable
17 homes that are to be provided. And as was recognized with the
18 poured's approval of the specific plan, there is a substantial
19 annual fiscal surplus to Los Angeles county due to the
20 implementation of the specific plan.
21 This is an exhibit that shows the proximity to job
22 centers. The Newhall Ranch Specific Plan of course and this
23 highlighted area is Landmark. Directly to the north in the
24 Valencia Commerce Center which is about halfway builtout right
25 now containing over six million square feet of light industrial

1 and office. Directly to the east is the Valencia Industrial
2 Center which is built out and I believe contains about fifteen
3 million square feet in total of light industrial and office.
4 It's also in close proximity to commercial office located east of
5 the I5 and also will be in close proximity to what is our Entrata
6 community which brings a great deal of commercial square footage
7 and office square footage to the table.
8 The specific plan EIR did identify significant
9 unavoidable impacts and agricultural resources, biological
10 resources, visual resources, air quality and solid waste. All
11 other environmental areas are mitigated to a less than
12 significant level. Extensive mitigation was incorporated into
13 the specific plan EIR and that project approval. The Board of
14 Supervisors did adopt a statement of overriding considerations
15 sighting many of the benefits that I've gone through in this
16 presentation including the preservation and dedication of the
17 High Country, Salt Creek Corridor, the river corridor as well as
18 the significant amenities that are being provided.
19 Now we're at the point where we're at specific plan
20 implementation. The first goal is of course consistency with the
21 Newhall Ranch Specific Plan. And I think you'll hear a lot from
22 me on that point as we continue on the hearings with Landmark and
23 the future of communities. There are now four villages within
24 the Newhall Ranch Specific Plan -- Landmark, Mission, Homestead
25 and Potrero. Landmark, Mission, Homestead have all been filed.

1 The tentative maps for those villages have been filed with the
2 county of Los Angeles. Landmark is first, Mission and Homestead
3 are trailing right behind. Potrero we are still working on the
4 tentative map and hope to submit that later this year. The way
5 that we are implementing this specific plan and the way the
6 county contemplated it being implemented was through the approval
7 of the tentative tract maps and the accessory entitlements.
8 On the EIR front, where required to prepare a project
9 level EIR for each of the communities. As Mr. Meneses pointed
10 out, we are at a level of detail that was not there with the
11 specific plan as far as roadway alignments, as far as lotting, as
12 far as exact locations of commercial, industrial, residential and
13 school uses. But we do tier from that certified Newhall Ranch
14 Specific Plan EIR. In addition, we incorporate all the Newhall
15 Ranch Specific Plan EIR mitigation measures into each project
16 when applicable. Certain mitigation measures are applicable to
17 certain spots within the specific plan.
18 Landmark Village includes 1,444 homes, up to a million
19 square feet of commercial really in two locations. One location
20 off of Walcott, one location off of Long Canyon Road. A turn-key
21 elementary school. This is the Castaic school district. A turn-
22 key community park that's adjacent to the elementary school. A
23 turn-key fire station, a two mile extension of the Santa Clara
24 River regional trail and as Ms. Tae indicated, we are requesting
25 a plan amendment to downgrade A Street from a secondary highway

1 to a collector's street. And DPW does support this request.
2 Basically what we found with the project level analysis is that A
3 Street does not carry the trips to justify it or designate it a
4 secondary highway. The interesting point is that the right of
5 way for A Street is larger than what a secondary highway would
6 provide. It allows us to do some parkways and some pedestrian
7 walkways in a median.
8 The Landmark Village EIR tiers off of the Newhall Ranch
9 Specific Plan EIR. It is consistent with the Newhall Ranch
10 Specific Plan EIR. It concludes that there will be significant
11 unavoidable impacts in agricultural resources, biological
12 resources, visual resources, air quality and solid waste. Those
13 were all significant unavoidable impacts that were found and
14 board overrode in the specific plan EIR. Additionally, the
15 Landmark Village draft EIR concludes that there will be
16 significant unavoidable impacts in noise, and this is primarily
17 related to the construction of the Long Canyon Bridge -- one,
18 assuming pile driving; and two, assuming the residents move in
19 prior to the construction of that bridge. In addition, there are
20 additional comprehensive mitigation measures above and beyond the
21 specific plan EIR measures that are included in the draft EIR.
22 That really concludes the slide presentation. To
23 address some of the questions that came up on the school front,
24 as I indicated there will be up to five elementary schools that
25 will be constructed as part of Newhall Ranch, one senior and one

1 junior high school as well. We do have funding agreements and we
2 continue to work with the effected school districts. Basically
3 our funding agreements with those districts require us to fully
4 mitigate the impacts that we create. So we basically --
5 CHAIR VALADEZ: It's time.
6 MR. ADAMICK: Oh, it's time?
7 CHAIR VALADEZ: It's time.
8 MR. ADAMICK: I wasn't even looking.
9 CHAIR VALADEZ: Yes.
10 MR. ADAMICK: I was answering some questions, but
11 that's all right.
12 CHAIR VALADEZ: Do you have anything additional?
13 MR. ADAMICK: That's it.
14 CHAIR VALADEZ: I guess maybe at this point we can see
15 if we would like some additional time for him or --
16 COMMISSIONER MODUGNO: Yes. Because we've raised some
17 questions before, I'd like to allow some additional time to --
18 CHAIR VALADEZ: Okay.
19 COMMISSIONER MODUGNO: -- answer those.
20 CHAIR VALADEZ: So the time being allowed is to answer
21 the questions from the commission.
22 COMMISSIONER BELLAMY: Madam Chair, do we have a break
23 coming up?
24 CHAIR VALADEZ: Oh, yes we do. It's perfect timing so
25 that you can prepare your answers for the commission. We need a

1 ten minute break so we'll take a ten minute break right now.
2 (A BREAK WAS TAKEN)
3 CHAIR VALADEZ: Can everyone be seated please so that I
4 can call the meeting to order. Okay. We can begin and call the
5 meeting back to order. We can begin with the applicant's
6 presentation regarding commission questions. Just for the
7 record, just start with your name again. It would be helpful.
8 MR. ADAMICK: Sure. It's Glenn Adamick, Newhall Land.
9 23823 Valencia Boulevard, Valencia, California. Let me go ahead
10 and respond to the questions that were raised by the commission.
11 First I will address schools. As indicated there will be up to
12 five elementary schools that will be constructed in conjunction
13 with the Newhall Ranch Specific Plan - one junior high school and
14 one senior high school. As far as timing of those schools as it
15 compares to timing of the development, we expect our first
16 occupancies in Landmark Village some time in 2009, 2010, probably
17 the latter part of the '09. The idea is to have that first
18 elementary school in Landmark Village up and operational some
19 time in 2010. So we are at the early stages of Landmark.
20 The next school would be located in the Mission Village
21 area -- or for the Mission Village community, and we expect to
22 have that up and operational about 2011. The third elementary
23 school will be in Homestead or the third phase of Newhall Ranch.
24 That's estimated to be about 2014, the second elementary school
25 in Homestead about 2016 and then the last elementary school will

be in our Potrero Village. And the opening of that is undetermined at this time. But basically what we're trying to do in concept is open up the elementary schools at about the same time or in very early stages of the individual villages as they start to occupy.

CHAIR VALADEZ: Commissioner Helsley.

COMMISSIONER HELSLEY: A question in relation to that. Do you see -- or is there a projected a bus haul route to the schools in previous the villages from the early stages of the next village? 3

MR. ADAMICK: Well, the interesting thing with Newhall Ranch is we're actually within three different elementary schooling districts. So Landmark, of course, and everything north of 126 is in the Castaic district. And we're still -- and I can probably provide you with more detail in a future meeting, but we're still working through some of details associated with that first school. The district certainly would like to have some critical mass before they open up a school, you know, so they -- you know, if you have ten or fifteen kids, they don't want to open an elementary school for you yet. So there's going to be some discussion and some of those details worked out. And I'd prefer to come back to you with a little bit more on that.

COMMISSIONER HELSLEY: The agreement that you have in relation to school, is it with just one of those districts or is it with all three of those districts? 4

1 MR. ADAMICK: It's with all three of those districts
2 and it's also with the high school district. And in short, you
3 know, when I say up to five schools, we basically mitigate the
4 impact that we create. And if our student generation shows that
5 we need four schools or six schools, then that's what we have to
6 provide and that's the same way across the board at the high
7 school level as well. So whatever we -- you know, whatever
8 impact we create we have to mitigate, and it's that easy.
9 COMMISSIONER HELSLEY: Okay. The other concern as
10 those come forward is there's a potential -- or have you worked
11 on agreements with the school districts so that you have in the
12 district ability to move children from one district -- elementary 5
13 kids to the other district until that other school is built
14 because sometimes the transportation would be very onerous to the
15 young kids.
16 MR. ADAMICK: That has occurred in the past. I think
17 school districts are getting much more protective of their
18 boundaries because a lot of their funding, of course, comes from
19 students that are generated within those boundaries. I think
20 that's another detail that we will have to come back to you on.
21 CHAIR VALADEZ: Okay. Any additional questions?
22 MR. ADAMICK: I have some additional ones --
23 CHAIR VALADEZ: On this, on this particular issue.
24 MR. ADAMICK: Okay.
25 CHAIR VALADEZ: Just on this issue. I just want to

1 finish this one. Okay. Thank you.

2 MR. ADAMICK: I think that addresses the school front.

3 On the I5 issue that Commissioner Modugno raised, there is a

4 coalition that was created in the Santa Clarita Valley called the

5 Gateway Coalition. That coalition is made up of many members of

6 the business community in the Santa Clarita Valley who understand

7 the importance of Interstate 5 both for the valley and

8 regionally. And there also have been improvements identified for

9 mainline expansion of I5 through the Santa Clarita Valley. Those

10 improvements have been identified by MTA.

11 What's happening on the I5 is there is an environmental

12 document presently being prepared with Caltrans and the Gateway

13 Coalition as well as final design implementing those improvements

14 identified by MTA for Interstate 5 in the Santa Clarita Valley.

15 The funding for that will come from certainly communities that

16 are approved for development in the Santa Clarita Valley. As I

17 indicated earlier, Landmark Village in the subsequent phases of

18 Newhall Ranch would pay its fair share for its impact on the

19 mainline. But also with the passage of the bond measure last

20 year, there will be grant applications that are submitted at the

21 state level to obtain funding as well.

22 And as Commissioner Modugno mentioned, you know, a

23 great deal of the traffic that's on Interstate 5 is not traffic

24 that's generated by the local community. Interstate 5 is a key

25 link between, you know, Canada and Mexico and all of California,

1 and there's a great deal of commerce that occurs there. And a
2 lot of the improvements are really trying to move the trucks off
3 of what would be the passenger vehicle lanes into truck only
4 lanes primarily over Newhall Pass and then also -- which
5 increases your transportation lanes and also extension of high
6 occupancy vehicle lanes as well. We can certainly work with
7 staff and Caltrans and provide you with more detail on that
8 subject as well as timing, but the initial thought is that the
9 first phase of that improvement would be in place some time in
10 2009 to 2011. So about the same time that Landmark comes online.
11 On the solid waste front, there is a MRF that has been
12 identified for the Chiquito Canyon Landfill which is in close
13 proximity to Landmark. That landfill would also certainly serve
14 to deal with the trash that comes off of Landmark and Newhall
15 Ranch. As far as other infrastructure, as mentioned there is a
16 sewage treatment plant or water reclamation plant that will be
17 constructed in conjunction with the Newhall Ranch Specific Plan.
18 It was actually approved by the county. The idea is to have that
19 plant up and operational at the same time that Landmark occupies.
20 We have provided an alternative in the EIR that talks about going
21 back to the Valencia plant in the interim if for some reason that
22 plant isn't up and operational.
23 As far as electricity and other utilities, we of course
24 have been working with all of the companies that will provide a
25 utility service to Newhall Ranch. Landmark can basically tie

1 into the existing system from an electrical standpoint, a natural
2 gas standpoint. Mission Village which is the second phase of
3 Newhall Ranch includes I believe the first two substation
4 alternative that would be proposed in conjunction with Newhall
5 Ranch for electrical purposes. And I think that touches on
6 everything. I think I dealt with the jobs/housing balance
7 through the presentation. So if there are any additional
8 questions.
9 CHAIR VALADEZ: Commissioner Helsley, you have some
10 additional questions?
11 COMMISSIONER HELSLEY: Yes. You talked about the
12 treatment facility. As I read through this material, I thought
13 it was just a pump -- a pump station pumping it back with a high
14 pressure line. Could you, could you highlight on the village
15 plant where that location is for me, please.
16 MR. ADAMICK: Sure. This is the -- I'll try to scream,
17 but this is the Newhall Ranch water reclamation plant which is --
18 here's the Ventura County boundary. Landmark Village is right
19 here.
20 COMMISSIONER HELSLEY: Yeah.
21 MR. ADAMICK: So the Landmark Village Project includes
22 an extension of the utility corridor from Landmark Village
23 including sewer line down to the approved water reclamation
24 plant. Also, includes extension of utilities up to the Valencia
25 water reclamation plant.

COMMISSIONER HELSLEY: And you'll be -- in the beginning position you're going to be using a force main back to the existing facility until the lower facility is online? 6

MR. ADAMICK: The goal is to have the lower facility online when we start occupying Landmark. If for some reason it isn't though, we would go back via force main in a pump to the Valencia plant. But the idea is, is that as soon as the Newhall Ranch Plant is online, then the sewage is going down to the Newhall Ranch Plant.

COMMISSIONER HELSLEY: Okay. That's a pretty big expense as an alternative to go the other direction, through the force main.

MR. ADAMICK: You --

COMMISSIONER HELSLEY: Is the force main going to be used for something else? 7

MR. ADAMICK: The utility corridor itself, it's not just sewer that we're dealing with. We're dealing with really all of the utilities -- water, electrical, gas and everything else. So the trench for the utility corridor is going to include all that really up to the old road which is where the Valencia WRP is and then all the way down to the Newhall Ranch Plant. So the cost there isn't that significant. The idea with the Newhall Ranch Water Reclamation plant is to build that in phases. We would initially open up a two million gallons per day phase and then turn that over to the sanitation district.

1 COMMISSIONER HELSLEY: Right. I read that section or
2 understood that section, but I didn't understand if you're going
3 to be putting that facility downstream, why, why the force main
4 upstream because they're basically the same thing?
5 MR. ADAMICK: The facility downstream may not be open
6 in time. That's really the reason for it so --.
7 COMMISSIONER HELSLEY: Okay. I didn't see anything if
8 there on bringing a reclaimed water supply to this Landmark.
9 MR. ADAMICK: That would be part of -- as many of you
10 do remember, about 51 percent of the water supply for Newhall
11 Ranch is reclaimed water. Landmark Village would have -- would
12 utilize reclaimed water from either the Valencia Plant or the
13 Newhall Ranch Plant for irrigation purposes. So it does include
14 reclaimed water.
15 COMMISSIONER HELSLEY: I guess I missed that because I
16 did not see that in the piping scheme.
17 MR. ADAMICK: Okay.
18 COMMISSIONER HELSLEY: I thought that -- and I need to
19 make a statement that I have visited the site with a tour with
20 the commissioners, but I've also visited the site from my home,
21 looking at those things that I still have concerns with when this
22 project came to me. So I keep -- I went out and went along the
23 roadway looking at a couple of things I didn't fully understand.
24 And I have had and I appreciate the mainland, and I don't know
25 whether that was -- it was not part of our agenda package that

1 was the specific plan you presented here today. I got an
2 advanced copy of that and I appreciate that information and I
3 think that needs to be declared. But it drew my attention to the
4 aspect of reclaimed water and the infringement into the SEA at
5 the east end of the that. Is there a reason why the project
6 cannot be pulled back 40 to 60 feet as it comes down I think
7 Castaic Creek?

8

8 MR. ADAMICK: I think going back to the initial
9 discussion in my Power Point presentation, what we have tried to
10 do with Landmark Village is illustrate its consistency with the
11 specific plan. When the specific plan went through the county
12 process initially through the Regional Planning Commission, Board
13 of Supervisors, they in a sense through that master CUP approved
14 encroachments into the SEA. And those encroachments include the
15 buried bank stabilization, they include trails and they include
16 utilities. And we have adhered to that original approval. I
17 think, as Mr. Meneses indicated, certainly the commission could
18 look at things a little differently, but we think we've adhered
19 to that approval.
20 COMMISSIONER HELSLEY: Well, I think you've done a
21 very -- from what I have seen, I think you have done an admirable
22 job on the rest of it and staying out of the what you might call
23 the floodplain except for that one little pocket up there just to
24 the south of the bridge which it appears that it is going to go
25 over into that zone and be a constant problem. And so that's a

1 major concern I have.

2 CHAIR VALADEZ: Commissioner Bellamy, did you have any

3 questions?

4 COMMISSIONER BELLAMY: Madam Chair, I believe this

5 might not pertain to the Landmark Village, but I believe that

6 staff has stated that we can at least address the Newhall Ranch

7 Project. Commissioner Helsley had mentioned that a waste to

8 energy facility was a possibility in Newhall Ranch. Has that

9 been looked at? 9

10 MR. ADAMICK: I think what he mentioned, and you can

11 clarify it if I'm wrong, is the MRF and that there is a materials

12 recycling facility that is approved for the Chiquito Canyon

13 Landfill. And Newhall Ranch is in close proximity to the

14 Chiquito Canyon Landfill. So that would be the opportunity for

15 that to occur.

16 COMMISSIONER BELLAMY: He mentioned the MRF after he

17 mentioned the waste to energy facility. And so -- am I correct,

18 commissioner?

19 COMMISSIONER HELSLEY: Yeah.

20 COMMISSIONER BELLAMY: And so I was just wondering if

21 Newhall Ranch - this has been something that Commissioner Helsley

22 has obviously looked to trying to facilitate within a community,

23 especially a brand new community, a waste energy facility. Is

24 that something that's been taken into consideration?

25 MR. ADAMICK: We talking about Cogen?

COMMISSIONER BELLAMY: Yes.

COMMISSIONER HELSLEY: It's like a Cogen, but it's taking waste energy, putting some natural gas with it and coming out with electricity rather than using the landfill -- the landfill is then extended probably by 80 percent because only the hard solids have to go to the landfill. And you're taking the soft solids and making electricity from it. But it's quite different from a materials recovery facility. That's going to be separation and there's a lot of material that doesn't go out in that separation. You take this and develop it into a burning process and then pull the energy out of it. There's one in the City of Commerce.

MR. ADAMICK: And that is going to occur on the Chiquito Landfill site. They are going to deutilize the methane that comes off of that site to create energy.

COMMISSIONER HELSLEY: That's --

MR. ADAMICK: But that's different I think than what I think you're talking about.

COMMISSIONER HELSLEY: That's a little different. That's still different.

MR. MENESES: We would have to check the conditions of approval for the Chiquito Canyon Landfill. I know that there is a MRF that's part of that project that was approved. I'm not sure that it was approved as a waste energy cogeneration plant, but we can report back to you on the status of that.

COMMISSIONER HELSLEY: The dramatics are different, and so often in communities why it's very difficult to site the energy conversion site because it wasn't planned for. And we need to do that planning up front if we're going to get it, and it needs to be done in that veil.

CHAIR VALADEZ: Okay.

COMMISSIONER BELLAMY: I hadn't finished.

CHAIR VALADEZ: Go ahead, commissioner.

COMMISSIONER BELLAMY: The commission actually took a tour to -- city congress to see the waste energy plant, and I believe there's only two in L.A. County and that's in the City of Commerce and in Long Beach. And it seems like that's the answer, however, like Commissioner Helsley said -- stated, that the problem is obtaining the site because if we have an existing community, the existing community doesn't have the foresight to understand the advantages of the waste to energy. So if you're creating a brand new community, which is going to be five villages, it just seems like this would be a great opportunity to put something like that in there.

MR. ADAMICK: We can certainly take a look at that.

CHAIR VALADEZ: Okay. Commissioner Modugno.

COMMISSIONER MODUGNO: Madam Chair, I don't think that that would be something necessary in my discussions with sanitation districts because they offer these things and really see if there is an opportunity.

1 Going back to the water reclamation and certainly it
2 was one of the things I had focused on and understood the golf
3 course and many other large grassy areas, parks, et cetera would
4 be dealt with reclaimed water. So as you put your utility
5 corridors through and all of the water lines, will there be water
6 lines parallel so that reclaimed water can be pulled off to the
7 extent with -- beyond just the parks that even the some of the
8 homeowner association, greenbelts, landscaping within the
9 roadways and various other things can utilize reclaimed water? 10
10 And I would assume having been to both the sanitation plants in
11 Santa Clarita and seeing the amount of water that goes through, I
12 know part of that water is meeting some needs down river.
13 I am saying that if you pulled water from Valencia by
14 gravity would flow if you reclaimed all of that and then to where
15 your extent water is owed down river that maybe that would come
16 out of this new plant. But to try and capture as much of that
17 reclaimed water and utilize that within the community because one
18 of the things is -- reflecting back when I served on the water
19 commission in the City of Santa Clarita, there were opportunities
20 to use it, but there wasn't plumbing to get at it and to go into
21 retrofit was far more expensive. But since you're building de
22 novo all of this to be able to put that pipe in with.
23 Beyond that, the other piece is the extension of which
24 technology has changed dramatically, and we're going much more
25 from a wired world to a wireless world. What activities or what 11

1 things are planned to be able to bring wireless technology within
2 the various communities as you plan on moving forward? 11
3 And then I'd like you to also address the cost -- and
4 there's and more and more literature out there -- the cost of 12
5 building green buildings. And the county last week took action
6 that all county buildings from this day forward will at least
7 attempt to have a silver certification from lead in terms of
8 environmental sensitivity. And I read a very extensive article
9 last week in Business Week, it was pages and pages long, that are
10 showing that the cost -- even of residential construction -- that
11 the recovery in terms of saved energy, they sited one house where
12 the people's utilities went from a thousand dollars a month to a
13 hundred dollars a month and they actually were shoving power back
14 out into the system verse us just buying power all day long
15 because of the way in which the home was generating its own power
16 and even excess power. Have those been taken into consideration
17 either within this component of the ranch or might be looked at
18 in future components because it's certainly -- again, I think
19 what we're trying to achieve is saving on water, saving on energy
20 and not generating as much waste.
21 MR. ADAMICK: I think -- I think we are looking into
22 the latter two that you mentioned which would be the green
23 building as well as the wireless technology. On the reclaimed
24 water front, that is actually implemented in conjunction with
25 Landmark. We are proposing to build both reclaimed water tanks

1 as well as potable tanks and utilize all of the reclaimed water
2 during the dry weather season that comes off of the Newhall Ranch
3 water reclamation plant for exactly what you mentioned -- parks,
4 medians, HOA areas. The idea is to pipe all of that so we can
5 take advantage of reclaimed water because reclaimed water is a
6 significant portion of our water supply.
7 The other two items, I would certainly -- I will
8 certainly get some information back to staff and to the
9 commission to show you what we're doing on that front as well and
10 provide you with more detail.
11 CHAIR VALADEZ: Commissioner Helsley.
12 COMMISSIONER HELSLEY: The aspect of the leads, the
13 construction characteristics, I think it is starting to be shown
14 nationwide that the residential application of many of these
15 things has a pay back within twelve or fifteen years. Well, that
16 is reasonable. It's not the best of investments, but it's a
17 reasonable investment. But the bigger thing is, is that it takes
18 off the grid impact and private development homes. So the
19 condominiums, the apartments and this type of things generating
20 electricity with solar cells and the solar hot water heating as a
21 preheat, not necessarily as a the final heat because efficiency I
22 think diminishes as you get up into the higher levels of
23 temperature. But the preheat or the lower portion of that is
24 very, very effective.
25 I think that Irvine has provided us with a very fine

1 example of using reclaimed water systems within buildings, and it
2 has not been fully accepted by the L.A. County Health Department
3 as yet. But I think if more developments plumb in that manner,
4 that it has a potential of forcing the health department to take
5 this issue and to fully evaluate it in a responsible matter so
6 that it can be used for secondary systems within commercial
7 buildings and public areas. I don't think we're going to see it
8 back in the residential houses for a long time just because of
9 the inability to control, but I think that in commercial
10 buildings it has that potential. And if it's done in the
11 beginning and that piping system is put in, it really becomes
12 effective.
13 CHAIR VALADEZ: So that would be getting backwards with
14 regard to --
15 COMMISSIONER HELSLEY: Right.
16 CHAIR VALADEZ: -- sustainability. Basically what type
17 of sustainable elements are you putting in and how are those
18 going to work, not just here but throughout Newhall Ranch dealing
19 with all the solid waste, the water, et cetera.
20 COMMISSIONER HELSLEY: One of the other things with
21 that is that they have -- they probably -- you probably need to
22 do some exploration in joint powers because your potable water
23 agency doesn't really want to handle reclaimed water a lot of
24 times and your sanitation district doesn't want to handle
25 reclaimed water a lot of times. And so you -- the development of

joint powers agreement many times is necessary and that takes time to develop.

CHAIR VALADEZ: Are there any other questions? Okay. Seeing none, thank you very much.

COMMISSIONER REW: Madam Chair.

CHAIR VALADEZ: Yes. Commissioner Rew.

COMMISSIONER REW: When -- back when we approved the Newhall Ranch Specific Plan, I felt comfortable when we recommended to the Board of Supervisors approval of the specific plan. I felt comfortable with that because I knew that each one of these developments would be coming back in stages, and we wouldn't be looking at approving 21,000 homes at one time. Just for the example, there some concern about the availability of water and I thought to myself, no one is going to build houses if they can't provide water for those houses. I don't think they'll sell. So I knew that we would be looking at these things later on. Today I'm somewhat questioning my glee at that time. I'd like to ask some specific questions.

You mentioned that this is around fourteen hundred plus of the twenty-one thousand planned homes. And then the Newhall Ranch Specific Plan, according to your presentation, is going to provide somewhere around twenty-two hundred affordable homes? How many affordable homes in this fourteen hundred plus developed? 13

MR. ADAMICK: Two ninety-six.

14

1 COMMISSIONER REW: Two ninety-six. When people -- do
2 you have any opinion when people exit this development in the
3 morning today to work, how many of them are going to turn right
4 and how many are going to turn left?
5 MR. ADAMICK: Most folks will turn right coming out of
6 the development and proceed east on State Route 126.
7 COMMISSIONER REW: More employment will be that way --
8 MR. ADAMICK: Yes.
9 COMMISSIONER REW: -- than to the -
10 MR. ADAMICK: Than to the left.
11 COMMISSIONER REW: -- to the west.
12 MR. ADAMICK: Yes.
13 COMMISSIONER REW: I recall many years ago -- a few
14 years ago when we approved the development in the Santa Clarita
15 Valley -- now I can't recall what it was -- but it was near the
16 I5. And that same day there was a representative from MTA that
17 sat in the audience and, you know, we question the increase in
18 traffic and, you know, whose responsibility is this? And should
19 the developer be responsible for all these improvements that are
20 necessary like on the I5? And the fellow from the MTA was
21 sitting back there going like this. And then I said or should it
22 be the Caltrans that is responsible? Oh, no, no.
23 So at that time I said I don't think I'm going to
24 approve anything that anywhere near the freeway because we don't
25 know how things are going to change. That -- for example, Orange

1 County. Look what they had to pay in relocation costs and
2 eminent domain to widen that freeway because it had been
3 developed up to that freeway. Now, State Route 126 is not a
4 freeway, but is it going to be? In other words, is that
5 something that we have to be concerned with?

15

6 MR. ADAMICK: Caltrans has done a preliminary study on
7 State Route 126, and they believe that a portion of it will be a
8 freeway. That portion would be directly east of Landmark at
9 Commerce Center Drive interchange where the Valencia Commerce
10 Center is located to I5. From Commerce Center Drive interchange
11 to the coast, they look at SR 126 based upon projected traffic
12 volumes only needing to be an express way. The Newhall Ranch
13 Specific Plan includes substantial expansion to State Route 126.
14 It's right of way that we control across the board, and we will
15 be dedicating and constructing those improvements to the tune of
16 about a hundred ten million dollars. So we are building it to
17 accommodate all of the future projections for that roadway.
18 COMMISSIONER REW: I congratulate you on the number of
19 affordable homes in this development because when I first got
20 appointed to this commission, I was invited to come in and have a
21 tour of the entire Santa Clarita Valley by the Newhall Group land
22 people. And I was impressed by the housing, but I asked the
23 question, I said, when are the people going -- where are do the
24 people live that make the beds in the hotels, that wait on the
25 tables in the restaurants, that mow the lawns in these

1 neighborhoods? And it looks like you're concerned about that and
2 your plan is going to then approach that. Congratulations.
3 MR. ADAMICK: Thank you.
4 COMMISSIONER REW: Thank you.
5 CHAIR VALADEZ: Thank you. I apologize for not
6 noticing you.
7 COMMISSIONER REW: That's okay.
8 CHAIR VALADEZ: Okay. Then if we could not proceed --
9 if there's no other issues, we could now proceed to the public
10 hearing where the public will speak. We allow three minutes.
11 There is a timer in front. It begins just like the stop lights.
12 It beginning with green, it goes to an orange/yellow color and
13 then it's red. I would appreciate if you keep track of your
14 time, look up periodically to see when it turns it yellow. And
15 at that point, begin to summarize so that when it turns to red,
16 you'll be able to complete your testimony because I will be
17 holding you to the three minute time. We begin with those
18 persons who are in support of the application for Landmark
19 Village. If we could have you come two at a time. Okay. Can we
20 begin with a show of hands, the commissioner has asked. Can we
21 see all those people that are be testifying in support of the
22 project. Okay. This gentlemen. Those person who have concerns,
23 issues or opposing this project? Okay. That's very helpful. If
24 we could have you --
25 (Colloquy Between Staff and Chair Valadez)

1 CHAIR VALADEZ: Okay. What I'd like to do is we
2 began -- I began with swearing in all those persons who were
3 going to testify. While the gentleman's coming in for support
4 comes up, those of you who came in and would like to testify but
5 were not sworn in, could you please stand and raise your right
6 hand. Okay.
7 (Swearing in Public)
8 CHAIR VALADEZ: Okay. Thank you very much. Please be
9 seated. Could the gentleman who is testifying in support of this
10 application come forward please or other persons. Is there no --
11 okay. There's no testimony in support of the application. I
12 think he's changed his mind. No one wants to be the only one.
13 If we could then begin with those persons who have concerns or
14 issues with respect to the application. We'll be taking you two
15 at a time.
16 The first person, as you sit down, if they could begin
17 their testimony. You're going to be required to sign in. If you
18 could sign in after your testimony. If you could move forward so
19 that as soon as a seat becomes available, you could sit in these
20 two front chairs right here if you're going to be testifying.
21 And in that manner, you can take the seat as soon as available.
22 As soon as I see that those seats are empty, I will assume that
23 all testimony has been completed. Okay. So I will begin with
24 you. You begin just with your name and address, please.
25 MS. JAMES: Sure. Good morning. My name is Kirsten

1 James. I am a staff scientists with Heal the Bay. Address, 1444
2 19th Street, Santa Monica. Heal the Bay is a nonprofit
3 organization dedicated to making Southern California coastal
4 waters and watersheds safe, healthy and clean. Today I am here
5 to discuss some of the fatal flaws in the water quality,
6 hydrology and Biota sections of the Landmark Village draft EIR. 16
7 There's insufficient time to discuss all of these concerns so I
8 will just highlight some of the main concerns. The others can be
9 found in our letter.
10 As stated before, the level of detail in the project 17
11 EIR was not the same as this EIR so it should be evaluated on its
12 own merits. Our over arching concern with this project as
13 outlined in the draft EIR is that it impinges upon the natural
14 functioning of the rivers to such an extent that significant 18
15 damage will be done to water quality, hydrology and aquatic
16 habitat.
17 First, there is an insufficient vegetated buffer zone 19
18 between the developed areas and the require. Among other things
19 the riparian ecosystems are key stone habitats play a critical 20
20 role in a variety of ecosystem processes and protect water
21 quality. The draft EIR outright states that the lost of habitat
22 due to the project is significant. However, the developer has 21
23 obviously not considered reasonable alternatives to lessen this
24 impact such as increasing the riparian buffer. A minimum of five 22
25 hundred foot buffer as measured from the outside of the riparian

1 canopy is necessary to properly mitigate the project impacts. 22

2 Another flaw in the draft EIR is the extensive area of

3 stream back -- stream bank alteration in the form of harden

4 structures. In fact, it specifies that there will be 18,600 23

5 linear feet of burial -- buried soil sediment. Armored --

6 structures in the stream bank are node -- known to increase

7 erosion and sedimentation problems and decrease aquatic and

8 riparian habitat. For example, Heal the Bay's stream team mapped

9 70 miles of stream in Malibu creek water shed between 2001 and 24

10 2003. They found 19.8 linear miles of armoring resulting in 18.7

11 linear miles of eroding stream banks. So the EIR has obviously 25

12 not properly addressed down stream impacts. And also if the --

13 if the developer build outside of hundred year floodplain 26

14 entirely, this will significantly reduce the amount stabilization

15 needed.

16 Heal the Bay is very involved in the development of 27

17 TMDLs in the L.A. region. As you know, the Santa Clara is listed 28

18 as impaired for several constituents. Responsible parties such

19 as counties and cities are responsible for implementing these 29

20 TMDLs and projects such as this and should be prepared to

21 implement them and this project will not do that. So in closing,

22 the draft EIR does not adequately consider alternative that would

23 enable the project to proceed with the least environmental damage 30

24 and does not accurately describe the environmental risk to

25 decision makers. Thank you.

1 CHAIR VALADEZ: Thank you very much. Are there any
2 questions for this speaker? Thank you for coming up.
3 MS. MEANY-D'ARCY: Hi. My name is Angela Meany-D'Arcy.
4 I'm from the Acjachemem Nation, Juaneno Band of Mission Indians.
5 I'm director of cultural resource programs for the Wishtoyo
6 Foundation which is located at 1591 Spinnaker Drive -
7 CHAIR VALADEZ: You'll have to -- I know we only gave
8 you three minutes, but you'll just have to slow down for just a
9 second. She can't type that fast.
10 MS. MEANY-D'ARCY: I'm sorry.
11 CHAIR VALADEZ: That's okay.
12 MS. MEANY-D'ARCY: 1591 Spinnaker Drive, Suite 203;
13 Ventura, California. I'm here as you may guess to discuss the
14 cultural resource section of the DEIR today. I have six major
15 points to make today.
16 The first and most critical point is that the to
17 Tataviam Tribal Nation for whom these lands are -- have ancestral
18 ties is not extinct as the draft environmental impact report
19 states. Quite frankly, folks, I'm absolutely disgusted that I
20 even have to come here today and argue that a tribal nation
21 that's been viable and existing for thousands and thousands of
22 years is extinct.
23 The second major point that I have to make is that
24 proper evaluation of impacts to native American cultural
25 resources, of which there are many significant within the project

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1 bounds, is impossible without tribal consultation which of course
2 you cannot have in the DEIR asserts that that tribal nation is in
3 fact extinct. 32
4 The third major point that I have to make today is that
5 the development of adequate and appropriate mitigation measures
6 is also impossible absent proper tribal consultation.
7 The fourth point I have to make is that this DEIR is 33
8 not in compliance with either state or federal cultural resource
9 preservation and tribal consultation laws.
10 The fifth point I'm going to make today is that very
11 significant Tataviam cultural resources and potentially sacred 34
12 sites are going to be harmed if not flat out destroyed by this
13 development project.
14 And the final point I'm going to make today is Wishtoyo
15 Foundation calls for a complete re-haul of any archeological or
16 cultural resource study or assessment that's been done with
17 respect to this DEIR. We call for this because the archeological
18 firm who was hired, Whitley and Simon, asserts within the DEIR
19 that the Tataviam Tribal Nation is extinct. 35
20 The example that I want to give you today is if the
21 preparers of the traffic portion of this DEIR had asserted to you
22 that the 5 Freeway did not exist, nobody would stand here with a
23 straight face and argue that that preparer was qualified to make
24 that assessment. Clearly you cannot do a proper assessment of
25 traffic impacts from a project if you deny the existence of the

1 5. Similarly you cannot do a proper assessment of the cultural
2 resource impacts because of this project if you deny the
3 existence of the Tataviam nation.
4 You have on record an objection from the native
5 American Heritage Commission saying that it is completely
6 unacceptable to deny the existence of the Tataviam nation. You
7 know what, you can do a Google search and the first item that
8 comes up is the website for the Tataviam Tribal Nation. The 35
9 chair of the Tataviam Tribal Nation, Rudy Ortega, Sr. --
10 CHAIR VALADEZ: Can you slow down just a little.
11 MS. MEANY-D'ARCY: Excuse me?
12 CHAIR VALADEZ: Can you slow down just a little bit.
13 MS. MEANY-D'ARCY: The chair of the Tataviam Tribal
14 Nation, Rudy Ortega, Sr., was in fact instrumental in getting the
15 most recent legislation, 2641 Native American Burial Grounds
16 Legislation, passed.
17 Look folks, the Native American culture resources on 36
18 this project site are significant. There have been eight
19 archeological sites that have already been discovered, two
20 burials have been removed according to the archeological reports 37
21 in this project, and they found quartz knives, they found
22 obsidian knives, they found cave paintings, they found smaller
23 replicas of cave paintings. And the DEIR completely asserts that 38
24 the Tataviam Tribal Nation is extinct. State and federal law 39
25 require you to consult with this tribe prior to any sort of

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1 approval of this plan.

2 CHAIR VALADEZ: Thank you.

3 MS. MEANY-D'ARCY: You're welcome.

4 CHAIR VALADEZ: Okay. Are there any questions? None.

5 Okay. Thank you very much.

6 COMMISSIONER HELSLEY: Madam Chair, while the others

7 are coming forward, do we have that in a written -- I would like

8 to ask the previous presenter, do we have that in a written form?

9

10 CHAIR VALADEZ: Could you come back. I think there's a

11 question for you. I apologize. If we could have the chair for

12 just a moment.

13 COMMISSIONER HELSLEY: And I'm sorry. I was late --I

14 was trying to look through my notes. I thought I had had

15 something that was --

16 CHAIR VALADEZ: I think she mentioned that there was

17 something in writing.

18 COMMISSIONER HELSLEY: -- but I don't see it.

19 MS. MEANY-D'ARCY: I did submit by e-mail.

20 Unfortunately, my printer went out this morning so I don't have a

21 hard copy for you, but I did submit one by e-mail.

22 And additionally, the Wishtoyo Foundation made these

23 same objections when the specific plan amendments for this very

24 project were approved for the City of Santa Clarita. Whitley and

25 Simon was also the archeological firm on that project. So one

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1 year ago these same comments were made in writing. So again it's
2 egregious and embarrassing for them to now assert that the
3 Tataviam Tribal Nation is extinct.

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4 COMMISSIONER HELSLEY: Thank you.
5 CHAIR VALADEZ: Okay. Thank you very much. Okay. Can
6 you sign in after you testify. Have you signed in, sir? Could
7 you begin to sign in.
8 MS. SAVACCI: Hi. May name is -- is this on?
9 CHAIR VALADEZ: Yes, it's on. And if you could pull it
10 forward so that --
11 MS. SAVACCI: Okay. My name is Teresa Savacci. I live
12 at 26724 Mocha Drive in the City of Santa Clarita. I wanted to
13 make sure that you are all aware that the Nature Conservancy has
14 just completed a report. I believe that it's referenced as the
15 upper Santa Clara River Watershed Conservation Plan. That was
16 based on about a year worth of meetings with biologists from
17 across the state, some of the most well known and respected
18 biologist from across the state. And evidently what they're
19 doing is they're documenting areas that they find of significant
20 ecological value, and one of the areas that they're most
21 interested in is a portion of the Landmark Village project area.

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22 One of the target species that they were addressing in
23 this document was the endangered Arroyo Toad, which has many
24 habitat requirements. I don't pretend to be a biologist, but
25 I've read enough environmental impact reports to recognize that

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1 even though Newhall Land and Farming has not documented this
2 species within that project site, certainly they are right
3 upstream. The species has been documented moving up to seven 42
4 hundred feet within one week and up to a mile out of the
5 watershed and into the minor tributaries - all of which I think
6 within this project would be destroyed. So I'd like for you to
7 really consider, and Newhall Land and Farming, working with the 43
8 Nature Conservancy and possibly acquiring portions of this
9 project. That's my first issue.
10 My second issue is traffic. The City of Santa Clarita
11 recently did -- they commissioned a report to sort of look to see
12 where people were commuting to and from work. And what they
13 found was that fifty-one percent -- excuse me -- fifty-one
14 percent of the people that work in -- that live in Santa Clarita
15 do not -- I mean, have to travel to the San Fernando Valley and
16 Los Angeles and beyond in order to pay their mortgages. So the
17 jobs that are being created in the Santa Clarita Valley are not 44
18 necessarily employing those people who are purchasing homes. And
19 I really think that we need to be concentrating -- if we are a
20 progressive community -- county, we need to be concentrating on
21 putting businesses there that support our local citizens so that
22 we do not continue to impact our roads, freeways, et cetera, et
23 cetera.
24 I also think it's a little bit irresponsible to
25 continue to build projects on a floodplain that eventually cause 45

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1 the taxpayers to pay for once the land is dedicated. For
2 instance, Ventura County last year spent ten million dollars in
3 emergency flood protection. I'd like to see the long-term cost
4 analysis of what it's going to cost us to maintain all those side
5 tributaries that will turn into concrete ditches.

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6 And finally, I'm a mother of three young children and
7 as the traffic increases, I'm just flabbergasted that you guys
8 would just consider my children an overriding consideration.
9 Should my children that live out there not matter to you or
10 anywhere across our area? I mean, the air quality is awful and
11 it's getting worse and these projects are making it worse because
12 they don't employ the people that live there. Each person that
13 moves here has to drive further to work, to the San Fernando
14 Valley, L.A. and beyond and all of this increase in traffic is
15 impacting the quality of our air and impacting my child's life.
16 I hope you'll take that into consideration.

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17 CHAIR VALADEZ: Thank you very much. Any questions?
18 Thank you for coming up. Sir.
19 MR. EIDT: Hello. My name is Jack Eidt. I'm from Wild
20 Heritage Planners. My address is 5015 Almaden Drive in Los
21 Angeles, California 90042. Wild Heritage Planners is a Southern
22 California based organization dedicated to sustainable
23 environmental planning as well as Smartgrowth.

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24 We see this project as further evidence of the wrong
25 type of growth that has created a complete mess in Southern

California. Basically, Wild Heritage Planners recommends that the County of L.A. consider other alternatives that -- for the fourteen hundred units that would not build within the significant ecological area of the Santa Clara River as well as in and around that, that sensitive area. Also, as a program level, EIR looks at these general impacts. When we look to say that because it was approved on a program level, this says nothing about the reality of the impacts.

So now this board has to face the reality of twenty thousand units as a cumulative whole. We're starting off with fourteen hundred units and it's already in a situation that's in a completely sensitive area. This type of -- there's a lot of talk as -- about jobs being created in the area but as the speaker before me said, this really just creates a major commuting situation that is completely unsustainable. These people who are going to be located in this -- now it's a Greenfield area will no infrastructure to deal with them. So basically they're going to have to create a whole new system of infrastructure to service this development in an area that right now is just wild and open. That is a completely significant impact.

And if you really think about what it does on a macro scale for Southern California, there are -- the San Fernando Valley has all sorts of openings to create Smartgrowth development close to with the jobs existing. Instead of putting

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these people out -- I mean -- okay. If you keep developing out, there might be a few affordable units but really we're looking at 57
these people are going to be moving farther away and driving into the city. So the two alternatives, not building in the 58
floodplain as well as the cluster option are definitely not enough. We need to be out of the floodplain, we need to be out 59
of the SEA area. 60

Also, the Green building issue is imperative. We've 61
got, we've got global climate change, we've got peak oil. We've 62
got all sorts of issues that are making this type of development 63
totally unsustainable. And this Board has to think in a forward reaching way to require the developer to be start. And if they're going to come here and try and build more of this 64
unsustainable stuff that has ruined the San Fernando Valley, they need to do it right with technology that's up to date today.

CHAIR VALADEZ: Thank you very much.

MR. EIDT: Thank you.

CHAIR VALADEZ: Any questions? Thank you for coming in. If you could leave the seat. And if you see a seat available and you'd like to testify, please come and sit in the seat. Come forward, please. Thank you. Okay.

MS. PLAMBECK: My name is Lynne Plambeck. I'm representing Santa Clarita Organization For Planning in the 65
Environment. I'm also an elected director on Newhall County Water District. I'm not representing my board. However, I

1 mention that to have you understand that I do have some
2 qualifications on water issues. 65
3 The -- I would like to request additional time to be
4 able to comment on this project. According to the Daily News,
5 sixty-three letters were submitted to this commission requesting
6 additional time. I don't think that's ever occurred before. I 66
7 hope the commission recognizes that request and allows additional
8 time for the comment -- extended comment period.
9 When this specific plan was approved, it was condition
10 of approval that each tract map would be examined individually
11 for water supply and water concerns would be addressed on a tract 67
12 map level. So to try to exclude those is not only wrong from a
13 planning point of view but also doesn't comply with the
14 conditions of approval. There is a major error in the EIR. The
15 EIR states in the water supply section that this project has its
16 own water supply, it will merely convert the farming uses of
17 water to municipal uses.
18 This is an unadjudicated basin. They don't own that 68
19 water. That isn't a property right. That water is a public
20 resource. The basin is unadjudicated. It is available to anyone
21 that wants to pump from that basin. They have argued this over
22 and over again before the State Resources Control Board in every
23 water venue that's available. To now put this in this EIR is
24 egregious. That portion of the EIR needs to be rewritten and re- 69
25 circulated so that people can properly comment on this section.

1 To start out by saying they have their own water resource and
2 there's no problem just prejudices the entire section. It needs 69
3 to be recirculated. This is a major area.
4 There will be new -- wells in the area. Castaic Lake
5 Water Agency is already planning on putting wells to pump water
6 to act as a backup for the ammonium -- the spread of the ammonium 70
7 perchloride. So there may be diminished water available to this
8 project.
9 Also, you each get this water supply report that is --
10 the most recent one was from last year, but you should have 71
11 another one coming out. I would like to bring to your attention
12 the agricultural table in this. In 1980 when there was
13 considerable agricultural land in this -- in the Santa Clarita
14 Valley -- we had onion fields in the middle of town -- they were
15 using fourteen thousand acre feet of water. Now, in 2004
16 according to this table they're using fifteen thousand, but the
17 only place they're farming is in the Newhall land area. That's 72
18 the only place. So why are we using so much farm water.
19 Something is wrong with this table. The Commission needs to
20 act -- ask for the backup documentation for this. This is being
21 overstated. It's got to be overstated.
22 There not -- there isn't that much arable land there.
23 I mean, they're not farming it so -- unless they're just dumping
24 it on the ground. I don't know but -- also the Commission should 73
25 remember that the united resource -- the United Water Company

1 withdraw their complaints because reclaimed water was going to
2 makeup the difference of the drawdown in this basin. And if
3 that's not going to happen, you need to look at water and tell
4 them that.

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5 CHAIR VALADEZ: Thank you very much. Do we have any
6 questions? Okay. Thank you for coming in. Is there another
7 person who can come up and testify please?
8 MR. OHLENKAMP: Good morning.
9 CHAIR VALADEZ: Good morning.
10 MR. OHLENKAMP: My name is Kris Ohlenkamp. I live at 2367
11 Old Topanga Canyon Road in Topanga, 90290. I'm president of the San
12 Fernando Valley Audubon Society, and we in conjunction with Ventura
13 Audubon, L.A. Audubon and the Audubon California office have submitted
14 very concise recommendations, 15 pages of them, just concerning the
15 birds and the impacts on birds in this area and the inadequacies and
16 the egregious omissions that are in this environmental impact report.

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17 There is no new significant information in this impact
18 report that was not in the original master plan, and there has been a
19 lot of change in the bird life, or at least change in the knowledge of
20 the bird life for that area in the last 15 years including the
21 California Condor, the Short-eared Owl and the California Spotted Owl
22 are three sensitive species which have been shown to use this Landmark
23 Village property. They are not addressed at all in this environmental
24 impact report. Neither are eight other sensitive bird species which
25 use the Newhall Ranch property and most likely use this Landmark

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1 Village property as well. They are not addressed in this
2 environmental impact report. So those are significant omissions. 76
3 We also challenge the proposed mitigation which is totally
4 inadequate for any of the environmental impacts on the natural 77
5 resources, the biological resources of this area. If you've read this
6 letter of ours, I think it's rather eye opening in the methods that
7 were used to do surveys for the birds. They were totally inadequate,
8 they did not use the approved methodologies. They were done at the 78
9 wrong times of the day, the wrong seasons and in many cases they did
10 not look for the sensitive species that are of concern. So we think
11 that whole area needs to be addressed. So thank you.
12 CHAIR VALADEZ: Thank you. Anyone have any questions?
13 Okay. Seeing none, thank you very much for coming in.
14 MR. BOTTORFF: Before I begin, can I hand in some additional
15 written comments --
16 CHAIR VALADEZ: Yes, you can.
17 MR. BOTTORFF: -- thirteen pages.
18 CHAIR VALADEZ: We'll take them from you prior to you
19 beginning your testimony. Is there anyone else to testify? I'm
20 assuming there isn't if no one comes forward. Okay. You can begin,
21 sir, with your name and address.
22 MR. BOTTORFF: Good morning, Madam Chair, members of the
23 Planning Commission. My name is Ron Bottorff. I live at 660 Randy 79
24 Drive, Newbury Park. I chair Friends of the Santa Clara River. We
25 have provided extensive written comments, but we have several people

1 working on additional comments. So I would ask that an additional --
2 an extension of the comment period be provided. 79
3 The DEIR comments on hydromodification on Page 4.3-113 show
4 once again that there's no real understanding on the cumulative
5 impacts, cumulative potential for existing and future development 80
6 along the Santa Clara River because detrimental -- hydromodification
7 impacts.
8 I might point out on that map there behind you, there were
9 some comments earlier about the floodplain. That entire green area to
10 the left there which is going to be filled and developed, that is in 81
11 the floodplain of the river, most of that area.
12 A larger quantitative regional study is needed on this.
13 DER -- DEIR even acknowledges this on page -- in the water quality 82
14 section. Until this study is complete and the impacts fully defined,
15 we urge that no further projects along the Santa Clara River be 83
16 approved.
17 Friend of the Santa Clara River has a current lawsuit
18 against the Army Corps of Engineers for inadequate analysis of
19 cumulative impacts of multiple development projects along the river. 84
20 And they're required to do this under the Clean Water Act and they
21 have not do that. That's the reason for our lawsuit. Most of the
22 Biota comments I have are in the piece I turned in. We do believe
23 that the issue of buffer zones still -- is still in play. Our written 85
24 comments that are in your staff report shows that there are needs for
25 larger buffer zones. In its initial comments on the specific plan,

1 the California Department of Fish and Game recommended a five hundred
2 foot minimum buffer. Several people here today have done that, and I
3 agree with all of them. 85
4 Landmark Village setbacks range from zero in places to about
5 three hundred feet. An applicable study show that this is not 86
6 adequate to protect riparian species. Landmark Village as proposed
7 will result in a lost of over eighty -- about eighty-five acres of 87
8 river flood plan, as I pointed out that green area up there, most of
9 it. Usurping the floodplain of a river can have serious impacts. The
10 floodplain avoidance alternative would prevent these impacts and if 88
11 the project is eventually approved, this alternative or a lesser
12 damaging environmental alternative should be adopted.
13 I'll just conclude by thanking your commission for hanging
14 in for ten years or more on Newhall Ranch. No approvalship for this
15 project should be forthcoming until the DEIR is revised to account for 89
16 the impacts that I have discussed. Thank you for consideration of
17 these comments.
18 CHAIR VALADEZ: Do we have any questions?
19 COMMISSIONER HELSLEY: Yes.
20 CHAIR VALADEZ: Commissioner Helsley.
21 COMMISSIONER HELSLEY: I would like to have you relate for
22 me -- I'm going to go to the map and point to a section that appears -
23 - I think it's farm currently, but is not going to be part of this
24 development -- not developed as part of this development. I would
25 like to have you comment on this pocket right in here.

MR. BOTTORFF: That -- well, you're running your pointer along the top edge of the riparian zone. That is -- that's setback. The dark area about that is the -- I'll see if Glenn Adamick agrees with this -- is the top of the bank protection -- the buried bank protection. So the area between that and riparian zone, that is -- that's the buffer.

COMMISSIONER HELSLEY: And this is currently farmed as farm land?

MR. BOTTORFF: A good bit of it is, yes.

COMMISSIONER HELSLEY: The area down here?

MR. BOTTORFF: I'm not sure what's in there right now. I don't recall any farming there. The floodplain area I referred to is the -- most of the green section above that. Yeah. Between there and 126.

COMMISSIONER HELSLEY: Thank you.

MR. BOTTORFF: You're welcome.

CHAIR VALADEZ: Thank you very much.

MS. ROBISON: Hello. My name is Jennifer Robison; 6348 Primrose Avenue; Los Angeles, California. I'm the conservation coordinator for the Sierra Club, and the Sierra Club has many concerns about the DEIR of this project. Today I'll be addressing water supply. We would also ask for additional time in commenting on this issue, but today my address will be for the water supply. 90 91

The approval of Newhall Ranch Specific Plan called for the water supply to be addressed during consideration of each phase and 92

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1 tract map. The existence of the ammonium perchlorate in the Santa
2 Clarita water -- Valley water supply has negative effects on the
3 health of our community members especially our children. And
4 subsequent to the approval of the specific plan, studies have shown
5 the spread of the perchlorate plume including low levels which were
6 discovered in the Newhall County Water District Well 13. Currently
7 there are no cleanup facilities online to address this pollution
8 issues.

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9 With the increased development, increased development adds
10 stress to the water supply in the region and the Santa Clara River and
11 Saugus Aquifer are unadjudicated basin. Therefore, Newhall Ranch does
12 not have its own water supply as DEIR implies. And the Sierra Club is
13 very concerned about the water supply and the health and future of
14 families.

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15 CHAIR VALADEZ: Thank you. Are there any questions for this
16 presenter? Commissioner Helsley.
17 COMMISSIONER HELSLEY: I would ask a question in relation to
18 Well 13 when you talked about there are no cleanup alternatives for
19 that. Wasn't there a proposal that was --

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20 MS. ROBISON: It's my understanding there are proposals for
21 there to be cleanup facilities put in place. And since 2003 we've
22 been told each year that there would be cleanup facilities put in
23 place, and there has not been yet.
24 COMMISSIONER HELSLEY: There still have not been. Do you
25 know whether or not they're depended upon a brineline establishment?

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1 Establishment of a brineline?

2 MS. ROBISON: I'm not, I'm not --

3 COMMISSIONER HELSLEY: Okay.

4 MS. ROBISON: -- aware of that.

5 COMMISSIONER HELSLEY: Thank you.

6 CHAIR VALADEZ: We do have to take a break. Our

7 stenographer has to have a break right now. So we'll take a small

8 break for maybe about six or seven minutes and then we'll come back.

9 We'll start with you, ma'am.

10 (A BREAK WAS TAKEN)

11 CHAIR VALADEZ: I'll call the meeting back to order. Begin,

12 please. Thank you.

13 MS. VOSBERG: Hi. I'm Jeanette Vosberg. I live at 4124

14 East Boulevard in West Los Angeles, 90066. And I understand that

15 you're building in a floodplain, and this eliminates natural water

16 quality benefits. From the commissioners' remarks I get the distinct

17 impression is not one of your major focuses. Water is my major focus,

18 and although I live in West L.A., I come out to the -- to Santa

19 Clarita very often because we own property out there. And I see

20 something that I fight against every day in the Biota watershed and

21 that's the appearance of concrete.

22 Over ninety percent of our Biota watershed has either been

23 put in the storm drains or channelized in concrete. And now because

24 of all of that concrete and all of those storm drains, what has

25 happened is that every time that there's a storm, all of the urban

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1 runoff from our streets combines with the natural storm water and
2 makes a polluted soup that goes down all of these storm drains which
3 feed into the Biota Creek -- or the Centinela Creek which feeds into 100
4 the Biota Creek and then directly into the ocean and the pollution is
5 so bad that, you know, I wouldn't swim in there. People do, but I
6 think they're crazy.
7 And so what's happening is that now we're under federal
8 mandate to clean up the Santa Monica Bay, and how do you do that? 101
9 Well, there's two ways. One is through mechanical means like, you
10 know, send it to a Hyperion plant or one of these reclamation plants
11 you were talking about earlier or clean it up in some way. The most
12 cost effective way based on the County of L.A.'s own statistics, of
13 which I think you are apart, say that that will cost six to ten times
14 more to do mechanical solutions than to put back the natural function
15 of the watershed. And so what I'm sitting here thinking is why on
16 earth when you have natural means of water purification, the
17 probability of using storm water when we have a water shortage are you
18 considering doing exactly what the Biota watershed has done and what 102
19 we're trying to undo?
20 I just would say that seriously you're doing a wrong thing
21 here. Einstein said that if you always do the things you've always
22 done, you'll always get the result you've already gotten. And if you,
23 if you think that you can go ahead -- whether you cosmetically put
24 your concrete in --
25 CHAIR VALADEZ: Ma'am.

MS. VOSBERG: -- and then you put some dirt over it --

CHAIR VALADEZ: Ma'am, your time is up.

MS. VOSBERG: -- either way it all -- 102

CHAIR VALADEZ: Thank you.

MS. VOSBERG: -- turns into the same thing. You're going to have a big problem later on.

CHAIR VALADEZ: Thank you.

COMMISSIONER HELSLEY: If I may make a comment --

CHAIR VALADEZ: Yes.

COMMISSIONER HELSLEY: -- or ask staff to make a comment.

CHAIR VALADEZ: -- ask her. If you could just have a seat.

COMMISSIONER HELSLEY: Just -- I would like to have staff or maybe the developer on his rebuttal, but if staff would prefer to talk about -- then I'm going to go to the map and point to a couple of things. If staff or if the developer could comment on these little ponds that we find in this area here and this in here because this is a part of what you're talking about that needs to be done.

CHAIR VALADEZ: A small part. Thank you very much. Thank you for coming in and testifying.

MS. VOSBERG: Thank you.

CHAIR VALADEZ: That's fine.

MS. WAMPOLE: My name is Barbara Wampole. My address is 28006 San Martinez Grande Canyon Road; Castaic, California 91384. 103 Good morning, Chair Valadez and commissioners. Thank you very much. I truly appreciate your attention to my comments. I also first want

1 to start with saying that the public needs more time to comment, and I
2 myself need more time to completely review and comment fully on this.
3 I respectfully request an extension to keep the comment period open so 103
4 that we can make adequate analysis of everything that's before you.
5 It's a huge project. I'd also like to say that I'm a 35-year resident
6 of the Santa Clarita Valley, and I'm the vice chair of Friends of 104
7 Santa Clara River.
8 I sit in traffic in this valley, I see trails blown out by
9 floods. I've seen improved air decline severely, I've seen creek
10 after creek concreted by this applicant among others, and I also
11 volunteer at the homeless shelter and I've seen this community propose 105
12 that we bus our homeless to Los Angeles. So we have severe problems
13 with housing, with traffic and a lot of other things, and this
14 project, again, is a sprawling project and does not -- it is not
15 sufficiently sustainable. Excuse me.
16 Any amount to the specific plan concerns us. We believe
17 that there are still concerns with the specific plan and that comment 106
18 period does not offer adequate time to review this and the amendments.
19 Other outstanding concerns we have with the specific plan also need to
20 be reviewed. We still need more time. And I think we also need to
21 point out that the Army Corps of Engineers and the California
22 Department of Fish and Game still have not issued permits for this 107
23 project, and we are now looking at the county approving something that
24 may not actually be able to be built the way that the project is being
25 proposed. Why are we doing this now?

1 Four years ago the overall specific plan was approved. 108
2 There is indeed new information since then. Critical natured -- the
3 critical nature of any new information regardless of the quantity is 109
4 really of more importance. We face grave challenges due to the
5 resource consumption that we all exhibit and natural resource
6 identification on the project site.
7 Another thing that I think I keep bringing up, whenever I've
8 been to hearings on this project in had area, Chiquito Canyon Landfill
9 continues to be a challenging impact on the existing and future 110
10 residents. The pollution plume that was identified in the groundwater
11 in the 1990s when the landfill was expanded still somehow alludes full
12 analysis. Simply living in close -- proximity to the landfill hazards
13 needs fuller analysis. And the farm water which is used in this area
14 in theory for that project, still I don't see anyone analyzing the
15 quality of that in relation to the landfill, and I'm very concerned
16 about that.
17 I'd like to point out again that this project channelizes
18 the Santa Clara River. It, it -- the buried bank stabilization is
19 merely a cosmetic to show that if it's blown out, we then end up with 111
20 concrete, and it's now channelized as if it had concrete anyway.
21 Revegetated, it's still channelized.
22 I'd just like to make one comment before I close. Alexander
23 Graham Bell said in 1917 when he was 70 years old, we can take coal 112
24 out of a mine, but we can't put it back. We're spendthrifts in the
25 matter of fuel and are using our capital for running expenses. What

shall we do when we have no more oil? And what would happen if all the fossil fuel being burned continued to fill the air with pollutants? He was inclined, as he said, to think we would have a sort of greenhouse effect, a whitewash, a glasshouse cutting off large portions of the sun's heat and creating a greenhouse by reflecting it away. We --

CHAIR VALADEZ: Thank you very much.

MS. WAMPOLE: -- we don't come before you with frivolous concerns. You might appreciate our frustration in the light -- 112

CHAIR VALADEZ: Excuse me. If you could just --

MS. WAMPOLE: -- of how long --

CHAIR VALADEZ: -- if you could just give us your last comment. Is that it?

MS. WAMPOLE: Just to say you might, you might appreciate our appreciate our frustration as concerned citizens in the light of how long this awareness of our consumption could be a problem and has been ignored for so many years. Thank you.

CHAIR VALADEZ: Thank you very much.

COMMISSIONER BELLAMY: Madam Chair, is this the last person?

CHAIR VALADEZ: Is this the last person? Yes.

MR. BARRON: Hi. My name is Thomas Barron. I also live at 28006 San Martinez Grande Canyon Road in Castaic. Good morning, 113 commissioners, and thank you for this opportunity to contribute testimony for your consideration of the specifics of the proposed

1 Landmark Village plan. I have lived in the -- for the past thirty -
2 CHAIR VALADEZ: You'll have to slow down a little.
3 MR. BARRON: Okay.
4 CHAIR VALADEZ: I know you're reading. When you read, a
5 person tends to speak faster.
6 MR. BARRON: I'll be happy to make a copy of this also.
7 CHAIR VALADEZ: Also, that would be good. You can give it
8 to us for the record.
9 MR. BARRON: Yeah. Unfortunately, I don't have a printer
10 with me. So I'll have to e-mail it if you'll accept it as testimony
11 after today.
12 CHAIR VALADEZ: Yes, we will.
13 MR. BARRON: I have lived for the past 35 years on the 113
14 immediate border of the project area and have participated in the
15 consideration of the Newhall Ranch Plan since its inception. I've
16 given public comment in the past and have attended hearings including
17 the supervisor hearing in which the specific plan was approved as well
18 as traveling to Kern County for the court case. I have reviewed the
19 documents submitted to you today in electronic form and have listened
20 to this morning's request that we not rehash the issues that have been
21 settled. So I will try to limit my testimony today to the subjects of
22 transportation and air quality.
23 My work, like so many of the residents in our area, is
24 outside the area and commuting is part of my life. I have passed by 114
25 the project area for years and years and have always reflected on how

1 my neighbors who settled the area took the streetcar from Flower
2 Street, then by train from Union Station to the nearby Castaic
3 Junction Station. When I moved in, in the early 70's, the freight
4 train still ran to Ventura and we could hear the whistles in the
5 distance. This rail line was destroyed by flood in the -- I believe
6 in the late 70's, and the Newhall Company bought the right of way, 114
7 removed the tracks that travel the length of what is now the project
8 area. Fillmore and Piru have kept a portion of that track alive and
9 in fact branded their communities around the trains as Heritage
10 Valley.
11 In the plan before you there is a provision for rail, but it
12 is certainly not that is it is actually going to be restored and it is
13 certain -- it is not certain that it is actually going to be restored 115
14 in a timely manner. Why not require the construction of the rail to
15 proceed or being required to be concurrent with the buildout of
16 Landmark Village? I think you might have the authority to do that.
17 Like the commissioner, who also commutes down I5, we're all
18 concerned with traffic. The applicant addresses the traffic issue in
19 a number of documents, but it really comes down to the basic
20 assumption that the jobs to work ray show analysis is correct.
21 Supervisor Yaroslavsky stated in the approval hearing that even he 116
22 doesn't believe this. The map showed millions of feet of industrial
23 space between this project and town center and the impact -- the
24 implicit representation is the residents will work there having
25 commuted the short distance across the bridge at Castaic Creek, now

1 126, and that their use of other community resources is off peak 116
2 unless impactful.
3 I'm an avid cyclist and am currently in the Santa Clara Velo
4 Club whose members use the bike trails and roads throughout the area.
5 It is not uncommon for our members to put in more an a hundred miles a
6 week in both individual and group rides. We are intimately familiar
7 with the traffic issues on the ground and our club has been working
8 with the city to establish trails and bike lanes. I'm going to skip
9 ahead here.
10 So we've had the unique opportunity to see this on the
11 ground. I'm there with the trucks and the cars on 126. Air quality,
12 especially ozone, is a major concern to cyclist. The plan contains
13 documentation of the appropriately named carbon monoxide non-
14 attainment area, which claims that it is primarily from out of the 117
15 area and, therefore, additional impacts from the projects are incident
16 all. I would ask the commissioners to be -- require more specific
17 designation of the mitigations outlined --
18 CHAIR VALADEZ: If you could just --
19 MR. BARRON: -- especially proper bicycle circulation plan.
20 CHAIR VALADEZ: Okay. That should be your last -- if it's
21 the last --
22 MR. BARRON: That's basically my last comment. The project
23 repeatedly uses the bicycle plan as a mitigation, and I don't find the
24 map or the definition in the group to be --
25 CHAIR VALADEZ: Thank you very much.

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MR. BARRON: I would request that you make that more specific.

CHAIR VALADEZ: Okay. Thank you very much. Are there any questions? Okay. Thank you, sir. If you did not sign in -- I don't think you signed in.

COMMISSIONER HELSLEY: And can he supply us with a written comment.

CHAIR VALADEZ: Yes. Could you also supply us with a written comment.

MR. BARRON: Yes, I will.

CHAIR VALADEZ: Okay. Thank you. All right. I think I'd like to stop for a few minutes for the commission discussions, seeing no other public testimony.

COMMISSIONER MODUGNO: You know, I smiled several times during the testimony in terms of, you know, the river. My family has lived within a ten-mile radius for ninety years. I grew up playing in this river, and I remember my grandmother -- my Italian grandmother always going out after rains looking for tree mushrooms. My mother never let me eat them, but the river was a great generator of tree mushrooms on some the fallen trees.

There clearly is a sensitivity to this, and I appreciate the comments which have been brought forward this morning because as I peruse through environmental impact reports and try to read every last word, it's impossible with the amount of time that's given to us and the amount of information which is provided. So to the extent to

1 which members of the public and people have specific interest in
2 components of that, review them and find discrepancies or find areas
3 of concern and bring them to our attention allows us to focus on
4 those.
5 I'm also -- since there are no other questions and points
6 which were raised this morning, I do support an extension of the
7 comment period. It also provides us an opportunity to focus in on
8 those areas which have brought forward to us both in written comments,
9 which have been provided, as well as testimony today. And it provides
10 the applicant a chance to review those. We often times will give the
11 applicant a chance for rebuttal. I would -- I guess, Mr. Adamick, I
12 assume that you'd prefer to wait until afterwards and have a chance to
13 go back and formally review the comments from this morning's testimony
14 and be able to focus on those issues. So I would -- unless there's
15 other discussions this morning -
16 CHAIR VALADEZ: I don't know. Let me just check with the
17 other commissioners --
18 COMMISSIONER MODUGNO: -- I would quite frankly prefer that
19 we look at some dates to extend this, continue the comment period. If
20 there's areas that we want staff to address, we could certainly bring
21 those back at that date.
22 CHAIR VALADEZ: Any other comments or -- Commissioner
23 Helsley? Commissioner Rew.
24 COMMISSIONER REW: I have a question for staff. We received
25 today when we came in this additional correspondence. This is in

1 addition to what we received with our agenda?

2 MS. TAE: That is correct.

3 COMMISSIONER MODUGNO: Might, I just say on that because as

4 I went through those -- the letters that we got this morning, the vast

5 majority of those were supportive of the project that people would

6 want to buy in this area. And when Commissioner Helsley was asking if

7 people go on the 126 and go left or go right, there's a lot of these

8 people that are going to get out of these homes and hopefully go north

9 into areas where they have a job. And they're not able to find

10 affordable housing at this point and time in the Santa Clarita Valley.

11 So my hope is that there will be a considerable number of people who

12 go north.

13 COMMISSIONER HELSLEY: That's only two hundred ninety-

14 four to date -- affordable.

15 COMMISSIONER MODUGNO: Well, lets assume that some of those

16 jobs, some of those buildings are paying more than -- that people

17 could buy market -

18 COMMISSIONER HELSLEY: Right.

19 COMMISSIONER MODUGNO: -- great housing because they've got

20 a decent job.

21 You know, the transportation part of this, I think we have

22 to look at the roads, the potentiality of that rail going through. As

23 many of you know, I commute to Century City from Santa Clarita every

24 day and I use Santa Clarita Transit. And Santa Clarita Transit has

25 taken a number of cars off the road as I see those full buses going in

1 and out north to Warner Center, Van Nuys, downtown Los Angeles and to
2 Century City or UCLA and West Los Angeles. So the extent to which
3 there's encouragement for that, extent to which if this park and ride
4 is going to be installed and that park and ride is going to connect
5 Santa Clarita transit.
6 When Princes Cruises moved its headquarters out to Santa
7 Clarita from Century City -- indeed the office building which I work -
8 - a lot of those people stayed living on the west side if there's a
9 reverse commute. And so those buses pick up in West Los Angeles to
10 take people out to Santa Clarita Valley to work. So the extent to
11 which that system is enhanced, improved, advertised, it just becomes
12 the ability to try and get that traffic off the road that I notice are
13 coming. I would like to ask staff concerning these updates, the
14 initial --
15 CHAIR VALADEZ: The comment period?
16 COMMISSIONER MODUGNO: -- date in terms of when this was
17 released for public review and comment was when?
18 MS. TAE: The formal public comment period for the draft EIR
19 had begun on November 20th, 2006.
20 COMMISSIONER MODUGNO: So ninety days -- sixty days from
21 that would take it to January the 19th.
22 MR. MENESES: 22nd.
23 COMMISSIONER MODUGNO: Given thirty days -- well, given
24 thirty days in November, thirty-one days in December, a sixty-day
25 comment period really would take it a day. So I think the comment

period was open though until January 22nd; is that correct?

MS. TAE: And then -- excuse me -- extended to this morning. So additional time beyond the sixty that was initially noticed was provided. So sixty-plus days.

COMMISSIONER MODUGNO: But if we went back from ninety days from the date it was originally sent out -- given out to the public, and again that was November --

MS. TAE: 20th.

CHAIR VALADEZ: 20th.

COMMISSIONER MODUGNO: -- 20th. So that would then take it to February 17th would be ninety days because you're backing out two days because of the thirty-one days in December and January and thirty days in November? See, I'm looking at some dates. I think what we discussed earlier is February 28th as a date possibly to continue this hearing, and then you would like that comment -- all comments in, in order for staff to provide us with our packets seven days before that date or 10 days before that date?

MS. TAE: Seven or ten days will work for staff to package and provide that to you as well as forward them to the EIR consultant.

COMMISSIONER MODUGNO: So if we continue the comment period until, let's say, February 21st, which would be seven days before the hearing.

COMMISSIONER HELSLEY: That's an awful hard push on staff.

CHAIR VALADEZ: Well, the staff's just, what? Just going to put them in a package and send them to us and nobody is going to look

at them?

MR. MENESES: That's correct. We will just -- we'll provide them to you. Of course, we'll be reviewing them as much as we can prior to the meeting.

COMMISSIONER MODUGNO: But that's a Wednesday. What about that Monday or the previous -- that Monday date would give us full ninety days after -- before the review period, correct?

MR. MENESES: Well, my staff had indicated that February 23rd would give us a total of ninety days from November 20th. I didn't --

COMMISSIONER MODUGNO: Well, it's actually -- no. You've got to back out the thirty-one day months and the other pieces. So it's not adding days, it's subtracting days. So I think if the started November --

MR. MENESES: 20th.

COMMISSIONER MODUGNO: -- the 20th, then it would be December the 19th, then it would be January the 18th so -- no, I'm sorry. It would be December -- because there's thirty days in November so it would be --

CHAIR VALADEZ: Since we're doing an extension, I think we can do an extension to any date --

MR. MENESES: That's correct.

CHAIR VALADEZ: -- that we find that works for staff that we could extend it.

COMMISSIONER MODUGNO: Well, I would like at least 30 days --

1 CHAIR VALADEZ: I don't think it has to be no --
2 COMMISSIONER MODUGNO: I would like to at least allow a full
3 ninety days for the comment period which I think then would take us --
4 COMMISSIONER HELSLEY: What's the possibility of continuing
5 this until March some time so that staff has the chance to review this
6 material that's going to be coming in because as I looked at some of
7 these matters, I think that there's a large amount of study that kind
8 of needs to be done with them. And I don't think you do it in three
9 days or five days.
10 COMMISSIONER MODUGNO: I think as I talked to staff earlier,
11 that March was pretty well booked. And then that puts out into April,
12 and there are two bad days there that I will not be here. So that
13 puts us out in May. So really if we don't do it February the 28th,
14 then it goes out to May.
15 COMMISSIONER HELSLEY: Well --
16 CHAIR VALADEZ: There's no day in March that we have that we
17 can put this on? It doesn't -- it's not requiring a huge amount of
18 time. It's not going to have a lot of people.
19 COMMISSIONER REW: Well, we took three hours today.
20 CHAIR VALADEZ: Well that's -- that was -- we took two of
21 them ourselves. We were -- that was commission use of time. You
22 know, if we closed it lets say in February, we could be ready some
23 time -- you know, you would need two weeks or three weeks or whatever,
24 we'd be ready at the end of March. Is there anything at the end of
25 March?

1 MR. MENESES: It looks rather full, I mean, in my opinion.
2 I -- unless you wanted to set --
3 CHAIR VALADEZ: Yes. We have multiple, multiple public
4 hearings.
5 MR. MENESES: Yes. Unless you wanted to set a special
6 meeting date for this on --
7 CHAIR VALADEZ: I think by itself, no. It's too small of
8 case by itself.
9 MR. MENESES: If you continued this to February 28th --
10 COMMISSIONER MODUGNO: See, I would like to set February the
11 20th as the final date for comments and February the 28th for the
12 hearing and encourage people to get the information in sooner for
13 staff review. And for this last (inaudible), we are just going to
14 have to do something afterwards.
15 MR. MENESES: Right. Well, you know, we won't have the
16 final EIR done by the continuation date. We would still need
17 additional time to come back with all the final documents and so
18 forth. And as we normally do, we would -- if you were inclined to
19 close the meeting -- the hearing on February 28th, we'd come to you on
20 a subsequent date as a consent item along with the final EIR.
21 COMMISSIONER MODUGNO: And I think quite frankly the major
22 issues have probably been brought forward to us at this point although
23 people have said that they would like to hone in on them; that clearly
24 the comments about Native American tribe presence has been brought
25 forward. That needs to be looked at. The water issue is ongoing. It

needs to be looked at; the surveys. So it's there. It's not a matter of big surprises being popped in on February the 20th. And if they are a big surprise on February 20th, then we discuss them on February 28th. Then it's a matter of we'll continue it.

MR. MENESES: That's correct.

COMMISSIONER MODUGNO: Right.

COMMISSIONER HELSLEY: With that attitude, I have no problem with the 28th.

CHAIR VALADEZ: Because I'm just concerned that we will not have staff time to review things and the way in which these comments come in, they'll all be coming in at the very end. So that's just the way in which the world works I guess. And so -- but if in fact the comments are basically the same as what we've heard today except in writing, then I think that staff knows that they have to address those issues if there's -- you know, we're taking obviously the risk that in fact on that day we won't feel comfortable and we'll have to extend it again. And since the EIR is incomplete at this point, I don't think that's harmful. So I'd like to have a motion to that effect.

COMMISSIONER MODUGNO: Unless there are any other comments.

CHAIR VALADEZ: No. I didn't see --

COMMISSIONER HELSLEY: I would like to see if we could have the developer -- I missed a couple of items that I think they might be able to respond to today without having to continue on.

CHAIR VALADEZ: I think we're going to just take their rebuttal on the 28th.

1 COMMISSIONER HELSLEY: We will? Okay.
2 CHAIR VALADEZ: Yes. We're going to take rebuttal on the
3 28th.
4 COMMISSIONER HELSLEY: Then I would like to --
5 CHAIR VALADEZ: We're going to do it all at one time.
6 COMMISSIONER HELSLEY: -- I would like to be certain that
7 they talk about the two cul-de-sacs that are on the west side of the
8 project and then have streets projecting out of them parallel to 126
9 and going off to a butt-in.
10 I would like to have you comment as to what were the
11 setbacks that were originally discussed from the river and how have
12 you met those setbacks.
13 What are we doing in relation to trail heads for hiking and
14 equestrian use and the interface across the bridge -- or across the
15 river, not necessarily across the bridge. How do bikers and 118
16 equestrians get across the river? You have a large -- a couple of
17 large bridges you're building. Are you planning to put walk --
18 separate walkways from the traffic on the sides and maybe on the
19 opposite side an equestrian? I don't know. But something needs to be
20 done in that, in that direction.
21 I heard the aspect of a trail going through the -- or
22 through the -- in a central park area and -- but it was going to be a
23 private park. But there's a trail that goes through there. That's a
24 public trail. So how do you keep the private park and the public
25 trail or were you just talking about that park being maintained by the

1 Homeowner's Association and being a public park? I was confused at
2 that point.
3 A statement was made by -- and brought up and I think really
4 sparked an interest in mind and that is that the aspect of getting
5 right of way and building that right of way, at least getting into 118
6 Ventura, was an interesting comment, and I think something that needs
7 to be studied as a continual rail line that's already three fourths in
8 existence. Definitely the leads building and the private development
9 of power generation.
10 The aspect of waist to energy facility, and I realize it may
11 not be on this property, but I think there needs to be a plan within 119
12 your project total area for that MRF and for waist to energy concerns
13 because that's a critical need for our future.
14 The Native American tribe, I see that there's a letter that
15 we've received from Native American Heritage Commission on January 120
16 22nd that does talk about the tribal extinction and interface that
17 needs to be seriously looked at.
18 What has been given to the new studies in relation to the
19 Nature Conservancy and some of the Santa Clarita preservation funds 121
20 and setasides that were not available when the EIR was first being
21 developed? I think you need more credit given to your -- and I would
22 like to hear some more discussion on Smartgrowth where -- and there's
23 a three letter acronym. TM -- 122
24 CHAIR VALADEZ: TMDs.
25 COMMISSIONER HELSLEY: What?

CHAIR VALADEZ: TMDs or -

COMMISSIONER HELSLEY: No. It's some neighborhood project, but it's a transportation -- the walking characteristic, and I would like to hear more about that. 122

The perchlorate is still a sensitive issue. We keep hearing that it's been taken care of or it's going to be taken care of. We don't have a brineline yet. That project -- that problem has not gone away. This Commission took and covered over -- or maybe is going to be taking and covering over a section of the input area to pull that plume back. And I think we need to be concerned with that. 123

United Water I think needs weigh in some in a manner on this project again as -- in relation to current agreements and current situations with water availabilities. 124

I don't know -- I think the Audubon gave us an outstanding letter, very, very extensive. And we need to take and interface that into our EIR in a specific way. There are a lot of issues brought in there that I don't think have been looked at before and I think that they do need to be looked at. 125

I concur that we need more time, and I am pleased to hear that we're looking at doing it, but there's a definite position going in that direction. 126

CHAIR VALADEZ: Okay. Anyone have anything else to add?

COMMISSIONER MODUGNO: Madam Chair, at this point I would move that we continue this public hearing until Wednesday, February 28th, 2007 and continue the comment period until Tuesday, February 20th, 2007.

1 COMMISSIONER HELSLEY: Second.

2 CHAIR VALADEZ: All in favor signify by saying aye.

3 THE PLANNING COMMISSION: Aye.

4 CHAIR VALADEZ: Okay. The matter has been continued as

5 indicated. Wee look forward to seeing everyone and receiving any

6 comments that -- additional comments that you have with regards to the

7 environmental development. Thank you very much.

8 (End of Public Hearing on Landmark Village Project)

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CERTIFICATION

I certify that the foregoing is a correct transcript from the electronic sound recording of the proceedings in the above-entitled matter.

Troy A. Ray

February 12, 2007

Responses to Regional Planning Commission Transcript of January 31, 2007

Commissioner Modugno Comment 1

Now, how much of that traffic is really moving up and down from Bakersfield to Los Angeles or how many is leaving there jobs in Santa Clarita Valley to there homes in San Fernando Valley and vice versa?

Response 1

The Landmark Village Draft EIR, Section 4.7, Traffic/Access, page 4.7-15, summarizes the direction and volumes of traffic as follows:

Table 4.7-5
Roadway Volume Summary – Existing (2003) Conditions

Roadway Segment	Direction	Lanes	AM Peak Hour	PM Peak Hour	ADT
SR-126 at Ventura/LA County Line	EB	1	920	1,030	13,060
	WB	1	810	960	11,870
Chiquito Canyon Road	NB	1	30	100	880
	SB	1	110	70	1,060
Wolcott Way	NB	1	20	10	130
	SB	1	10	20	150
I-5 north of SR-126	NB	4	2,100	2,500	49,000*
	SB	4	1,900	2,100	45,000*
I-5 south of SR-126	NB	4	2,800	3,100	60,000*
	SB	4	2,400	2,500	53,000*

*Source: Austin-Foust Associates (September 2004) (see **Appendix 4.7**).*
EB = eastbound; WB = westbound; NB = northbound; SB = southbound
**AADT by direction*

Level of service ranges:		
	.00 – .60	*A*
	.61 – .70	*B*
	.71 – .80	*C*
	.81 – .90	*D*
	.91 – 1.00	*E*
	Above 1.00	*F*

These numbers support the notion that workers are coming from the west and south and show peak volumes leaving the Santa Clarita Valley in the pm hour moving south and north of SR-126. Additionally, I-5 is a key link between Canada and Mexico and all of California and this roadway carries a large amount of inter- and intrastate commerce.

Commissioner Bellamy Comment 2

What I would like clarification on is can we address issues of the overall project which aren't specifically dealing with -- what we're hearing today such as a waste to energy facility for the overall project or a MRF facility I mean, can we actually address that today when we're addressing just this one thing?

Response 2

A MRF site has been approved for the Chiquito Canyon Landfill located north of SR-126. A waste-to-energy facility has not been proposed as a part of the Newhall Ranch Specific Plan site, nor is a waste-to-energy facility plant presently a permittable use.

Commissioner Helsley Comment 3

Do you see -- or is there a projected a bus haul route to the schools in previous the villages from the early stages of the next village?

Response 3

The applicant is currently working with the Castaic School District on a plan that could include the initial bussing of Landmark-generated elementary school students to an existing school within the District until such time that Landmark generates enough students to open the Landmark Village Elementary School. The first occupancies in Landmark are anticipated in mid- to late 2009. The anticipated opening of the Landmark Village Elementary School is fall 2010. In summary, there will likely be a 9- to 12-month period where the elementary students generated in Landmark would be bussed to an existing school within the Castaic District.

Commissioner Helsley Comment 4

The agreement that you have in relation to school[s], is it with just one of those districts or is it with all three of those districts?

Response 4

The applicant has agreements with all three elementary school districts. Agreements also are in place with the high school district.

Commissioner Helsley Comment 5

The other concern as those come forward is there's a potential -- or have you worked on agreements with the school districts so that you have in the district ability to move children from one district – elementary

kids to the other district until that other school is built because sometimes the transportation would be very onerous to the young kids.

Response 5

Please see **Response 3**, above.

Commissioner Helsley Comment 6

And you'll be -- in the beginning position you're going to be using a force main back to the existing facility until the lower facility is online?

Response 6

As soon as the Newhall Ranch Water Reclamation Plant (WRP) is online, all waste from each of the villages (including Landmark Village) will be processed through this plant. If, for some reason, the Newhall Ranch WRP is not online, wastewater would be pumped via force main to the existing Valencia WRP, which is located upstream from the Landmark Village tract map site.

Commissioner Helsley Comment 7

Is the force main going to be used for something else?

Response 7

The wastewater force main is a part of the utility corridor. The utility corridor itself includes water, electrical, gas, and other utilities. So the trench for the utility corridor is going to include all of the necessary facilities east to The Old Road to the Valencia WRP, and west to the Newhall Ranch WRP. The idea with the Newhall Ranch WRP is to build that in phases.

Commissioner Helsley Comment 8

Is there a reason why the project cannot be pulled back 40 to 60 feet as it comes down I think [to] Castaic Creek?

Response 8

The proposed project does not propose development in the River Corridor SMA/SEA 23 except for bank stabilization, water quality, and best management practice (BMP) measures such as water quality filters and basins. These uses were previously approved with the Newhall Ranch Specific Plan. No commercial or residential development is proposed in the River Corridor SMA/SEA 23.

Commissioner Bellamy Comment 9

Commissioner Helsley had mentioned that a waste to energy facility was a possibility in Newhall Ranch. Has that been looked at?

Response 9

Please see **Response 2**, above.

Commissioner Modugno Comment 10

So as you put your utility corridors through and all of the water lines, will there be water lines parallel so that reclaimed water can be pulled off to the extent with -- beyond just the parks that even the some of the homeowner association, greenbelts, landscaping within the roadways and various other things can utilize reclaimed water?

Response 10

As a part of the project development, both reclaimed and potable water tanks are proposed to be built to utilize all of the reclaimed water during the dry weather season that would be generated as a part of the Newhall Ranch WRP. This water would be used for parks, medians, greenbelts, and homeowners' association common areas.

Commissioner Modugno Comment 11

What activities or what things are planned to be able to bring wireless technology within the various communities as you plan on moving forward?

Response 11

The applicant currently has an alliance with SBC for introduction of new technology into the Newhall Ranch communities, which could include the incorporation of wireless technology into those communities. The portions of Newhall Ranch that were being explored for this coverage would include commercial areas and public spaces (parks, library, and private community centers). It should be noted that each of the homes and commercial businesses within Newhall Ranch will incorporate the best available technology into their design.

Commissioner Modugno Comment 12

And then I'd like you to also address the cost -- and there's and more and more literature out there -- the cost of building green buildings.

Response 12

The applicant has completed a "Sustainability Summary" that incorporates and defines in more detail the use of energy conservation techniques, potential alternative energy sources, and the incorporation of green building designs into the entire Newhall Ranch community. Please see **Appendix F** of this Final EIR.

Commissioner Rew Comment 13

How many affordable homes in this fourteen hundred plus developed?

Response 13

The Landmark Village project will provide for 296 affordable housing units.

Commissioner Rew Comment 14

When people -- do you have any opinion when people exit this development in the morning today to work, how many of them are going to turn right and how many are going to turn left?

Response 14

The majority of residents will turn right coming out of the development and proceed east on SR-126 as major employment centers are located in close proximity to the project including: Landmark Village combined with the other villages of Newhall Ranch will create approximately 20,000 permanent jobs in the Santa Clarita Valley. Newhall Ranch is adjacent to Valencia Gateway, which presently provides 50,000 jobs. Additional development within Valencia Gateway will create an additional 30,000 jobs. When completed, the job centers in Newhall Ranch and Valencia will have resulted in the creation of approximately 100,000 jobs in the Santa Clarita Valley.

Commissioner Rew Comment 15

Now, State Route 126 is not a freeway, but is it going to be? In other words, is that something that we have to be concerned with?

Response 15

Caltrans has prepared a preliminary study on SR-126, and it believes that a portion of SR-126 will be a freeway. That portion would be directly east of the Landmark Village tract map site at the Commerce Center Drive interchange where the Valencia Commerce Center is located to I-5. From Commerce Center Drive interchange to the coast, Caltrans looks at SR-126 based upon projected traffic volumes only

needing to be an expressway. The Newhall Ranch Specific Plan includes right-of-way for SR-126, and the project applicant has agreed to dedicate and construct those improvements at a substantial cost. Consequently, roadway improvements are being built to accommodate all of the future projections for that roadway.

Kirsten James Comment 16

Today I am here to discuss some of the fatal flaws in the Water Quality, Hydrology and Biota sections of the Landmark Village draft EIR. There's insufficient time to discuss all of these concerns so I will just highlight some of the main concerns. The others can be found in our letter.

Response 16

This comment is an introduction to comments that follow. No further response is required.

Kirsten James Comment 17

As stated before, the level of detail in the project EIR was not the same as this EIR so it should be evaluated on its own merits.

Response 17

The Landmark Village EIR is tiered from the Newhall Ranch Specific Plan Program EIR, which is discussed in detail as follows:

> "CEQA provides a lead agency with the flexibility to prepare different types of EIRs, and to employ different procedural means to focus environmental analysis on the issues appropriate for decision at each level of environmental review (Public Resources Code Section 21093[a]). CEQA provides that the "…degree of specificity required in an EIR will correspond to the degree of specificity involved in the underlying activity which is described in the EIR" (*CEQA Guidelines* Section 15146).
>
> As stated, the certified Newhall Ranch Final EIR addressed the Specific Plan at the "program" level of detail, acknowledging that further environmental review would be required in connection with preparation of project-specific tentative subdivision maps. The Newhall Ranch Final EIR also contained a separate project-level environmental analysis for the WRP, so the County could issue final approval of the WRP.
>
> Because the Landmark Village project implements a part of the Newhall Ranch Specific Plan, and because the certified Newhall Ranch Final EIR assessed the significant environmental effects associated with development of the entire Specific Plan area, this Draft EIR will be tiering from the certified Newhall Ranch Specific Plan Final EIR in accordance with Public Resources Code Section 21093(a) and *CEQA Guidelines* Section 15168(c). Public Resources Code Section 21093 encourages a lead agency to "tier" from a

previously certified program EIR, whenever feasible. In this way, the Draft EIR can focus on site-specific issues relating to the Landmark Village project and allows the County, as the lead agency, to concentrate on issues, which are ripe for decision and exclude from consideration issues already decided or not ripe for decision (*CEQA Guidelines* Sections 15168[c], 15385).

The "tiering" of an EIR is intended to "…promote construction of needed housing and other development projects by (1) streamlining regulatory procedures; (2) avoiding repetitive discussions of the same issues in successive [EIRs]; and (3) ensuring that [EIRs] prepared for later projects which are consistent with a previously approved policy, plan, program or ordinance concentrate upon environmental effects which may be mitigated or avoided in connection with the decision on each later project." (Public Resources Code Section 21093[a]) The tiered or site-specific EIR may incorporate by reference discussions, mitigation measures and alternatives developed in the previously certified program EIR, and concentrate on the issues specific to the "project" analyzed in the tiered EIR (Public Resources Code Section 21094; *CEQA Guidelines* Sections 15168(c), 15385).

A "Project EIR" is typically prepared for a specific construction-level project, such as a tentative subdivision map. A Project EIR "…should focus primarily on the changes in the environment that would result from the development project…[and] examine all phases of the project including planning, construction and operation" (*CEQA Guidelines* Section 15161). In this instance, the Draft EIR for the Landmark Village project includes, among other discretionary entitlements, tentative subdivision map approval.

Consistent with the above legal principles, the County's Department of Regional Planning prepared an Initial Study/Notice of Preparation (IS/NOP) (refer to **Appendix I**), and determined that a tiered project EIR is required for the Landmark Village project. Accordingly, the Draft EIR will be tiered from the certified Newhall Ranch Specific Plan Final EIR, including the adopted Mitigation Monitoring Plans for both the Specific Plan and WRP (*CEQA Guidelines* Section 15168[d])." (See, Landmark Village Draft EIR, Introduction, pp. I-6 - I-7.)

Kirsten James Comment 18

Our over arching concern with this project as outlined in the draft EIR is that it impinges upon the natural functioning of the rivers to such an extent that significant damage will be done to water quality, hydrology and aquatic habitat.

Response 18

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, Section 4.3, Water Quality, Section 4.4, Biota, Section 4.5, Floodplain Modifications, Section 4.7, Traffic/Access, Section 4.10, Water Service, and Section 4.19, Utilities. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is

required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Kirsten James Comment 19

First, there is an insufficient vegetated buffer zone between the developed areas and the require.

Response 19

Please see **Response 4**, to letter from Heal the Bay, dated January 22, 2007.

Kirsten James Comment 20

Among other things the riparian ecosystems are key stone habitats play a critical role in a variety of ecosystem processes and protect water quality. The draft EIR outright states that the lost of habitat due to the project is significant.

Response 20

The comment restates information contained in the Landmark Village Draft EIR, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Kirsten James Comment 21

The developer has obviously not considered reasonable alternatives to lessen this impact such as increasing the riparian buffer.

Response 21

Please see **Responses 33**, **34**, and **35**, to letter from Center for Biological Diversity, dated February 20, 2007. In addition, please see the Landmark Village Draft EIR, Section 5.0, Project Alternatives.

Kirsten James Comment 22

A minimum of five hundred foot buffer as measured from the outside of the riparian canopy is necessary to properly mitigate the project impacts.

Response 22

Please see **Response 19**, above.

Kirsten James Comment 23

Another flaw in the draft EIR is the extensive area of stream bank alteration in the form of harden structures. In fact, it specifies that there will be 18,600 linear feet of buried soil sediment. Armored structures in the stream bank are known to increase erosion and sedimentation problems and decrease aquatic and riparian habitat.

Response 23

Please see **Response 28** to letter from Heal the Bay, dated January 22, 2007.

Kirsten James Comment 24

For example, Heal the Bay's stream team mapped 70 miles of stream in Malibu creek water shed between 2001 and 2003. They found 19.8 linear miles of armoring resulting in 18.7 linear miles of eroding stream banks.

Response 24

Please see **Response 28** to letter from Heal the Bay, dated January 22, 2007.

Kirsten James Comment 25

So the EIR has obviously not properly addressed downstream impacts.

Response 25

The EIR has been revisited, and it properly addresses downstream impacts. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Kirsten James Comment 26

Heal the Bay is very involved in the development of TMDLs in the L.A. region. And also if the --if the developer build outside of hundred year floodplain entirely, this will significantly reduce the amount stabilization needed.

Response 26

Please see **Response 4**, to letter from Heal the Bay, dated January 22, 2007.

Kirsten James Comment 27

Heal the Bay is very involved in the development of TMDLs in the L.A. region.

Response 27

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Kirsten James Comment 28

As you know, the Santa Clara is listed as impaired for several constituents.

Response 28

The comment restates information contained in the Landmark Village Draft EIR, Section 4.3, Water Quality, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Kirsten James Comment 29

Responsible parties such as counties and cities are responsible for implementing these TMDLs and projects such as this and should be prepared to implement them and this project will not do that.

Response 29

The comment addresses issues that are beyond the scope of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Kirsten James Comment 30

So in closing, the draft EIR does not adequately consider alternative that would enable the project to proceed with the least environmental damage and does not accurately describe the environmental risk to decision makers. Thank you.

Response 30

Please see **Response 21**, above.

Angela Meany-D'Arcy Comment 31

The first and most critical point is that the Tataviam Tribal Nation for whom these lands are -- have ancestral ties is not extinct as the draft environmental impact report states. Quite frankly, folks, I'm absolutely disgusted that I even have to come here today and argue that a tribal nation that's been viable and existing for thousands and thousands of years is extinct.

Response 31

The Tataviam Band is not extinct and the archaeological consultants have personally apologized to the Tataviam Band. The page of the archaeological report that erroneously stated that the Tataviam Band was extinct has been revised. The requested changes have been made to reflect the Wishtoyo Foundation's comments on the Landmark Village Draft EIR. Please refer to the Final EIR **Section 3.0, Revised Draft EIR Pages**, for the requested revisions. In addition, please refer to **Response 1** to letter from Native American Heritage Commission, dated January 22, 2007.

Angela Meany-D'Arcy Comment 32

The second major point that I have to make is that proper evaluation of impacts to native American cultural resources, of which there are many significant within the project bounds, is impossible without tribal consultation which of course you cannot have in the DEIR asserts that that tribal nation is in fact extinct. The third major point that I have to make today is that the development of adequate and appropriate mitigation measures is also impossible absent proper tribal consultation.

Response 32

There has been on-going communication with the Tataviam Band, and the project applicant has committed to ongoing Native American monitoring during grading operations. Additionally, the comment states that mitigation measures are inadequate because they fail to consider appropriate mitigation from a tribal perspective. Pursuant to the *CEQA Guidelines*, a Notice of Preparation was issued

on March 1, 2004. The purpose of the Notice of Preparation is to solicit input and comment from agencies and organizations that may be interested in the project. A Notice of Preparation and Initial Study were sent to the Native American Heritage Commission for input and comment. No responses to the Notice of Preparation and Initial Study were received from this agency. Regarding comments about the EIR's incorrect statement that the Tataviam Band is extinct, please refer to **Response 1** to letter from Native American Heritage Commission, dated January 22, 2007.

Angela Meany-D'Arcy Comment 33

The fourth point I have to make is that this DEIR is not in compliance with either state or federal cultural resource preservation and tribal consultation laws.

Response 33

Please see **Response 32**, above.

Angela Meany-D'Arcy Comment 34

The fifth point I'm going to make today is that very significant Tataviam cultural resources and potentially sacred sites are going to be harmed if not flat out destroyed by this development project.

Response 34

While cultural resources and burials have been documented within the project area, they are not located on the project site. Communication between the project applicant and the Tataviam Band is ongoing and will continue throughout construction of the Landmark Village project.

Angela Meany-D'Arcy Comment 35

And the final point I'm going to make today is Wishtoyo Foundation calls for a complete re-haul of any archeological or cultural resource study or assessment that's been done with respect to this DEIR. We call for this because the archeological firm who was hired, Whitley and Simon, asserts within the DEIR that the Tataviam Tribal Nation is extinct.

The example that I want to give you today is if the preparers of the traffic portion of this DEIR had asserted to you that the 5 Freeway did not exist, nobody would stand here with a straight face and argue that that preparer was qualified to make that assessment. Clearly you cannot do a proper assessment of traffic impacts from a project if you deny the existence of the 5. Similarly you cannot do a proper assessment of the cultural resource impacts because of this project if you deny the existence of the Tataviam nation.

You have on record an objection from the native American Heritage Commission. saying that it is completely unacceptable to deny the existence of the Tataviam nation. You know what, you can do a Google search and the first item that comes up is the website for the Tataviam Tribal Nation. The chair of the Tataviam Tribal Nation, Rudy Ortega, Sr. -

CHAIR VALADEZ: Can you slow down just a little.

MS. MEANY-D'ARCY: Excuse me?

CHAIR VALADEZ: Can you slow down just a little bit.

MS. MEANY-D'ARCY: The chair of the Tataviam Tribal Nation, Rudy Ortega, Sr., was in fact instrumental in getting the most recent legislation, 2641 Native American Burial Grounds Legislation, passed.

Response 35

Please see **Response 31**, above, and **Response 1** to letter from Native American Heritage Commission, dated January 22, 2007.

Angela Meany-D'Arcy Comment 36

Look folks, the Native American culture resources on this project site are significant.

Response 36

Please see **Response 34**, above.

Angela Meany-D'Arcy Comment 37

There have been eight archeological sites that have already been discovered, two burials have been removed according to the archeological reports in this project, and they found quartz knives, they found obsidian knives, they found cave paintings, they found smaller replicas of cave paintings.

Response 37

Please see **Response 34**, above.

Angela Meany-D'Arcy Comment 38

And the DEIR completely asserts that the Tataviam Tribal Nation is extinct.

Response 38

Please see **Response 31**, above, and **Response 1** to letter from Native American Heritage Commission, dated January 22, 2007.

Angela Meany-D'Arcy Comment 39

State and federal law require you to consult with this tribe prior to any sort of approval of this plan.

Response 39

Please see **Response 32**, above.

Angela Meany-D'Arcy Comment 40

And additionally, the Wishtoyo Foundation made these same objections when the specific plan amendments for this very project were approved for the City of Santa Clarita. Whitley and Simon was also the archeological firm on that project. So one year ago these same comments were made in writing. So again it's egregious and embarrassing for them to now assert that the Tataviam Tribal Nation is extinct.

Response 40

Please see **Response 31**, above, and **Response 1** to letter from Native American Heritage Commission, dated January 22, 2007.

Teresa Savaikie Comment 41

My name is Teresa Savakie. I live at 26724 Mocha Drive in the City of Santa Clarita. I wanted to make sure that you are all aware that the Nature Conservancy has just completed a report. I believe that it's referenced as the upper Santa Clara River Watershed Conservation Plan. That was based on about a year worth of meetings with biologists from across the state, some of the most well known and respected biologist from across the state. And evidently what they're doing is they're documenting areas that they find of significant ecological value, and one of the areas that they're most interested in is a portion of the Landmark Village project area.

Response 41

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does

not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Teresa Savaikie Comment 42

One of the target species that they were addressing in this document was the endangered Arroyo Toad, which has many habitat requirements. I don't pretend to be a biologist, but I've read enough environmental impact reports to recognize that even though Newhall Land and Farming has not documented this species within that project site, certainly they are right upstream. The species has been documented moving up to seven hundred feet within one week and up to a mile out of the watershed and into the minor tributaries - all of which I think within this project would be destroyed.

Response 42

Please see **Response 12** to letter from Teresa Savakie, dated January 21, 2007.

Teresa Savaikie Comment 43

So I'd like for you to really consider, and Newhall Land and Farming, working with the Nature Conservancy and possibly acquiring portions of this project. That's my first issue.

Response 43

Newhall Ranch, of which Landmark Village is a part, includes the preservation of the High Country SMA/SEA 20, Salt Creek area, and the River Corridor SMA/SEA 23 - a total of nearly 6,700 acres. A total of three community parks (Landmark includes the first) and up to ten neighborhood parks will be provided as part of Newhall Ranch. Finally, private recreation facilities will be provided throughout the entire Ranch providing additional recreational opportunities to residents.

Teresa Savaikie Comment 44

My second issue is traffic. The City of Santa Clarita recently did -- they commissioned a report to sort of look to see where people were commuting to and from work. And what they found was that fifty-one percent -- excuse me -- fifty-one percent of the people that work in -- that live in Santa Clarita do not -- I mean, have to travel to the San Fernando Valley and Los Angeles and beyond in order to pay their mortgages. So the jobs that are being created in the Santa Clarita Valley are not necessarily employing those people who are purchasing homes. And I really think that we need to be concentrating -- if we are a progressive community -- county, we need to be concentrating on putting businesses there that support our local citizens so that we do not continue to impact our roads, freeways, et cetera, et cetera.

Response 44

Please refer to **Response 19** to letter from Southern California Association of Governments, dated January 22, 2007. In addition, please see **Response 2** to letter from Teresa Savakie, dated January 21, 2007.

Teresa Savaikie Comment 45

I also think it's a little bit irresponsible to continue to build projects on a floodplain that eventually cause the taxpayers to pay for once the land is dedicated.

Response 45

The proposed project will elevate land out of the floodplain and comply with all County and FEMA requirements. All flood protection improvements will be paid for by the project proponent.

Teresa Savaikie Comment 46

For instance, Ventura County last year spent ten million dollars in emergency flood protection. I'd like to see the long-term cost analysis of what it's going to cost us to maintain all those side tributaries that will turn into concrete ditches.

Response 46

The comment raises economic, social, or political issues, all of which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue over the adequacy of the Landmark Village Draft EIR, no further response is required.

Teresa Savaikie Comment 47

And finally, I'm a mother of three young children and as the traffic increases, I'm just flabbergasted that you guys would just consider my children an overriding consideration. Should my children that live out there not matter to you or anywhere across our area? I mean, the air quality is awful and its getting worse and these projects are making it worse because they don't employ the people that live there. Each person that moves here has to drive further to work, to the San Fernando Valley, L.A. and beyond and all of this increase in traffic is impacting the quality of our air and impacting my child's life. I hope you'll take that into consideration.

Response 47

The comment addresses traffic and air quality, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic, and Section 4.9, Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. In addition, please see **Response 4** to letter from Teresa Savakie, dated January 21, 2007.

Jack Eidt Comment 48

Hello. My name is Jack Eidt. I'm from Wild Heritage Planners. My address is 5015 Almaden Drive in Los Angeles, California 90042. Wild Heritage Planners is a Southern California based organization dedicated to sustainable environmental planning as well as Smartgrowth. We see this project as further evidence of the wrong type of growth that has created a complete mess in Southern California.

Response 48

This comment is an introduction to comments that follow. No further response is required.

Jack Eidt Comment 49

Basically, Wild Heritage Planners recommends that the County of L.A. consider other alternatives that -- for the fourteen hundred units that would not build within the significant ecological area of the Santa Clara River as well as in and around that, that sensitive area.

Response 49

Please see **Response 8**, above, to comment from Commissioner Helsley and **Response 21**, above, to comment from Kirsten James. In addition, please refer to **Response 2** to letter from Wild Heritage Planners, dated January 31, 2007.

Jack Eidt Comment 50

Also, as a program level, EIR looks at these general impacts. When we look to say that because it was approved on a program level, this says nothing about the reality of the impacts.

Response 50

The Landmark Village Draft EIR is a project-level EIR. Please see **Response 17**, above, to comment from Kirsten James.

Jack Eidt Comment 51

So now this board has to face the reality of twenty thousand units as a cumulative whole.

Response 51

The Landmark Village project does not propose 20,000 units, but rather 1,444 dwelling units. The comment confuses the proposed project with that of the total Newhall Ranch Specific Plan. The Newhall Ranch Specific Plan was approved by the Los Angeles County Board of Supervisor's on May 27, 2003.

Jack Eidt Comment 52

We're starting off with fourteen hundred units and it's already in a situation that's in a completely sensitive area.

Response 52

The Landmark Village tentative tract map site is located primarily on agricultural land that is not considered a sensitive biological resource area. In addition, the policy decision of whether to allow development of the Newhall Ranch Specific Plan site, including Landmark Village, already has been made by the County's Board of Supervisors in conjunction with its approval of the Specific Plan and associated program environmental documentation on May 27, 2003.

Jack Eidt Comment 53

This type of -- there's a lot of talk as -- about jobs being created in the area but as the speaker before me said, this really just creates a major commuting situation that is completely unsustainable.

Response 53

Please see **Response 44**, above.

Jack Eidt Comment 54

These people who are going to be located in this -- now it's a Greenfield area will no infrastructure to deal with them.

Response 54

Please see **Response 11** to letter from Wild Heritage Planners, dated January 31, 2007.

Jack Eidt Comment 55

So basically they're going to have to create a whole new system of infrastructure to service this development in an area that right now is just wild and open.

Response 55

It should be noted that the project site is located adjacent to the Valencia Commerce and along State Route 126. Please see **Response 7**, above, with respect to the utility corridor.

Jack Eidt Comment 56

That is a completely significant impact.

Response 56

Creating infrastructure does not necessarily create a significant impact. Portions of the utility corridor cause impacts with regard to biological impacts, but do not cause significant impacts to the utility services themselves. No further response can be provided.

Jack Eidt Comment 57

And if you really think about what it does on a macro scale for Southern California, there are -- the San Fernando Valley has all sorts of openings to create Smartgrowth development close to with the jobs existing. Instead of putting these people out -- I mean -- okay. If you keep developing out, there might be a few affordable units but really we're looking at these people are going to be moving farther away and driving into the city.

Response 57

The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Jack Eidt Comment 58

So the two alternatives, not building in the floodplain as well as the cluster option are definitely not enough.

Response 58

The Landmark Village Draft EIR proposes four alternatives -- not two as suggested by the comment. Please see Landmark Village Draft EIR, Section 5.0, Project Alternatives, for further information regarding project alternatives.

Jack Eidt Comment 59

We need to be out of the floodplain, we need to be out of the SEA area.

Response 59

Please see Landmark Village Draft EIR, Section 4.2, Hydrology. It discusses the fact that the Landmark Village project proposes to be elevated out of the floodplain. Please see **Response 8**, above, with regard to development located outside of the SEA.

Jack Eidt Comment 60

Also, the Green building issue is imperative.

Response 60

Please see **Response 12**, above. In addition, please see **Appendix F** of this Final EIR for the project applicant's "Sustainability Summary."

Jack Eidt Comment 61

We've got, we've got global climate change,

Response 61

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding global warming.

Jack Eidt Comment 62

we've got peak oil

Response 62

The comment raises issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue over the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Jack Eidt Comment 63

We've got all sorts of issues that are making this type of development totally unsustainable.

Response 63

Please see **Response 12**, above.

Jack Eidt Comment 64

And this Board has to think in a forward reaching way to require the developer to be start. And if they're going to come here and try and build more of this unsustainable stuff that has ruined the San Fernando Valley, they need to do it right with technology that's up to date today.

Response 64

The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Lynne Plambeck Comment 65

My name is Lynne Plambeck. I'm representing Santa Clarita Organization For Planning in the Environment. I'm also an elected director on Newhall County Water District. I'm not representing my board. However, I mention that to have you understand that I do have some qualifications on water issues. The -- I would like to request additional time to be able to comment on this project.

Response 65

This comment is an introduction to comments that follow. No further response is required.

Lynne Plambeck Comment 66

According to the Daily News, sixty-three letters were submitted to this commission requesting additional time. I don't think that's ever occurred before. I hope the commission recognizes that request and allow additional time for the comment -- extended comment period.

Response 66

The comment requests that the public comment and review period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Lynne Plambeck Comment 67

When this specific plan was approved, it was condition of approval that each tract map would be examined individually for water supply and water concerns would be addressed on a tract map level. So to try to exclude those is not only wrong from a planning point of view but also doesn't comply with the conditions of approval.

Response 67

Please see the Draft Landmark Village EIR, Section 4.10, Water Service, which thoroughly discusses all issues pertaining to water supply and the proposed project. The comment does not provide enough detail as to how the EIR does not comply with "conditions of approval." No further response can be provided.

Lynne Plambeck Comment 68

There is a major error in the EIR. The Draft EIR states in the water supply section that this project has its own water supply, it will merely convert the farming uses of water to municipal uses. This is an unadjudicated basin. They don't own that water. That isn't a property right. That water is a public resource. The basin is unadjudicated. It is available to anyone that wants to pump from that basin. They have argued this over and over again before the State Resources Control Board in every water venue that's available. To now put this in this EIR is egregious.

Response 68

This is not an error. As stated in Landmark Village Draft EIR, Section 4.10, Water Services, page 4.10-1:

> "Potable water demand (702 afy) would be met by the Valencia Water Company through the use of the project applicant's rights to 7,038 afy of groundwater from the Alluvial aquifer, which is presently used by the applicant for agricultural irrigation. Because this water is already used to support the applicant's existing agricultural uses, there is not expected to be any significant environmental effects resulting from the use of such water to meet the potable demands of the Landmark Village project, which is part of the approved Newhall Ranch Specific Plan area. In addition, due to project conditions, the amount of groundwater that will be used to meet the potable demands of the Newhall Ranch Specific Plan, including the Landmark Village project, cannot exceed the amount of water historically and presently used by the applicant for agricultural uses. Therefore, no net increase in groundwater use will occur with implementation of this project pursuant to the Specific Plan."

In addition, please see both the **Introduction** and **Response 17** to letter from Santa Clarita Organization for Planning the Environment, dated February 16, 2007.

Lynne Plambeck Comment 69

That portion of the EIR needs to be rewritten and re-circulated so that people can properly comment on this section. To start out by saying they have their own water resource and there's no problem just prejudices the entire section. It needs to be recirculated. This is a major area.

Response 69

Please see **Response 68**, above.

Lynne Plambeck Comment 70

There will be new -- wells in the area. Castaic Lake Water Agency is already planning on putting wells to pump water to act as a backup for the ammonium -- the spread of the ammonium perchloride. So there may be diminished water available to this project. Also, you each get this water supply report that is -- the most recent one was from last year, but you should have another one coming out.

Response 70

Please see **Topical Response 1:** Perchlorate Treatment Update. Please see the Landmark Village Draft EIR, Section 4.10, Water Service, pages 4.10-33 through 4.10-42 and 4.10-63 through 4.10-69, concerning the impact of perchlorate on water supply.

Lynne Plambeck Comment 71

Also, you each get this water supply report that is -- the most recent one was from last year, but you should have another one coming out.

Response 71

The 2006 Santa Clarita Valley Water Report, dated May 2007, has been released and is available for public review and consideration. In addition, a copy of the latest report is found in **Appendix B** of this Final EIR.

Lynne Plambeck Comment 72

I would like to bring to your attention the agricultural table in this. In 1980 when there was considerable agricultural land in this -- in the Santa Clarita Valley -- we had onion fields in the middle of town -- they were using fourteen thousand acre feet of water. Now, in 2004 according to this table they're using fifteen thousand, but the only place they're farming is in the Newhall land area. That's the only place. So why are we using so much farm water. Something is wrong with this table. The Commission needs to act -- ask for the backup documentation for this. This is being overstated. It's got to be overstated. There not -- there isn't that much arable land there. I mean, they're not farming it so -- unless they're just dumping it on the ground.

Response 72

The figures used in the Landmark Village Draft EIR, Section 4.10, Water Service, Table 4.10-A are accurate and no revision is required.

Lynne Plambeck Comment 73

I don't know but -- also the Commission should remember that the united resource -- the United Water Company withdraw their complaints because reclaimed water was going to makeup the difference of the drawdown in this basin. And if that's not going to happen, you need to look at water and tell them that.

Response 73

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Kris Ohlenkamp Comment 74

My name is Kris Ohlenkamp. I live at 2367 Old Topanga Canyon Road in Topanga, 90290. I'm president of the San Fernando Valley Audubon Society, and we in conjunction with Ventura Audubon, L.A. Audubon and the Audubon California office have submitted very concise recommendations, 15 pages of them, just concerning the birds and the impacts on birds in this area and the inadequacies and the egregious omissions that are in this environmental impact report.

Response 74

Please see **Introduction** and **Responses 1** through **86** to letter from Audubon California, dated January 19, 2007.

Kris Ohlenkamp Comment 75

There is no new significant information in this impact report that was not in the original master plan,

Response 75

The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Kris Ohlenkamp Comment 76

and there has been a lot of change in the bird life, or at least change in the knowledge of the bird life for that area in the last 15 years including the California Condor, the Short-eared Owl and the California Spotted Owl are three sensitive species which have been shown to use this Landmark Village property. They are not addressed at all in this environmental impact report. Neither are eight other sensitive bird species which use the Newhall Ranch property and most likely use this Landmark Village property as well. They are not addressed in this environmental impact report. So those are significant omissions.

Response 76

Please see the **Response 22** to letter from Audubon California, dated January 19, 2007.

Kris Ohlenkamp Comment 77

We also challenge the proposed mitigation which is totally inadequate for any of the environmental impacts on the natural resources, the biological resources of this area

Response 77

Please see **Response 67** to letter from Audubon California, dated January 19, 2007.

Kris Ohlenkamp Comment 78

If you've read this letter of ours, I think it's rather eye opening in the methods that were used to do surveys for the birds. They were totally inadequate, they did not use the approved methodologies. They were done at the wrong times of the day, the wrong seasons and in many cases they did not look for the sensitive species that are of concern. So we think that whole area needs to be addressed. So thank you.

Response 78

The comment expresses an opinion. For responsive information regarding additional surveys performed in 2007, please see the Landmark Village Final EIR, revised **Section 4.4, Biota**.

Ron Bottoroff Comment 79

Good morning, Madam Chair, members of the Planning Commission. My name is Ron Bottorff. I live at 660 Randy Drive, Newbury Park. I chair Friends of the Santa Clara River. We have provided extensive written comments, but we have several people working on additional comments. So I would ask that an additional an extension of the comment period be provided.

Response 79

The comment requests that the public comment and review period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Ron Bottoroff Comment 80

The DEIR comments on hydromodification on Page 4.3-113 show once again that there's no real understanding on the cumulative impacts, cumulative potential for existing and future development along the Santa Clara River because detrimental -- hydromodification impacts.

Response 80

Please see **Response 7** to letter from Friends of the Santa Clara River, dated January 21, 2007.

Ron Bottoroff Comment 81

I might point out on that map there behind you, there were some comments earlier about the floodplain. That entire green area to the left there which is going to be filled and developed, that is in the floodplain of the river, most of that area.

Response 81

The comment is noted. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Ron Bottoroff Comment 82

A larger quantitative regional study is needed on this. DER -- DEIR even acknowledges this on page -- in the water quality section.

Response 82

Please see **Response 25** to letter from Friends of the Santa Clara River, dated January 21, 2007. In addition, please see Dudek's Santa Clara River Watershed Study, which is found in **Appendix A** of this Final EIR.

Ron Bottoroff Comment 83

Until this study is complete and the impacts fully defined, we urge that no further projects along the Santa Clara River be approved.

Response 83

Please see **Response 82**, above.

Ron Bottoroff Comment 84

Friend of the Santa Clara River has a current lawsuit against the Army Corps of Engineers for inadequate analysis of cumulative impacts of multiple development projects along the river. And they're required to do this under the Clean Water Act and they have not do that. That's the reason for our lawsuit.

Response 84

Please see Dudek's Santa Clara River Watershed Study, which is found in **Appendix A** of this Final EIR.

Ron Bottoroff Comment 85

Most of the Biota comments I have are in the piece I turned in. We do believe that the issue of buffer zones still -- is still in play. Our written comments that are in your staff report shows that there are needs for larger buffer zones. In its initial comments on the specific plan, the California Department of Fish and Game recommended a five hundred foot minimum buffer. Several people here today have done that, and I agree with all of them. Landmark Village setbacks range from zero in places to about three hundred feet.

Response 85

Please see **Responses 13** and **16** to letter from Friends of the Santa Clara River, dated January 21, 2007.

Ron Bottoroff Comment 86

An applicable study show that this is not adequate to protect riparian species.

Response 86

The comment does not provide enough specificity to respond to the comment. No further response is required or can be provided.

Ron Bottoroff Comment 87

Landmark Village as proposed will result in a lost of over eighty -- about eighty-five acres of river flood plan, as I pointed out that green area up there, most of it. Usurping the floodplain of a river can have serious impacts.

Response 87

Please see **Response 18** to letter from Friends of the Santa Clara River, dated January 21, 2007.

Ron Bottoroff Comment 88

The floodplain avoidance alternative would prevent these impacts and if the project is eventually approved, this alternative or a lesser damaging environmental alternative should be adopted.

Response 88

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the

comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Ron Bottoroff Comment 89

I'll just conclude by thanking your commission for hanging in for ten years or more on Newhall Ranch. No approvalship for this project should be forthcoming until the DEIR is revised to account for the impacts that I have discussed. Thank you for consideration of these comments.

Response 89

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Jennifer Robinson Comment 90

Hello. My name is Jennifer Robison; 6348 Primrose Avenue; Los Angeles, California. I'm the conservation coordinator for the Sierra Club, and the Sierra Club has many concerns about the DEIR of this project. Today I'll be addressing water supply.

Response 90

This comment is an introduction to comments that follow. No further response is required.

Jennifer Robinson Comment 91

We would also ask for additional time in commenting on this issue, but today my address will be for the water supply.

Response 91

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Jennifer Robinson Comment 92

The approval of Newhall Ranch Specific Plan called for the water supply to be addressed during consideration of each phase and tract map.

Response 92

Consistent with this comment, the Landmark Village Draft EIR, Section 4.10, Water Service, evaluates the Landmark Village project's water demand and supply at the project-level.

Jennifer Robinson Comment 93

The existence of the ammonium perchlorate in the Santa Clarita water -- Valley water supply has negative effects on the health of our community members especially our children.

Response 93

Please see **Topical Response 1:** Perchlorate Treatment Update. In addition, please see the Landmark Village Draft EIR, Section 4.10, Water Services, pages 4.10-33-42 and 4.10-63-69, concerning the impact of perchlorate on water supply.

Jennifer Robinson Comment 94

And subsequent to the approval of the specific plan, studies have shown the spread of the perchlorate plume including low levels which were discovered in the Newhall County Water District Well 13. Currently there are no cleanup facilities online to address this pollution issues.

Response 94

Please see **Topical Response 1**: Perchlorate Treatment Update. In addition, please see the Landmark Village Draft EIR, Section 4.10, Water Services, pages 4.10-33 through 4.10-42 and 4.10-63 through 4.10-69, concerning the impact of perchlorate on water supply.

Jennifer Robinson Comment 95

With the increased development, increased development adds stress to the water supply in the region and the Santa Clara River and Saugus Aquifer are unadjudicated basin. Therefore, Newhall Ranch does not have its own water supply as DEIR implies.

Response 95

Please see both the **Introduction** and **Response 8** to letter from California Water Impact Network, dated February 11, 2007. In addition, please see **Response 68**, above.

Jennifer Robinson Comment 96

And the Sierra Club is very concerned about the water supply and the health and future of families.

Response 96

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Commissioner Helsey Comment 97

I would ask a question in relation to Well 13 when you talked about there are no cleanup alternatives for that. Wasn't there a proposal that was --

Response 97

Please see the Landmark Village Draft EIR, Section 4.10, Water Services, pages 4.10-33-42 and 4.10-63-69, concerning the impact of perchlorate on water supply. In addition, please see **Topical Response 1**: Perchlorate Treatment Update.

Commissioner Helsey Comment 98

Do you know whether or not they're depended upon a brineline establishment? Establishment of a brineline?

Response 98

A brine line is not part of the perchlorate remediation proposed by CLWA and the local retail water purveyors.

Jeanette Vosberg Comment 99

Hi. I'm Jeanette Vosberg. I live at 4124 East Boulevard in West Los Angeles, 90066. And I understand that you're building in a floodplain, and this eliminates natural water quality benefits. From the commissioners' remarks I get the distinct impression is not one of your major focuses.

Response 99

The Landmark Village tentative tract site is being raised sufficiently that it will remove the tract map site from the floodplain.

Jeanette Vosberg Comment 100

Water is my major focus, and although I live in West L.A., I come out to the -- to Santa Clarita very often because we own property out there. And I see something that I fight against every day in the Biota watershed and that's the appearance of concrete. Over ninety percent of our Biota watershed has either been put in the storm drains or channelized in concrete. And now because of all of that concrete and all of those storm drains, what has happened is that every time that there's a storm, all of the urban runoff from our streets combines with the natural storm water and makes a polluted soup that goes down all of these storm drains which feed into the Biota Creek -- or the Centinela Creek which feeds into the Biota Creek and then directly into the ocean and the pollution is so bad that, you know, I wouldn't swim in there. People do, but I think they're crazy.

Response 100

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Jeanette Vosberg Comment 101

And so what's happening is that now we're under federal mandate to clean up the Santa Monica Bay, and how do you do that? Well, there's two ways. One is through mechanical means like, you know, send it to a Hyperion plant or one of these reclamation plants you were talking about earlier or clean it up in some way.

Response 101

The comment discusses Santa Monica Bay and not the Newhall Ranch Specific Plan area or the Landmark Village project site. As such, no further response is required. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Jeanette Vosberg Comment 102

The most cost effective way based on the County of L.A.'s own statistics, of which I think you are apart, say that that will cost six to ten times more to do mechanical solutions than to put back the natural function of the watershed. And so what I'm sitting here thinking is why on earth when you have natural means of water purification, the probability of using storm water when we have a water shortage are you considering doing exactly what the Biota watershed has done and what we're trying to undo? I just would say that seriously you're doing a wrong thing here. Einstein said that if you always do the things you've always done, you'll always get the result you've already gotten. And if you, if you think that you can go ahead -- whether you cosmetically put your concrete in –

CHAIR VALADEZ: Ma'am.

CHAIR VALADEZ: MS. VOSBERG: have a big problem later-- and then you put some dirt over it – Ma'am, your time is up.-- either way it all --Thank you.-- turns into the same thing. You're going to on.

Response 102

The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 103

My name is Barbara Wampole. My address is 28006 San Martinez Grande Canyon Road; Castaic, California 91384. Good morning, Chair Valadez and commissioners. Thank you very much. I truly appreciate your attention to my comments. I also first want to start with saying that the public needs more time to comment, and I myself need more time to completely review and comment fully on this. I respectfully request an extension to keep the comment period open so that we can make adequate analysis of everything that's before you. It's a huge project.

Response 103

The comment requests that the public comment period be extended. Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Barbara Wampole Comment 104

I'd also like to say that I'm a 35-year resident of the Santa Clarita Valley, and I'm the vice chair of Friends of Santa Clara River.

Response 104

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR.

Barbara Wampole Comment 105

I sit in traffic in this valley, I see trails blown out by floods. I've seen improved air decline severely, I've seen creek after creek concreted by this applicant among others, and I also volunteer at the homeless shelter and I've seen this community propose that we bus our homeless to Los Angeles. So we have severe problems with housing, with traffic and a lot of other things, and this project, again, is a sprawling project and does not -- it is not sufficiently sustainable. Excuse me. Any amount to the specific plan concerns us.

Response 105

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, Section 4.7, Traffic/Access, Section 4.5, Floodplain, and Section 4.9 Air Quality. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Barbara Wampole Comment 106

We believe that there are still concerns with the specific plan and that comment period does not offer adequate time to review this and the amendments. Other outstanding concerns we have with the specific plan also need to be reviewed. We still need more time.

Response 106

Please see **Response 103**, above.

Barbara Wampole Comment 107

And I think we also need to point out that the Army Corps of Engineers and the California Department of Fish and Game still have not issued permits for this project, and we are now looking at the county approving something that may not actually be able to be built the way that the project is being proposed. Why are we doing this now?

Response 107

Please see **Topical Response 2**: EIS/EIR Project.

Barbara Wampole Comment 108

Four years ago the overall specific plan was approved.

Response 108

The comment restates information contained in the Landmark Village Draft EIR, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 109

There is indeed new information since then. Critical natured -- the critical nature of any new information regardless of the quantity is really of more importance.

Response 109

The comment addresses general subject areas, but does not raise any specific issue regarding the Landmark Village EIR analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Barbara Wampole Comment 110

We face grave challenges due to the resource consumption that we all exhibit and natural resource identification on the project site. Another thing that I think I keep bringing up, whenever I've been to hearings on this project in had area, Chiquito Canyon Landfill continues to be a challenging impact on the existing and future residents. The pollution plume that was identified in the groundwater in the 1990s when the landfill was expanded still somehow alludes full analysis. Simply living in close -- proximity to the landfill hazards needs fuller analysis. And the farm water which is used in this area in theory for that project, still I don't see anyone analyzing the quality of that in relation to the landfill, and I'm very concerned about that.

Response 110

The comment addresses resource consumption and identification, both of which received extensive analysis in the Landmark Village Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. The comment also generally addresses the Chiquito Canyon landfill. In response, the Landmark Village Draft EIR, Section 4.21, Environmental Safety, pages 4.21-30 and 4.21-31, address the Chiquito Canyon landfill and potential groundwater impacts:

> The landfill is listed on several databases, although it is reported as having had no violations of applicable hazardous waste laws. The environmental concerns associated with this property, including odors, leachate, methane gas migration, water quality, dust generation, and windblown refuse, are mitigated through landfill design, construction and maintenance in accordance with federal, state, and local regulations. Specific design features include surface water controls, groundwater protection barriers, and landfill gas collection systems.
>
> Impacts to the groundwater table beneath the landfill site are unlikely for two reasons. First, the landfill is lined with clay, synthetic fabric, or other types of liners to prevent materials from entering ground or surface waters. Second, the facility is located in an assumed cross-gradient location relative to the regional groundwater flow direction. Therefore, the potential environmental impact from this property is low."

Barbara Wampole Comment 111

I'd like to point out again that this project channelizes the Santa Clara River. It, it -- the buried bank stabilization is merely a cosmetic to show that if it's blown out, we then end up with concrete, and it's now channelized as if it had concrete anyway. Revegetated, it's still channelized.

Response 111

The comment claims that the Landmark Village project's proposed bank stabilization will channelize the Santa Clara River. The bank stabilization proposed for the Landmark Village project is not a cement channel. The bank stabilization techniques used for the Landmark Village project are adequately described in the Draft EIR, Section 1.0, Project Description, pp. 1.0-53 and 1.0-54. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content of the Draft EIR, no further response is required.

Barbara Wampole Comment 112

I'd just like to make one comment before I close. Alexander Graham Bell said in 1917 when he was 70 years old, we can take coal out of a mine, but we can't put it back. We're spendthrifts in the matter of fuel and are using our capital for running expenses. What shall we do when we have no more oil? And what would happen if all the fossil fuel being burned continued to fill the air with pollutants? He was inclined, as he said, to think we would have a sort of greenhouse effect, a whitewash, a glasshouse cutting off large portions of the sun's heat and creating a greenhouse by reflecting it away. We -

CHAIR VALADEZ: Thank you very much.

MS. WAMPOLE: -- we don't come before you with frivolous concerns. You might appreciate our frustration in the light --

CHAIR VALADEZ: Excuse me. If you could just --

MS. WAMPOLE: of how long --

CHAIR VALADEZ: -- if you could just give us your last comment. Is that it?

MS. WAMPOLE: Just to say you might, you might appreciate our appreciate our frustration as concerned citizens in the light of how long this awareness of our consumption could be a problem and has been ignored for so many years. Thank you.

Response 112

The comment raises issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final

decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Thomas Barron Comment 113

Hi. My name is Thomas Barron. I also live at 28006 San Martinez Grande Canyon Road in Castaic. Good morning, commissioners, and thank you for this opportunity to contribute testimony for your consideration of the specifics of the proposed Landmark Village plan. I have lived in the -- for the past thirty –

CHAIR VALADEZ: You'll have to slow down a little.

MR. BARRON: Okay.

CHAIR VALADEZ: I know you're reading. When you read, a person tends to speak faster.

MR. BARRON: I'll be happy to make a copy of this also.

CHAIR VALADEZ: Also, that would be good. You can give it to us for the record.

MR. BARRON: Yeah. Unfortunately, I don't have a printer with me. So I'll have to e-mail it if you'll accept it as testimony after today.

CHAIR VALADEZ: Yes, we will.

MR. BARRON: I have lived for the past 35 years on the immediate border of the project area and have participated in the consideration of the Newhall Ranch Plan since its inception. I've given public comment in the past and have attended hearings including the supervisor hearing in which the specific plan was approved as well as traveling to Kern County for the court case. I have reviewed the documents submitted to you today in electronic form and have listened to this morning's request that we not rehash the issues that have been settled. So I will try to limit my testimony today to the subjects of transportation and air quality.

Response 113

The comment addresses general subject areas, which received extensive analysis in the Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Thomas Barron Comment 114

My work, like so many of the residents in our area, is outside the area and commuting is part of my life. I have passed by the project area for years and years and have always reflected on how my neighbors who settled the area took the streetcar from Flower Street, then by train from Union Station to the nearby Castaic Junction Station. When I moved in, in the early 70's, the freight train still ran to Ventura and we could hear the whistles in the distance. This rail line was destroyed by flood in the -- I believe in the late 70's, and the Newhall Company bought the right of way, removed the tracks that travel the length of what is now the project area. Fillmore and Piru have kept a portion of that track alive and in fact branded their communities around the trains as Heritage Valley.

Response 114

The comment provides factual background information, but does not raise an environmental issue within the meaning of CEQA. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Thomas Barron Comment 115

In the plan before you there is a provision for rail, but it is certainly not that is it is actually going to be restored and it is certain -- it is not certain that it is actually going to be restored in a timely manner. Why not require the construction of the rail to proceed or being required to be concurrent with the buildout of Landmark Village? I think you might have the authority to do that.

Response 115

Right-of-way has been set aside for light rail on the Landmark Village project site.

Thomas Barron Comment 116

Like the commissioner, who also commutes down I-5, we're all concerned with traffic. The applicant addresses the traffic issue in a number of documents, but it really comes down to the basic assumption that the jobs to work ray show analysis is correct. Supervisor Yaroslavsky stated in the approval hearing that even he doesn't believe this. The map showed millions of feet of industrial space between this project and town center and the impact -- the implicit representation is the residents will work there having commuted the short distance across the bridge at Castaic Creek, now 126, and that their use of other community resources is off peak unless impactful.

Response 116

The comment addresses the overall Newhall Ranch Specific Plan, which is not the focus of the Landmark Village Draft EIR. The Landmark Village Draft EIR focuses upon the impacts of the project and not of the entire Newhall Ranch Specific Plan. Nonetheless, the County's Board of Supervisors previously considered and certified the Newhall Ranch Specific Plan Program EIR, which fully evaluated the environmental implications of approving the Newhall Ranch Specific Plan and related project approvals. The Landmark Village Draft EIR is a project-level environmental document, which tiers from the previously certified Program EIR.

Thomas Barron Comment 117

I'm an avid cyclist and am currently in the Santa Clara Velo Club whose members use the bike trails and roads throughout the area. It is not uncommon for our members to put in more an a hundred miles a week in both individual and group rides. We are intimately familiar with the traffic issues on the ground and our club has been working with the city to establish trails and bike lanes. I'm going to skip ahead here.

So we've had the unique opportunity to see this on the ground. I'm there with the trucks and the cars on 126. Air quality, especially ozone, is a major concern to cyclist. The plan contains documentation of the appropriately named carbon monoxide non- attainment area, which claims that it is primarily from out of the area and, therefore, additional impacts from the projects are incident all. I would ask the commissioners to be -- require more specific designation of the mitigations outlined --

CHAIR VALADEZ: If you could just --

MR. BARRON: -- especially proper bicycle circulation plan.

CHAIR VALADEZ: Okay. That should be your last -- if it's the last --

MR. BARRON: That's basically my last comment. The project repeatedly uses the bicycle plan as a mitigation, and I don't find the map or the definition in the group to be --

CHAIR VALADEZ: Thank you very much.

MR. BARRON: I would request that you make that more specific.

Response 117

Please see the Landmark Draft EIR, Section 4.7, Traffic/Access, Figure 1.0-19, Landmark Village Portion of Specific Plan Master Trails Plan, and Figure 1.0-20, Landmark Village Trails Plan, which depict the trails (including bicycle) that are included in the proposed project.

Commissioner Helsley Comment 118

I would like to be certain that they talk about the two cul-de-sacs that are on the west side of the project and then have streets projecting out of them parallel to 126 and going off to a butt-in.

I would like to have you comment as to what were the setbacks that were originally discussed from the river and how have you met those setbacks.

What are we doing in relation to trail heads for hiking and equestrian use and the interface across the bridge -- or across the river, not necessarily across the bridge. How do bikers and equestrians get across the river? You have a large -- a couple of large bridges you're building. Are you planning to put walk -- separate walkways from the traffic on the sides and maybe on the opposite side an equestrian? I don't know. But something needs to be done in that, in that direction.

I heard the aspect of a trail going through the -- or through the -- in a central park area and -- but it was going to be a private park. But there's a trail that goes through there. That's a public trail. So how do you keep the private park and the public trail or were you just talking about that park being maintained by the Homeowner's Association and being a public park? I was confused at that point.

A statement was made by -- and brought up and I think really sparked an interest in mind and that is that the aspect of getting right of way and building that right of way, at least getting into Ventura, was an interesting comment, and I think something that needs to be studied as a continual rail line that's already three fourths in existence. Definitely the leads building and the private development of power generation.

Response 118

Please see **Response 4** to letter from Heal the Bay, dated January 22, 2007. Based on the site-specific analysis conducted in the Landmark Village Draft EIR, the setback/buffer is consistent with the previously approved Newhall Ranch Specific Plan.

Please see **Response 115**, above, with regard to the project setting aside right-of-way for rail. Access for hikers and pedestrians is described in detail in the Landmark Village Draft EIR, Section 1.0, pages 1.0-39 through 1.0-44.

Commissioner Helsley Comment 119

The aspect of waist to energy facility, and I realize it may not be on this property, but I think there needs to be a plan within your project total area for that MRF and for waist to energy concerns because that's a critical need for our future.

Response 119

The Los Angeles County Sanitation District presently operates a waste-to-energy incinerator in the City of Commerce. The facility was built in 1986 and provides power for up to 20,000 homes. The facility includes a large incinerator with a smoke stack approximately 150 feet tall. According to the Sanitation District, there has not been a waste-to-energy facility proposed in California since 1990. There are presently a total of three in the state.

Policy changes and environmental regulations have made it extremely difficult to build new waste-to-energy facilities within the state. State and federal regulations no longer consider these facilities as a safe and environmentally sound alternative to landfills. Federal incentives, investments tax credits, favorable tax treatment and reasonable permitting no longer exists for these facilities. An example is that these facilities are no longer eligible for emission off-set credit by the Air Quality Management District. Finally, several environmental organizations argue that these facilities not be considered as a renewable energy source.

Commissioner Helsley Comment 120

The Native American tribe, I see that there's a letter that we've received from Native American Heritage Commission on January 22nd that does talk about the tribal extinction and interface that needs to be seriously looked at.

Response 120

The Tataviam Band is not extinct and the archaeological consultants have personally apologized to the Tataviam Band. The page of the archaeological report that erroneously stated that the Tataviam Band was extinct has been revised.

Commissioner Helsley Comment 121

What has been given to the new studies in relation to the Nature Conservancy and some of the Santa Clarita preservation funds and set asides that were not available when the EIR was first being developed?

Response 121

The comment is noted. No further response is required given that the comment does not address or question the content of the Draft EIR. However, the County is unaware of any specific funds that could be utilized by a conservancy organization to acquire parts or all of the project site.

Commissioner Helsley Comment 122

I think you need more credit given to your -- and I would like to hear some more discussion on Smartgrowth where -- and there's a three letter acronym. TM --

CHAIR VALADEZ: TMDs.

COMMISSIONER HELSLEY: What?

CHAIR VALADEZ: TMDs or -

COMMISSIONER HELSLEY: No. It's some neighborhood project, but it's a transportation (*)the walking characteristic, and I would like to hear more about that.

Response 122

There are many different components that make a community sustainable or qualify it as a smart growth project. These include a proper mix of land use, provision of jobs, design for future transit uses in the plan, provision of open space and recreation, connectivity (trails), preservation of natural areas, the reduction of impermeable surfaces, water conservation and re-use, energy conservation – potentially including the use of alternative energies (wind, cogeneration, etc.), and the incorporation of green building techniques.

As evidenced below, Landmark Village, as with all of Newhall Ranch, incorporates the following components of a sustainable or smart growth community:

- **Mix of Land Uses.** Landmark Village, along with the other villages in Newhall Ranch, will include a broad range of housing types, including affordable housing, along with commercial, office, and public facilities. As to Landmark Village, a diverse range of 1,444 homes (308 single-family and 1,136 multi-family units) would be provided. To minimize and shorten vehicle trips, most homes will be within walking distances to the Landmark Village community's commercial and mixed-use areas, elementary school site, community park, and trail system. Finally, Landmark Village is located adjacent to the Valencia Commerce Center, one of the largest employment centers in the Santa Clarita Valley. Bike and pedestrian trails within Newhall Ranch and Landmark Village will connect to trails within the Valencia Commerce Center.

- **Provision of Jobs.** A portion of Newhall Ranch's projected 19,000 new jobs would be offered through Landmark Village's mixed-use and commercial areas. Newhall Ranch is adjacent to the existing Valencia Gateway (which includes the Valencia Commerce Center), which presently provides 50,000 jobs. Other development within Valencia Gateway will create an additional 30,000 jobs. When completed, the job centers in Newhall Ranch and Valencia will have resulted in the creation of approximately 100,000 jobs in the Santa Clarita Valley. A balanced jobs-housing base is a critical component to a sustainable community because it allows people to work close to home and minimizes vehicle miles traveled.

- **Locating of Residential Uses in Close Proximity to Commercial Services/Public Spaces.** Nearly 60% of the residential units in Newhall Ranch will be located within walking distance of village or commercial centers. This is clearly documented by the Landmark Village land plan. Residents within Landmark Village will be able to utilize paseos/trails and/or the Santa Clara River Regional Trail to walk to commercial centers, private recreational facilities, the elementary school and a community park. As stated above, this traditional neighborhood design minimizes vehicle trips.

- **Provision of Transit and Light Rail Right-of-Way.** Newhall Ranch, including Landmark Village, will be part of the Santa Clarita Transit system and will pay its fair share for transit service to the community. Transit improvements within Newhall Ranch will include a park-and-ride lot, a future transit station, transfer station, bus stops, and preservation of light rail right-of-way. Landmark Village will include a total of five bus stops, a park-and-ride lot, and the preservation of light rail right-of-way along SR-126. The provision of transit and the accommodation of light rail encourage residents to rely less on vehicular travel.

- **Open Space, Recreation, and Preservation of Sensitive Resource Areas.** Newhall Ranch, of which Landmark Village is a part, includes the preservation of the High Country, Salt Creek Corridor and the Santa Clara River and internal open areas - a total of nearly 7,800 acres. A total of three community parks (Landmark includes the first) and up to ten neighborhood parks will be provided as part of Newhall Ranch. Finally, private recreation facilities will be provided throughout the entire Ranch providing additional recreational opportunities to residents. In short, Landmark Village's design connects jobs, retail, schools, parks, and recreation facilities with the community's trail system to promote walking and biking while minimizing vehicle trips.

- **Hierarchy of Trails.** Newhall Ranch will include over 50 miles of trails to encourage pedestrian mobility. Landmark Village includes a two-mile extension of the Santa Clara River trail, with direct connections to residential, commercial, and park uses, and various paseos including the paseo running along "A" Street or the Landmark Village Spine Road. This design also is intended to minimize vehicle trips.

- **Reducing Impermeable Surfaces.** To curtail urban runoff and maximize groundwater recharge, Newhall Ranch, including Landmark Village, will utilize open/soft bottom channels, smaller street sections, where possible, increased native landscape areas, and non-structural water quality treatment improvements.

- **Water Conservation and Re-Use.** Newhall Ranch, including Landmark Village, will utilize native, drought-tolerant plants in the community's landscaping, use recycled water for irrigation, and evapotranspiration controllers (i.e., weather-sensitive sprinklers) to reduce potable water demand and runoff.

- **Traffic/Transportation Improvements.** Landmark Village's traffic circulation plan, which is consistent with all of Newhall Ranch, minimizes vehicle trips and reduces GHG emissions through the design of internal roads in conjunction with homes, school site, commercial areas, and trail system. Transit is included in the traditional neighborhood design, and it includes a park-and-ride lot and bus stops. Additionally, a five-mile right-of-way for a potential Metrolink light rail extension is accommodated along SR-126. Trails and bike paths leading to close-to-home jobs, neighborhood-serving retail, and the school encourage residents to reduce vehicle miles traveled. The applicant also has committed to fund $300 million in roadway improvements in the Santa Clarita Valley in conjunction with the Newhall Ranch Specific Plan, including Landmark Village, to improve traffic movement and circulation.

The project applicant also has prepared a "Sustainability Summary" for Landmark Village that identifies the above project design features and includes green building measures and alternative energy sources. Please see **Appendix F** to this Final EIR.

Commissioner Helsley Comment 123

The perchlorate is still a sensitive issue. We keep hearing that it's been taken care of or it's going to be taken care of. We don't have a brineline yet. That project -- that problem has not gone away. This Commission took and covered over -- or maybe is going to be taking and covering over a section of the input area to pull that plume back. And I think we need to be concerned with that.

Response 123

Please see the Landmark Village Draft EIR, Section 4.10, Water Service, pp. 4.10-33-42 and 4.10-63-69 concerning the impact of perchlorate on water supply. Please also see **Topical Response 1**: Perchlorate Treatment Update.

Commissioner Helsley Comment 124

United Water I think needs weigh in some in a manner on this project again as -- in relation to current agreements and current situations with water availabilities.

Response 124

United Water Conservation has submitted a letter to the County regarding the Landmark Village Draft EIR and that letter is found in the Final EIR. In brief, United Water Conservation District indicated that it did not believe that the project would result in an overdraft of the eastern basin, or impact flows at the Los Angeles County/Ventura County line.

Commissioner Helsley Comment 125

I don't know -- I think the Audubon gave us an outstanding letter, very, very extensive. And we need to take and interface that into our EIR in a specific way. There are a lot of issues brought in there that I don't think have been looked at before and I think that they do need to be looked at.

Response 125

Please see **Introduction** and **Responses 1** through **86** to the letter from Audubon California, dated January 19, 2007.

Commissioner Helsley Comment 126

I concur that we need more time, and I am pleased to hear that we're looking at doing it, but there's a definite position going in that direction.

Response 126

Additional time for public review and comment has been provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities.

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

REGIONAL PLANNING COMMISSION

IN THE MATTER OF:)
)
PUBLIC HEARING)
LANDMARK VILLAGE PROJECT)

ROOM 150, HALL OF RECORDS
320 W. TEMPLE STREET
LOS ANGELES, CALIFORNIA 90012

WEDNESDAY, FEBRUARY 28, 2007

9:00 A.M.

Reported and Transcribed by: Troy Anthony Ray
231 South Baldwin Avenue, #F
Arcadia, California 91007
(626) 272-7548

Proceedings recorded by electronic sound recording;
transcript produced by transcription service.

1

APPEARANCES

COMMISSIONERS

Esther L. Valadez, Chair
Harold V. Helsley, Vice Chair (Absent)
Leslie G. Bellamy
Pat Modugno
Wayne Rew

STAFF

Susan Tae
Frank Meneses
Elaine Lemke, County Counsel
Lawrence Hafetz, County Counsel

ALSO PRESENT

Barry Witler, Department of Public Works
Captain Scott, Fire Department
Glenn Adamick, Applicant
Connie Warden Roberts
Larry Mankin
Mike Lebecki
Rich Waters
Garry George
Dawn Duetra
Sharon Ford
Cam Noltemeyer
Ileene Anderson
Barbara Wampole
Lynne Plambeck
Katherine Squires
Teresa Savaikie
Lisa Fimiani
Kris Ohlenkamp
Jennifer Robinson

INDEX

AGENDA ITEMS:

1. Pledge of Allegiance

2. Approval of the Agenda

3. Director's Report

4. County Counsel's Report

5. Approval of the minutes of the regular meeting of February 14, 2007

6. Public Hearing - Landmark Village Project

Staff Report by Ms. Susan Tae

Public Comments

7. Commissioners Deliberation

End of Public Hearing - Landmark Village

Certificate of Reporter

LOS ANGELES, CALIFORNIA

PROCEEDINGS BEGIN AT 9:00 AM

CHAIR VALADEZ: Good morning, everyone. Welcome to the February 28th meeting of the Regional Planning Commission. We are now called to order. It's 9:00 a.m. We begin with the Pledge of Allegiance. Commissioner Bellamy will lead us.

COMMISSIONER BELLAMY: Please stand and join me in honoring our country by saying:

(Pledge of allegiance)

CHAIR VALADEZ: Can I begin with the approval of the agenda, please.

COMMISSIONER REW: Move approval.

COMMISSIONER MODUGNO: Second.

CHAIR VALADEZ: So ordered. Director's report. Do we have one today?

MR. MENESES: Good morning, Madam Chair.

CHAIR VALADEZ: Good morning.

MR. MENESES: I just wanted to report that yesterday we had -- the Board scheduled the Del Rey Shores project. That's been continued to March 7th so I don't have anything to report on that at this point.

CHAIR VALADEZ: Just a quick question. Did they hear anything on Del Rey Shores or just a continuance?

MR. MENESES: It was continued --

CHAIR VALADEZ: No testimony?

MR. MENESES: -- without discussion.

CHAIR VALADEZ: Without discussion. Any other questions? Seeing none, county counsel.

MS. LEMKE: Nothing.

CHAIR VALADEZ: Okay. Minutes for approval February 14th.

COMMISSIONER MODUGNO: Move approval.

COMMISSIONER BELLAMY: Second.

CHAIR VALADEZ: So ordered.

COMMISSIONER REW: I will abstain. I left the meeting a few minutes early.

CHAIR VALADEZ: Okay. With one abstention.

Now we move to the public hearing. We have Tentative Tract Map Number 53108, and I'm asking for any ex parte with respect to this matter.

COMMISSIONER BELLAMY: Madam Chair.

CHAIR VALADEZ: Yes, Commissioner Bellamy.

COMMISSIONER BELLAMY: I discussed the affordable housing portion of this with persons that are going to be involved with this project.

CHAIR VALADEZ: Okay. Any others? Okay. Seeing none, this is a continued hearing from January 31st, 2007. Is

there a staff report -- an additional staff report with respect to this?

MS. TAE: Excuse me. Apologize for the delay. Agenda Item Number 6. My name is Susan Tae, and I'm with the Land Division Section. This morning is a continued public hearing on Project Number 00-196 also known as the Landmark Project which includes amendments to the general plan, Santa Clarita plan and Newhall Ranch Specific Plan for different road classifications as well as conditional use permits for on site and off site development, an oak tree permit and a tentative tract map.

The public hearing was opened on January 31, 2007 and testimony was taken from the applicant and the public. After your Commission provided additional comments for the applicant to respond, the Commission continued the public hearing to February 28th. The public comment period on the draft environmental impact report was also extended by your Commission to February 20, 2007 which provided a total ninety-day comment period on the draft EIR. The applicant has provided additional information which staff has summarized in the analysis for this morning's hearing in your hearing packages.

For correction with respect to the bird surveys in response to the Audubon letter, field surveys were conducted for the California Condor and two owl species, and it was indicated that these species had not been observed on the property. The

full discussion of the bird surveys was provided in a letter from Impact Sciences which was included in your packages.

Another issue that was not discussed in the most recent staff analysis was the terms of the affordable housing program. The Newhall Ranch Specific Plan contains an affordable housing program which provides for both for sale and for rent affordable units. The specific plan also contains language that a fifteen year deed restrict be recorded for the rental units. However, no such similar term length is provided in the specific plan for the for sale units. As required the applicant has provided to staff an affordable housing report which outlines the number and type of units that are proposed within each tentative map for monitoring purposes.

Within this report the program indicates a term length of five years for affordability of the for sale units. Staff suggests that your Commission request that the applicant present their affordable housing program to you for additional information as well as staff recommendation that the term be increased to fifteen years to match the existing term length for the for rent units within the specific plan area.

Additional correspondence received to date has been provided to your Commission this morning. Those did also include letters that were received for the draft EIR after the public comment period had closed. Therefore, with the changes

described in the staff report as well as the increase in the term length of the affordable housing for sale units, staff recommends that your commission close the public hearing this morning and indicate its intent to approve the project and direct staff to return with final documents. That concludes staff's presentation if there are no further questions.

CHAIR VALADEZ: Do we have questions for staff? Commissioner Bellamy.

COMMISSIONER BELLAMY: Madam Chair, the fifteen year deed restriction, you said that's part of the rental -- rental units? 1

MS. TAE: That's correct. And that's provided currently in the specific plan.

COMMISSIONER BELLAMY: And that's going to be monitored by whom? 1

MS. TAE: The Community Development Commission, and there's a monitoring program outlined within the specific plan that provides for annual reports to be submitted. There are also provisions that after the 5,000th unit has been proposed as part of a tentative map, that housing reports are submitted to staff for review.

COMMISSIONER BELLAMY: And affordable housing, presently they propose a five year affordable housing restriction; is that correct? 1

MS. TAE: For the for sale component.

COMMISSIONER BELLAMY: For the for sale? 1

MS. TAE: Correct.

COMMISSIONER BELLAMY: And you're -- and staff is suggesting that five years go to fifteen to basically coincide with the deed restriction? 1

MS. TAE: Staff recommends a longer term length and fifteen years would match the existing deed restriction length for the -- for rent units.

COMMISSIONER BELLAMY: I just -- I just wanted to clarify that. Thank you. 1

MS. TAE: Uh-huh. You're welcome.

CHAIR VALADEZ: Okay. Any additional questions for staff? Thank you very much.

We're now going to proceed to the public testimony portion of the public hearing. What we require is that every individual who is going to be testifying before us be sworn in. So what I would like to do is to swear everyone in here who is here now who is going to be testifying on this matter or any other matter -- the other two matters that are here today also. So if you could please stand if you're going to be testifying on any matter and raise your right hand. That's both -- that's all three matters that we're going to be dealing with today. Okay. Thank you.

(Swearing in public)

CHAIR VALADEZ: Thank you very much. In the back of the room we have the agendas which -- it will also tell you what the order of the matters that we're going to be -- taking up today, but also indicate the time limits. We have a time limit both on the applicant and also on those of you that will be testifying. It's three minutes. We have a small box up here which will start with green and you will -- after you've given your name and address, and then will move to amber and then will move to red. Please try to keep track of those colors so that you can begin to sum up when -- you have thirty seconds when it becomes amber. I will be asking you to talk -- stop your testimony at three minutes. That's so that -- we have a lot of people here today. We want to be sure that we complete public hearings. So with that we'd like to hear from the applicant first.

MR. ADAMICK: Well, thank you Madam Chair, members of the Commission. Glenn Adamick, 2323 Valencia Boulevard on behalf of Newhall Land. First what I will do is go through very quickly our four -- our affordable housing program for Newhall Ranch. As indicated at the last hearing on January 31st, we have a total of 2,200 affordable units that will be included within the Newhall Ranch community. Twelve hundred -- about 1,200 homes would be for moderate income; 220 homes low income;

330 homes low income, and 440 homes very low income. In Landmark Village we have a total of 296 affordable homes. Those are broken up between a for sale component, which Ms. Tae mentioned, as well as a very low income senior component that would be within the Landmark Village.

As far as the fifteen year restriction, the specific plan did not touch on a restriction for, for sale units. If it's the Commission's desire to make that fifteen years, that would certainly be okay with us. What we've found in the past though with for sale housing is a long-term restriction like that may actually penalize the folks that get into that unit to begin with who want to move up and buy a larger house down the road. But if the Commission would like to go ahead and impose a fifteen year restriction on for sale, we're fine with that requirement.

What I wanted to move onto next was really just going through my Landmark presentation and taking about the items that were raised by the Commission at the last hearing. First and foremost, the Newhall Ranch Specific Plan, as indicated last time, was approved by the Board of Supervisors in 2003. In 2004 a settlement agreement was reached with various litigants who litigated the specific plan. There were public hearings on the specific plan since 1996. Many of the issues that were raised at the last hearing by folks who spoke were all heavily debated,

1 discussed, vetted and resulted in the Board approving a project
2 and adopting a statement of overriding considerations for
3 various significant unavoidable impacts. The horizontal
4 location of bank stabilization was identified, bridge crossings
5 were identified. Those were all approved as part of a master
6 conditional use permit by the Board.
7 Newhall Ranch is adjacent to services. It's within an
8 urban growth area. The Santa Clarita Valley presently has a
9 population of about 250,000 people and it's growing. The Board
10 in approving the project identified various significant
11 benefits. A large dedication of open space, nearly 7,000 acres
12 which included the High Country, included the Salt Creek
13 Corridor, the Santa Clara River; thirteen parks, fifty miles of
14 trails, improvements to 126, funding for I5 mainline
15 improvements, seven schools, a library, a sheriff station, three
16 fire stations -- an extensive list of amenities. There were
17 20,000 jobs -- when combined with what was existing and what is
18 left to be built in Valencia as part of Valencia Gateway,
19 results in a hundred thousand jobs.
20 The evaluation now is really consistency with the
21 specific plan. And I think as staff has indicated, we are
22 consistent with that specific plan. The EIR conclusions in the
23 project level environmental document are consistent with those
24 conclusions in the programmatic document that was approved by
25

the Board of Supervisors. One exception is short-term noise related to bridge construction.

Going into the Landmark staff report, we provided a letter that addressed many of the Commission's comments on Landmark. The first one that I'll go through is sustainability. I think we provided a great deal of examples in our letter on how Newhall Ranch and Landmark Village is a sustainable community. We have a mix of uses, we're providing jobs, there's walkability, there's transit access, open space, resource preservation, water conservation and reuse are among those.

We made a revision to the school and park plan per the Commission's comments. We sat down with the Castaic School District and with L.A. County Parks and that revised plan has been provided to the commission as part of your packet. The benefit of that plan is that it moves the school away from SR126 and creates a larger stacking area for drop off and pick up of students there.

As far as the Native Americans concerns, there was an error. That error was acknowledged and corrected in the cultural report. Apology was issued by the consultant that worked on the EIR, and we have a relationship with the Mission Band of Tataviam Indians. We are going to continue to have that relationship and consult and work with them as we build out Newhall Ranch. An issue was raised concerning trailhead. We

will work with Parks and Rec. on incorporated a trail head west of Long Canyon Road to provide access to the Santa Clara River trail.

On the issue of buffers, perchlorate and the Audubon letter, a very detailed memorandum from the environmental consultant was included in the Commission packet that addressed those issues. And I know the environmental consultant is here to answer any questions that the Commission may have concerning that.

The Commission also asked that United Water be consultant -- be consulted on Newhall Ranch. A letter from United Water was included in the packet. We have been working with United Water, we have been working with the City of Santa Clarita, we have been working with the City of Fillmore, we have been working with the County of Ventura to ensure that we, as we move forward with Newhall -- Newhall Ranch, are consistent with the agreements that we reached with those parties.

In conclusion the California Planning and Zoning Code in discussing specific plans basically says a legislative body adopts a specific plan for the systematic implementation of the area covered by the specific plan. A specific plan includes distribution and location of uses of land, distribution and location of major infrastructure to support a plan, standards and criteria in which development must follow and be consistent

with in a program of implementation measures. And what we are doing now with Landmark Village and what we will be doing with the three following communities in the Newhall Ranch Specific Plan is implementing that plan consistent with the specific plan approval. And that really concludes my comments, and I think everything else was kind of handled in the staff report. Thank you.

CHAIR VALADEZ: Thank you, Mr. Adamick. Do you we have any questions? Commissioner Modugno.

COMMISSIONER MODUGNO: Mr. Adamick, at our last hearing the Commission raised a number of points dealing with green activity as far as building, some changes, et cetera. Staff has highlighted the consistency with the specific plan, but we raised issues again -- environmental issues and a number of transportation and traffic issues. Could you go over briefly those things that you are now planning on doing that were part of this proposal that perhaps go beyond what was envisioned in the specific plan. I think you mentioned several as far as some of the traffic activities. So that we know that -- you know, we realize there's a consistency and that's really what you needed to adhere to, but a number of points were raised and we asked you to go steps beyond that. If you could just briefly go over that.

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MR. ADAMICK: Sure. I think in regards to sustainability, we did identify two issues where we are working on a ranch-wide plan. And those two issues are related to alternative energy sources and incorporation of the some of the green building standards into the development. We are presently working with several consultants on preparing this plan for the entire Newhall Ranch Specific Plan boundary.

I think it was Commissioner Helsley who mentioned the waste to energy facility. We did a little research on that front with L.A. County San District, and I think the feedback we initially got from them was very unlikely that anything like this would ever be approved again in light of state regulations and policy. So we felt that there were probably different areas to move in and those areas that are being considered right now include installation of solar on really many of our buildings. We're looking at where it would sense. Initially we think it probably makes a good deal of sense on commercial, private recreational areas, regional facilities -- you know, the fire stations, the libraries, et cetera -- incorporating things like that there and perhaps into the residential units.

We're looking at opportunities for cogeneration. As many of you know a waste water treatment plant was approved in conjunction with the Newhall Ranch Specific Plan. There's an opportunity there with that plant to take advantage of some of

the by -- byproduct it creates to create energy that could be utilized on the ranch. We are going to be entering into discussions with a company called AMERESCO who is going to do a cogen facility on the Chiquito Landfill for an opportunity to take advantage of electricity generated by that facility.

As far as the green building standards, we will be working with our consultants to incorporate those things into the actual buildings in Newhall Ranch. And I think as indicated in the staff report, we are committed to doing that. We will be providing a sustainability plan to the county documenting that we are going to do that.

On the transportation front, we have committed to -- to fund our pro rata share of mainline improvements along I5. We have also committed to do about a hundred and ten million dollars ($110,000,000) in improvements to State Route 126 that clearly, you know, mitigate our impacts but are also beneficial to the region as a whole. So I think that those are the types of things that we are doing and are will be doing as the ranch builds out.

COMMISSIONER MODUGNO: On the issue of the affordability and you had indicated that some of the results are not that stellar. On owned properties that go up multiple years, are there models that we might look at that have a tiering activity so if we were to go from five to fifteen years

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that -- in terms that portion that the purchaser -- the benefit that they derive is an increase of benefit over time and a benefit that is still part of that remains for, if they want to sell the property in three years, they can take part of that benefit? But then a substantial proportion of that affordability benefit rests with the next buyer who is also going to qualify for that parcel so it's not an all or nothing because I think what we found in some instances where that goes on too long that -- maybe people just don't have the pride of ownership that might exist, it doesn't serve their family needs.

They somehow try to portray that as owner occupied and get into a rental situation for profit, et cetera. But there may be another model to follow where there is a tiering of activity over that time period so that it scales itself. That the benefit that's there, the major portion rests within the property itself for any future purchaser, but after fifteen years then it goes to a full market type of situation.

I'd like to explore that as an alternative versus one of just keeping that alive for the full fifteen years, but having sort of a scaling type of a thing that we can explore some compromise with staff, but then might be used as a model in the future whether we put a fifteen year time period on it or twenty year time period on it, a fifty year time period on it,

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it has something that is reasonable that makes some common sense and it works its way through the process. 3

MR. ADAMICK: We would certainly be open to that and would be more than willing as part of the conditions of this project when it's brought back to the Commission to work with staff to try to come up with something along those lines if it's the Commission's wish.

COMMISSIONER MODUGNO: Thank you.

CHAIR VALADEZ: Commissioner Bellamy.

COMMISSIONER BELLAMY: Madam Chair, following on that note, the affordable units are going to be condominiums only, attached and detached? 3

MR. ADAMICK: That's actually what's proposed right now is multifamily in both cases, at least in Landmark Village.

COMMISSIONER BELLAMY: Now could you define to the Commission what makes them affordable. 3

MR. ADAMICK: There are requirements within the specific plan and also in our affordable housing program, and about half of the homes or little bit more than fifty percent of the homes in Newhall Ranch would be affordable under the moderate income category and that would be eighty-one to a hundred and twenty percent of the Los Angeles County median income. We would then have about 550 homes that would be considered low income category and those are anywhere between

fifty-one percent and eighty percent of the median income in Los Angeles County. And then we have about 440 homes that are very low and that is zero to fifty percent of the Los Angeles County median income.

COMMISSIONER BELLAMY: So basically the affordability of the for sale properties would be tied to the income of the persons that are going to purchase? 3

MR. ADAMICK: We basically use the county -- the Community Development Commission's median income, and that's how it's established. So we are in conformance with there requirements which the specific plan reflects. So that income is set by the county.

COMMISSIONER BELLAMY: The income isn't what I'm real concerned about. It's the purchase price is what I'm asking you about. Is that going to be tied to the income? 3

MR. ADAMICK: It would have to be affordable to those folks with that income.

COMMISSIONER BELLAMY: Okay. So that's my concern regarding the suggestion by Commissioner Modugno of a fifteen year tiering is that if a person stays in the property for three years and they want to derive a benefit, are the benefits going to be based upon their affordable purchase price to the present market value? That, that would be a concern to me. 3

MR. ADAMICK: Well, right now the way the program is written is -- you know, we have similar concerns and that's why in the specific plan there was nothing mentioned on for sale, but there is a five year limitation that has been included in the affordable program because we have concerned over somebody who comes in and speculates in a sense, qualifies for one of the affordable units and then a year or two later sales that unit for market the price. We certainly want to avoid that occurring as well, and that's why a five year has been added there.

Right now under that program somebody could not sell that home for market price until the end of that five year period. It would have to be owner occupied, they'd have to live there for five years. Then they could sell it at market. I think what staff is requesting and what I'm hearing from the Commission is that that be fifteen years so that would always have to meet that affordable requirement based upon the county's median income for a fifteen year period. So they wouldn't be able to sell it a market rate. It would be discounted for market rate.

COMMISSIONER BELLAMY: So basically what you're saying is that at the end of the five years they -- at the end of the fourth year, they would have to sell it for what they purchased it for?

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MR. ADAMICK: No. No. I think this all goes -- this all ties back to -- and I'm not the affordable expert, but this all ties back to what that county median affordable -- you know, moderate affordable income level is. That moves up or moves down. The county sets that number, but the bottom line at least in my understanding of affordable units is that those folks -- certainly as affordable income moves up, that house price may move up a little bit as well. But it's not going to go all the way to the market rate condition.

COMMISSIONER BELLAMY: So basically when you were saying that this would be penalized, if we move it from five years to fifteen years, they really wouldn't be penalized because the value of the property would be increasing with the median income; is that correct? 3

MR. ADAMICK: It would increase a little bit but --

COMMISSIONER BELLAMY: And so that would be their -- their benefit is going in at a lower price. 3

MR. ADAMICK: They're going in at a lower price. It likely increases a little bit, but it certainly doesn't go to market rate. And that's where I was talking about the penalty. At least in talking some of our consultants in the past that the concern has always been on for sale is that you're giving somebody an opportunity to get into the housing market. And by, you know, putting a restriction lets say fifteen years -- and

again we're not opposed to that if the Commission wants to go that direction -- that person after year eight really doesn't have the ability to sell that unit at market rate to move up to something bigger. They would have to sell it as a discount for market rate. It may move up a little bit, but it's still going to be discounted from a market rate in most cases.

COMMISSIONER BELLAMY: The other issue I had was -- and I basically do go along with Commission Modugno as far as tiering it in some way and definitely go along with the fifteen years. But my other issue is basically for Commissioner Helsley, and I would like for you to explain to the Commission again who you consulted with regarding waste to energy and why they stated it was a problem. I'd really like to hear some detail on that --

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MR. ADAMICK: Okay.

COMMISSIONER BELLAMY: -- because he's going to want to know.

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MR. ADAMICK: Okay. The -- the L.A. County -- we actually consulted with L.A. County Sanitation District who operates the Commerce facility. What they indicated to us is that there are a total of three waste to energy facilities in the State of California. None of --

COMMISSIONER BELLAMY: Before, before you go forward on that --

MR. ADAMICK: Uh-huh.

COMMISSIONER BELLAMY: We -- our Commission met with them and they basically told us that they thought that these types of facilities should take place and --

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MR. ADAMICK: Oh, I don't think they're clearly. I think they look at the Commerce facilities and the other facilities and they say that these are beneficial. I think they indicated that to us that this is an opportunity, but they also discussed the issues with us. And the issues that they identified were primarily related to air quality impacts of such a facility and going through the permitting process with AQMD. They told us that no facility like this has been proposed since 1990. The last one approved I believe was in the mid 80's.

The other issue they talked about is that at the state level, the state doesn't necessarily look at these facilities or look at a new facility as being a way for a city to meet its diversion requirements or recycling requirements; that it doesn't -- it does not encourage recycling because -- that's the argument at the state level because basically you can burn anything. So you would encourage folks not to recycle and throw everything into the, into the incinerator. And if you don't get those diversion credits, then this type of facility competing against a landfill or something else, the cost for operating

this facility and the cost for taking that trash is going to be much higher than the alternative.

COMMISSIONER BELLAMY: Well --

MR. ADAMICK: So that's, that's really what they kind of explained to us.

COMMISSIONER BELLAMY: Yeah. Now, I believe that the City of Commerce facility basically told us that the major issue was community. And I believe Commissioner Helsley and I were of the opinion that if you're starting a brand new community, there isn't any issue with the community, number one. And number two, if there are requirements that they do have a curbside distribution of trash and recyclables, that that could be in conjunction with the -- to meet that fifty percent requirement. So it's something I just want to throw out there because I know he's going to bring it up, and I'm sort of in alliance with him on that. Thank you. 4

MR. ADAMICK: We're -- yeah. We're certainly not opposed to looking into that a little bit more. We just, you know, after the first read felt that there's probably some better options for us --

COMMISSIONER BELLAMY: Okay.

MR. ADAMICK: -- to explore.

COMMISSIONER BELLAMY: Thank you.

CHAIR VALADEZ: Commissioner Rew.

COMMISSIONER REW: Thank you. First of all I agree with you. I don't want to rehash what the Board of Supervisors have already approved. A lot of the concerns center around that prior approval. I do have two concerns, however; one somewhat minor and one, at least in my opinion, major. And first of all I think that what, what you have done so far in that community is outstanding. And I think this plan follows a lot of what you have already done, and so there's evidence there of the quality of the product that you put out. 5

The minor concern I have is the park that you're talking about in Landmark is a -- owned by the homeowners in Landmark, maintenance paid by the homeowners but open to the public, correct? 6

MR. ADAMICK: Close. There are two -- basically two parks in a sense. The active community park which is located adjacent to the school or surrounding the school would be owned by the County of Los Angeles, maintained by the County of Los Angeles likely via a landscape maintenance district. The passive park which is on the south side of spine road would be owned by the homeowners association and maintained by the homeowners association. So the active park would be a county facility.

COMMISSIONER REW: And the active park, by active you mean there would be organized activities going on -- 6

MR. ADAMICK: Yes. That's --

COMMISSIONER REW: -- as opposed to passive being a family oriented, picnic type, walking, exercise? 6

MR. ADAMICK: The passive park for the most part includes really a trail system. That's what it is on the south side. The active on the north side of the spine road would include the ball fields --

COMMISSIONER REW: Right.

MR. ADAMICK: -- the -- any structures associated with the park, et cetera.

COMMISSIONER REW: And the size of the passive park exclusive of any trails in it. 6

MR. ADAMICK: The passive portion of the park is about four -- roughly about four to five acres.

COMMISSIONER REW: Because in my experience with homeowners associations, as soon as you sell your first home, then there are homeowners association fees that are collected. And the developer because they own still most of the homes because they're not sold, the developer has seats on the homeowners association board and the fees remain relatively low. And then when they sell those homes, the homeowners select their own board of trustees -- or board of directors made up of homeowners and they suddenly realize that they have to pay for all this stuff now. And the maintenance goes sky high and 6

sometimes those homeowner associations they look at, gee, what, what are most of our expenses going to when it's maintenance of, for example, a passive park and they try to dump it off then onto the entity whatever that may be -- the county, the city or whatever.

6

But if it's as small as you say -- I was concerned that the entire park was owned by the homeowners and maintained by the homeowners. So what you're telling me is that -- are -- do you have any other developments that have that same type of situation --

MR. ADAMICK: Well, certainly. I think --

COMMISSIONER REW: -- passive parks that open to the public?

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MR. ADAMICK: I think in Valencia -- you know, not necessarily the exact same thing but I think in Valencia we have private recreational facilities that include, you know, passive areas or even active areas that are owned and maintained by homeowners association. There is a park in Valencia, Summit Park, that is actually privately maintained the LMD District and I believe owned by the Valencia Summit Homeowners Association. So it has been done and I think in this case the county -- county parks department cited an issue with maintaining that passive portion because it isn't their typical park. It's a

1 little different. It's not active ball fields, et cetera. So
2 their preference was that the HOA take that on.
3 COMMISSIONER REW: And it hasn't proven to be a
4 problem? 6
5 MR. ADAMICK: No.
6 COMMISSIONER REW: My other concern is you mentioned -
7 - and I agree with Commission Helsley's suggestion that you look
8 at moving the school and the park in relationship to SR126. I'm
9 concerned that SR126 will some day become "I" something. And
10 if -- as someone who sixteen years ago with six other mayors
11 formed a JPIA for the widening of the I5 freeway from the Orange
12 County line to the 710, sixteen years ago we do this. And today
13 the California transit -- Transportation Commission is voting on
14 whether or not to approve funds for the remainder that is
15 necessary to do that construction. And today there's two point
16 one billion dollars ($2.1 billion) estimated to do that 7
17 widening.
18
19 And we can't really -- I'm not a cheerleader for
20 CalTrans, but we can't blame it all on the past because that
21 freeway was done -- I'm referring to -- was put there a long
22 time ago when there wasn't much around it. And then the
23 communities developed around the freeway. And so the two point
24 one billion has a lot to do with relocation costs, eminent
25 domain, buying up of property, cities losing tax producing

retailers along the freeway. And that's, that's, that's -- the cost has escalated. But we can say now because of things like that, that we are aware of what can happen. And you read the letter from CalTrans -- 7

MR. ADAMICK: Uh-huh.

COMMISSIONER REW: -- dated January 30? 7

MR. ADAMICK: Uh-huh.

COMMISSIONER REW: You have any reaction to that? Can you, can you allay my fears in anyway about the closeness to this development and the SR126 -- 7

MR. ADAMICK: Well --

COMMISSIONER REW: -- in the future. Now, the letter mentioned something about the ten year study versus the twenty year study. Any reaction to that letter and any reaction to my fears. 7

MR. ADAMICK: We have had several meetings with CalTrans, and there's actually I don't want to say two studies, but there -- in a sense have been studies that we've been going back and forth with CalTrans on. The initial study which is the Landmark traffic study certainly tiers off of what was done for Newhall Ranch. And we have been working with CalTrans on the Landmark study because there are specific improvements that are required within the State Route 126 right-of-way that need to be built in conjunction with Landmark.

At the same time though we've been working with CalTrans on really a feasibility study that incorporates all of the development west of I5 as well as future growth to understand what the full build out of State Route 126 needs to be. And what CalTrans has indicated to us is that 126, at least along the Landmark frontage and along most of the Newhall Ranch frontage, will likely end up being an express way. And we should dedicate sufficient right of way to accommodate that. All this is based upon a joint consolidated traffic model, and I think the difference between today versus twenty-five or thirty years ago is we have a pretty good handle on what's going to be developed in the Santa Clarita Valley in light of the SOR initiative, what's going to be developed in Ventura County and Commerce and everything else. And that all goes into this joint consolidated traffic model. And when we're looking at a roadway like State Route 126, we're looking at building it at a sufficient size to accommodate that mythical build out.

You know, and I think that's probably a lot different than what was done back in the 60's and 70's where they didn't have a lot of information on planned growth. They didn't have this, you know, an active skag of the world, they didn't have traffic models, they didn't have a lot of these things. And my recollection at least on 126 is we are building a roadway that will accommodate about 75,000 ADT, average daily trips, at build

1 out. If you compare that to lets say Interstate 5 through
2 portions of the Santa Clarita Valley, lets say north of 126, I
3 believe the build out there in Interstate 5 is about 270,000
4 ADT.
5 So clearly you can see that State Route 126 doesn't
6 rise to the interstate level like an I5 or something else, and
7 we are dealing with build out volumes when we're talking about
8 these improvements. So hopefully that allays your concerns, but
9 we have spent a lot of time working with CalTrans and we'll
10 continue to do that. And as I indicated last time, the
11 advantage for us is we control the right-of-way. So whatever
12 they need, we will provide.
13 COMMISSIONER REW: Thank you.
14 CHAIR VALADEZ: Commission Modugno.
15 COMMISSIONER MODUGNO: Thank you, Madam Chair. Along
16 the same lines, Mr. Adamick, Newhall Land and Farming is the
17 largest land owner and the largest developer in Santa Clarita
18 Valley. And yet there are other developers and other public
19 developments. And while you've put forth resources and put in
20 infrastructure as you're building, that infrastructure often
21 times is gobbled up by other development that takes place.
22 Unlike Irvine Ranch in the City of Irvine where Irvine Ranch
23 owned everything, an infrastructure gets put in place and then
24 no one else or very few others are taking advantage of that
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infrastructure. You've just completed development of West Ridge. West Ridge High School gets put in. The Hart High School District is now struggling. It's an overcrowded situation because of the development that occurs in Castaic, and Castaic high school is not being built because we're waiting for additional funds and fees to come in.

Just review for me briefly the planning stages because Newhall Ranch at full build out, you will provide full turn-key schools throughout. However, you're going to need to rely upon high schools at the very beginning because this phrase of it isn't building a high school. It's building an elementary school. And yet you've got to rely on a school that may or may not have been built as you start selling the first homes. What plans do you have in working with the Hart High School District or the Castaic School Districts to sort of make sure that the high school pressure is taken off of the area so that kids coming in newly to Landmark aren't having to be bussed over to Golden Valley or Canyon or someplace else and that overcrowding just escalates the high school and junior high school levels? 8

MR. ADAMICK: We, we do a lot of coordination on a very regular basis with all of the school districts. And as I indicated last time, we have full mitigation agreements with all of the districts. And typically in most cases for us we have the ability to mitigate those impacts on our property, and it's

envisioned at least initially in 2009, 2010 that any junior or senior high school students generated from lets say Landmark until the Newhall Ranch high school is built would likely go to a West Ranch. West Ranch and Rancho Pico junior high school were not built but were paid for by Lennar, who is our owner. And our agreements, though they don't require the school district maintains the absolute authority at the end on where kids go, do encourage that our kids go to schools that we built as part of mitigation for the impacts of our development.

Certainly the Castaic issue is of concern to us. You know, we would like to see that high school come online at about the same time that the initial phases of Newhall Ranch come online because that then provides I guess an easier opportunity for our kids to go to West Ranch until the Newhall Ranch high school is constructed. But I don't know if there's really an easy answer to the question. I think we continue to stay focused and coordinate with the districts to ensure that when we bring homes online, that there is available capacity at the schools to accommodate those.

COMMISSIONER MODUGNO: Would there be an opportunity for advancing of funds to complete a high school and then a credit taken so that Newhall Ranch or that gets built would be built with other funds? I mean I think what the community is looking at right now is a very egregious situation where there

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is overcrowding, not necessarily created by the works that Newhall Land and Farming has done, but the fact that smaller developments have taken advantage of the schools which are being built; may or may not pay -- while I'm not sure they're paying their full fees, but those fees are accumulating until sufficient moneys are available to then build that next high school.

And yet as you start building homes and start generating student population, I think the buyers of those homes would certainly like to know that their children have a seat at a local school and not going to have to either go to a very overcrowded school or be at the mercy of the school district to be bussed somewhere or be told, gee, there's no place for you to go. So unless you're building complete turn-key schools -- and again as you build those turn-key schools, often times you may fill a third of that school or two thirds of it may be bottled up by neighboring communities based upon how that school district works its boundaries. But I think I would like to have some assurance or at least some comfort level going in that Castaic high school will be built by the time you're occupying your first homes so the that the pressure that's generated from Castaic students is locally relieved.

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So if there's a shortfall in terms of building that school, maybe there's a mechanism that's in place as you're

1 starting to build houses to work with the school district doing
2 some advance funding and that funding then is taking some
3 credits elsewhere. I don't know if those types of agreements
4 are workable within the school district or if there's even
5 interest. But clearly you have a crisis situation right now on
6 the west side of Santa Clarita Valley as far as high school is
7 concerned.
8 MR. ADAMICK: I, I -- you know, I think we're more
9 than happy to work with the Hart District to address that issue
10 as it relates to Landmark. I think, Commissioner Modugno, you
11 may have seen an article recently about Supervisor Antonovich
12 recommending another site for consideration up in Castaic, and
13 that was really something that we along with the Fifth District
14 talked about and that is the Castaic Mesa property. So I think,
15 you know, Newhall Land is certainly committed to that issue.
16 And to the point of even offering up a piece of property as an
17 opportunity for a high school to happen sooner up in Castaic.
18 So -- I mean I -- we will certainly work with the Hart
19 District, you know, between now and any type of final
20 recommendation from the Commission to try to address that issue
21 or provide some sort of strategy to address that issue. Our
22 initial discussions though have kind of been based upon the fact
23 that Castaic would be up and operating when we generated a fair
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amount, amount of students in Landmark Village. But we'll certainly sit down with them and see what other ideas we have.

COMMISSIONER MODUGNO: Thank you.

CHAIR VALADEZ: Thank you. Any other -- any additional questions? Okay. Thank you very much. We're now beginning the public testimony. I'm going to be looking at some hands. Now, I'm going to ask for some hands. Those of you who will be testifying in support of this matter, if you would please raise your hands please so that we can see how many persons we have here. Okay. Those of you who will be testifying with respect to concerns or issues with respect to this project, if you could raise your hands please. Okay. I'm going to begin with those persons who are supporting the project. We have -- if you could come forward please two at a time.

(Commissioner Modugno and Chair Valadez Confer)

CHAIR VALADEZ: Okay. That's right. I have to welcome a whole grouping of people while these people -- while these persons come forward. If you could come forward and take a seat. I understand that we had a large group of people who entered during the testimony. In order for you to testify today, you need to be sworn in whether it's on this particular case or on another case. So those of you have come in and are new, if you are going to be testifying today, if you could

please stand so I can swear you in. Everyone who wants to testify and has not been sworn in, please stand and raise your right hand. Raise your right hand.

(Swearing in public)

CHAIR VALADEZ: Okay. Thank you very much. Please be seated. You'll have three minutes. If you could begin your testimony, please, and then sign in afterwards. Okay. Begin with your name and address.

MS. ROBERTS: Connie Warden Roberts. Address --

CHAIR VALADEZ: Excuse me. Just a second.

MR. HAFETZ: Commissioner Valdez, I was just going to remind the Commission to see if there are any ex parte communications.

COMMISSIONER MODUGNO: We already checked.

CHAIR VALADEZ: We asked that question earlier.

MR. HAFETZ: Sorry.

CHAIR VALADEZ: That's okay. Okay.

MS. ROBERTS: Again Connie Warden Roberts. Address 27075 Little Field Drive in Valencia. I'm here today to speak on the issue of Landmark Village. Also, I should recognize or indicate that I'm Michael Antonovich's appointee to North County Transportation Coalition and I also chair the transportation committees for the chamber of commerce and also the industrial associations in the Valley. But again my presence today is to

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speak on behalf of the Landmark Village which is the first village of four planned at -- in the specific plan and will inaugurate a new community.

The specific plan had many years of review, comment and scrutiny and the Board of Supervisors adopted it in 2003. The -- importantly today Newhall Land has a history of careful and thoughtful planning and is known as a developer who builds as promised. And as a thirty year resident of Valencia, I can attest to that. Transportation of course is an important issue, and Newhall Land has already started some of the infrastructure as -- and as the villages are built, major new roads are planned and will be constructed.

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Newhall Land is a part of the coalition of interest focused on the Interstate 5 freeway and their leadership has been and is commendable. The Interstate 5 is a much bigger project than just Santa Clarita Valley, but there is focus on it today and plans are underway to add truck lanes and an HOV lane. Four point five billion dollars ($4.5 billion) was allocated from the state towards some of those improvements just this year. Perhaps Metrolink service will extend the 126 Corridor and the Santa Clarita Valley already has three Metrolink stations and Newhall Land has reserved the right-of-way in Landmark. Thank you for your time.

CHAIR VALADEZ: Thank you very much. You can begin.

MR. MANKIN: My name is Larry Mankin, 26115 McBean Parkway, Unit 1 in Valencia. My name is Larry Mankin. I'm president and CEO of the Santa Clarita Valley Chamber of Commerce. Our chamber is the largest business association in the -- in our region. And as a matter of fact we're I think the largest member based organization is L.A. County now. We represent in excess of 1,800 business members in the Santa Clarita Valley. Some people have tried -- and I'm here today, by the way, to speak on behalf and support of this project. Some people have tried -- 11

CHAIR VALADEZ: Just a minute. Just a minute. If you could leave your chair for the next person to testify.

MS. ROBERTS: Sure.

CHAIR VALADEZ: Thank you. And if the next person could please come forward. Sorry to interrupt you.

MR. MANKIN: No, that's fine. Thank you. Some people have tried to call Newhall Ranch and its villages sprawl. Our association definitely believes it is not sprawl. It's a logical place for new development. A project that is near major infrastructure including a strong and growing job base and development of three -- and development on three sides of this project. 11

Landmark Village, the first Newhall Ranch neighborhood, is conveniently located to a Valencia Commerce

Center, part of the gateway, which now has about sixty thousand jobs in it. It is planned to compliment that business park with homes, services and new recreation. The specific plan for Newhall Ranch took into account the need for affordable housing which is so critical for our growing employer community; creating 20,000 new permanent jobs and additional business parks, funding and sites for public facilities like fire stations, schools and new roads and other infrastructure. Newhall Ranch is needed to continue the economic development scene in the Santa Clarita Valley. Well planned homes, more jobs, more retail while preserving nearly 7,000 of national resources will help the Santa Clarita Valley continue its role as a corporate location for the Los Angeles County regional business community. Thank you. 11

CHAIR VALADEZ: Thank you very much. If you could begin with your name ask address please.

MR. LEBECKI: My name is Mike Lebecki. I'm a real estate agent out in the Santa Clarita Valley at 25101 The Old Road, 91381. I've nothing prepared, but I've been a real estate agent out in Santa Clarita for twenty years, and I know Pat from my involvement with the YMCA, which we're both on the same board together. I've lived in the Santa Clarita Valley for many, many years. I commute to the Santa Clarita Valley now down the highway that you guys are talking about, the 126, from Ventura. 12

1 And I want to talk about for a second just the Valencia of the
2 past that we all know, Pat certainly knows, that on the other
3 side of the freeway they did -- as Connie said, they built as
4 promised.
5 The infrastructure that's there, they said they were
6 going to put, they did put. We had opposition, kind of like you
7 guys will hear later, within our planning commission, within our
8 city and anything that they built you would have heard from them
9 was going to be the worse thing since, since I don't know what.
10 But when Newhall Land finally did prevail and brought to us the
11 mall, brought to us paseos, brought to us parks, brought to us
12 shopping, I've never had such a happy community as Valencians.
13 In the business I've moved more people into Valencia from within
14 the Santa Clarita Valley than out of Valencia to other parts of
15 the Santa Clarita Valley. That's not to say there aren't swell
16 parts of the other parts of the Santa Clarita Valley. It's just
17 a testimonial to what Newhall Land did over the years in
18 Valencia itself.
19 Pat brings up a great point that's out of my scope of
20 perspective, I don't have children in the Santa Clarita Valley
21 or elsewhere. I'm just talking about how folks live day to day
22 out in Santa Clarita in the Valencia corridors. They're,
23 they're happy folks out there. So I see no reason with Lennar
24 now running the show that anything would be any different
25

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because you guys are custodial of what they do just like the planning commission was for what Newhall Land did at the time. So thumbs up from this real estate agent. Thank you. 12

CHAIR VALADEZ: Thank you very many for your testimony. We are going to be taking a break now for about five minutes. So if you could wait until then, we'll begin again with the testimony of those who have issues and concerns. Thank you.

(Break was Taken)

CHAIR VALADEZ: Please be seated. Check your cellular phones to make sure they're not on. Thank you very much. We'll now begin. We'll reconvene and begin with those persons who have issues or concerns with respect to the matter that we are now hearing. If you could come forward two at a time. Take the two seats that are directly in back -- also be filled. As soon as a seat is available, please come forward and fill that seat. You have three minutes. Gentlemen, if you could sit down please. Okay. The first one will begin your testimony, second one will sign in during that period of time. You can sign in after you give your testimony.

MR. GEORGE: Thank you, Madam Chair, honorable commissioners. My name is Garry George.

CHAIR VALADEZ: Let me, let me just clarify my -- okay. You can sit in the front row. We're not allowed to have

people standing. So you can come forward and take your seat in the front row area and then as soon as seat is available, you can come forward. Thank you.

MR. GEORGE: You're welcome. My name is Garry George. I'm executive director of Los Angeles Audubon society and I'm on the Board of Audubon California. We take special interest in the Santa Clara River and in this area of this development because it's one of the identified nationwide Audubon important bird areas, and it's actually critical -- one of the critical conservation efforts for us. So we look very closely at this. 13

As you know we've submitted a fifteen page letter. I don't know if you saw that in comment to the draft EIR. I hope you had a chance to read it. We identified thirteen sensitive species that we felt were completely overlooked. I understand today from your staff and from Glenn that there was a letter written from the environmental consultant to the commissioners regarding three of those species, and we'd like to suggest that if there is more information or studies on those species that they be included in the EIR and submitted for public comment so that we can see what that research was or what those surveys were or what those conclusions were and what mitigation might be planned. 14 15

We ask that the Commission please withdraw this EIR or ask applicant to withdraw the EIR and do the adequate impacts of 16

the development on the birds of that area and then resubmit the EIR for public comment. Thank you very much. 16

CHAIR VALADEZ: Thank you very much. Are there any questions? Thank you. You can begin your testimony.

MR. WATERS: Yes. I'm Rich waters at 4224 Lincoln Avenue in Culver City. I would just like to comment for the Board's edification about the history of the Newhall Land Company. Twenty years ago Santa Clarita used to be a beautiful place until the Newhall Land started selling off their parcel and started developing. They went from the number one school district to way down, down on the bottom of the school districts in California. They -- not only that, but they in there other developments have walled in and cemented in the Santa Clarita River when they were not allowed to and they were fined a pittance. And they considered -- just considered that operating expenses. 17

I bring this all up to you to let you know that some of the testimony that they perhaps have made is not exactly the truth. Not only that, but they've cooked the books as far as the water is concerned in the districts -- in those districts that have plenty of waters for these projects when actually they didn't and they stacked the board at the water district in order to, in order to make these false claims.

So I just want you to -- when you hear Newhall give their claim ands give their statistics, keep in the back of your mind this may not be the truth. Thank you very much. 17

CHAIR VALADEZ: Thank you, Mr. Waters. Any questions? You can begin your testimony with your name ask address please.

MS. DUETRA: My name is Dawn Duetra. I'm -- I am located at 11606 Adobe Way; Agua Dulce, California. And I've been a resident -- a Santa Clarita resident for thirteen years. In that time I've seen oaks decimated, our own orange groves just total ripped out and destroyed, Santa Clarita -- Santa Clara tributaries molested if not totally eradicated. Every day you open the paper you read about traffic issues, rolling blackouts, wells going dry and animals being displaced to the point that they are roaming in civilization. We cannot spare anymore natural resources for an unneeded and greedy project such as this. 18

Santa Clarita objected to two hundred trucks with CMEX being put on our roads but yet they're willing to put now thousands of cars on already overcrowded roadways and thousands of more kids making our cools -- our schools overcrowded. Trying to get through -- try getting through Bouquet Junction at 7:00 a.m. and then imagine 200 more cars added onto that. 19

I moved to the Santa Clarita Valley because it's not L.A. because I wanted to be in a community that will not sell 20

1 itself out to emulate what I ran away from. I want my kids to
2 know what nature is by seeing it wild, not through glass and 20
3 stone. Thank you.
4 CHAIR VALADEZ: Thank you very much. You can begin
5 your testimony with your name and address.
6 MS. OSGOOD: My name is Eleanor Osgood. I live in
7 Culver City, and I'm here to talk about traffic and
8 transportation. In the testimony from the Newhall 21
9 representative I did not really hear any, any talking about
10 alternative modes of transportation. I heard about widening 22
11
12 freeways and addressing more cars that way. In this time of
13 climate crisis and our concerns about carbon dioxide emissions, 23
14 I think any new project especially a large project needs to be a
15 visionary and at this point it's not even a visionary. We know
16 what we need to do. We know we need to get people out of cars
17 into alternative forms of transportation. A new large community 24
18 development needs to be created that way and I don't see that
19 happening.
20 I don't see -- I don't hear about bike paths that are
21 at par with car lanes. I don't hear about public buses that
22 would be going to major areas that people go to for shopping or
23 recreation. I don't hear about shuttle buses. I don't hear 25
24 about electric car areas where you can go in an area in your
25 community, get on loan inexpensively an electric car and bop

1 around your community. I mean there's all kinds of ways to get
2 people off of the -- out of their cars. 25
3 I'd also like to see that the new developers be
4 responsible for public awareness campaigns and letting people
5 know that we have done these kinds of things as alternative 26
6 transportation and advertise them. And I think that's it. I
7 just --
8 COMMISSIONER MODUGNO: Ma'am, before you leave, I'm
9 sorry you weren't here at our meeting on January 31st. We had
10 an extensive discussion with the applicant on public
11 transportation. You would have learned that there is a set
12 aside on the parcel for a right-of-way for a Metrolink line to
13 run from the Santa Clarita Valley to Ventura. There was
14 extensive discussion about subsidies and activities with Santa
15 Clarita transit. There is currently a transit line that goes
16 from your neighborhood to my neighborhood -- that's line 792 --
17 that leaves around -- starts in West Los Angeles and goes to
18 Santa Clarita taking people there on a daily basis. There's
19 line 797 that brings people from Santa Clarita down to West Los
20 Angeles to Century City, to UCLA and Westwood. I take that bus
21 most days and often times it's standing room only.
22 So there was extensive discussion with them and the
23 applicant not only was holding the right-of-way reservation of a
24 Metrolink site for a station if the MTA would get to that
25

1 funding level, but more importantly the utilization of the
2 existing and expansion of the bus lines that take people in and
3 out of Santa Clarita Valley to Van Nuys, to downtown Los
4 Angeles, to Woodland Hills, to Orange Center and to West Los
5 Angeles by bus in addition to the trains that go through. We
6 had very extensive discussion about that. And unfortunately for
7 those of you who that were not here on January 31, we had a very
8 length discussion about this and many other issues with --
9 regarding this case. Thank you.
10
11 MS. OSGOOD: Okay. And I think --
12 CHAIR VALADEZ: Thank you.
13 MS. OSGOOD: -- advertising and community awareness
14 always makes a difference and that hasn't happened throughout 26
15 Southern California.
16 COMMISSIONER MODUGNO: Perhaps not in Culver City, but
17 it does in Santa Clarita.
18 CHAIR VALADEZ: Thank you.
19 MS. FORD: Hi. My name is Sharon Ford and I'm not
20 only a concerned citizen but I am a member of a number of 27
21 environmental groups such as Sierra Club and San Fernando Valley
22 Audubon. My big concern has to do with the lost of space --
23
24 open space and habitat and the Santa Clara River. This land is 28
25 mostly between the SR126 and the Santa Clara River. Nearly 751
acres of natural habitat will be destroyed to find dirt to fill

in the river flood plain, widen SR126 and build connecting roads for future developments. We need to realize that fifteen species are lost every single day. And each time we lose a species, bio diversity changes in that area forever. We will not be able to gain this open space back. Once it's gone for development, it's gone. 28 29

My concern about the Santa Clara River is that any kind of chemicals, pesticides, whatever used for landscaping the homes, the businesses and whatever will end up polluting the Santa Clara River which is a riparian habitat. And I think -- I mean even with -- even if they controlled things from sprinklers, we can't help it when it rains and we have, you know, good down pours. This stuff is going to be flushed into the Santa Clara River and stuff is going to end up going to the ocean. So my concern is the lost of open space because we have to do something about this. 30 31

CHAIR VALADEZ: Thank you very much for coming and testifying. If you could begin your testimony please.

MS. NOLTEMEYER: Cam Noltemeyer, 25936 Sardinia Court, Valencia. I live in Valencia Summit. I'm here representing Santa Clarita Organization for Planning the Environment. I'm a board member. I'm speaking with regarding to the school crisis in our community. You as representatives here have a Los Angeles County Development Monitoring System, DMS. That system 32 33 34

1 requires that schools, libraries, roads, et cetera be in place, 34
2 in place. Schools should be adequate to serve the additional
3 housing units without reducing the existing level of service 35
4 provided to existing students.
5 I just gave you a copy of a recent newspaper article
6 in our community where the Castaic students are to attend
7 Valencia high. Hundreds of people have been attending these
8 meetings and the Hart District is having to say we don't have
9 adequate schools, we haven't built your Castaic high school. 36
10 And if you really look at the numbers it's -- where is the money
11 to even build that Castaic high school. But West Ranch was
12 built three years ago. It is already overcrowded and that is
13 the school that Newhall Land is talking about sending their kids
14 to. The people are already saying it's affecting -- the kids
15 are the ones that are losing. The Hart District has been unable 37
16 to adequately provide school capacity for the children that are
17 already there and you keep approving more and more. That's your 38
18 responsibility. The schools are supposed to be there.
19 This particular developer has charged the Santa
20 Clarita Organization for Planning and the Environment of trying
21 to stop schools. Nothing could be further from the truth. Rio 39
22 Norte school was built. What SCOPE was trying to address was
23 the water issue, but they also addressed something that even the
24 department of toxic substance failed to address and that school
25

was being built within -- we have narrowed it down, the department of toxic substance, to 600 feet from a sewage sludge site. That is the time of sites that are being given for school sites. We also have Golden Valley high school next to a brown field and hazardous testing facility. 39

So what you have to look at is not only are they adequate schools, but where are they offering the land for these schools. Is it really a proper place for a school. We are finding that more and more schools are be placed in the very worse places, are being used -- 40

CHAIR VALADEZ: Excuse me.

MS. NOLTEMEYER: I'm sorry.

CHAIR VALADEZ: You need to finish.

MS. NOLTEMEYER: -- being used to create development. Thank you.

CHAIR VALADEZ: Thank you very much.

MS. ANDERSON: Hi. My name is Eileen Anderson and I'm a botanist with the California Native Plant Society. And the Native Plant Society is opposed to Landmark Village as proposed because of its recognized significant impacts to native plants. 41

Not only in Landmark Village partially within SEA 23, it's also wholly within an internationally recognized bio diversity hot spot. 42

The county has an opportunity to realize a truly sustainable project that's less detrimental to the world-class 43

vegetation than the project as proposed. The project is simply not ready to go yet. 43

The EIR is premature because the state and federal permits process is barely started much less completed. 44 The EIR fails to provide all of us important information to fully understand the impacts and proposed mitigations. This is an egregious violation of CEQA. 45 For instance, mitigation measures that help offset impacts rely on plans that have yet to be devised.

So what plans are missing? Well, I counted at least eight of them. There's no oak resource replacement plan. There's no slender mariposa lily restoration plan. There's no San Fernando Valley spine flower plan. There's no revegetation plan for the numerous riparian and wetland plant communities. There's no irrigation plan or landscape plan. 46 So we can't figure out how those will affect the native vegetation. There's no habitat enhancement plan. There's no wild fire fuel modification plan either. These plans are all essential parts of the CEQA review process yet they're absent. How can we evaluate the -- the efficacy and adequacy of the mitigations?

The Native Plant Society is particularly concerned about the fuel modification plan. During scoping, we ask that the fuel modification zones be included within the footprint of the project because of its detrimental impacts to native 47

vegetation. Instead it appears that the fuel modification will blitz buffer zones that have been proposed to protect the natural resources. 47

In conclusion the EIR is inadequate and violates CEQUA. We urge the planning Commission to send the document back to the applicant to be completed. Thank you very much. 48

CHAIR VALADEZ: Thank you. Thank you for coming. You can begin your testimony.

MS. WAMPOLE: Good morning. My name is Barbara Wampole, and thank you very much, Chair and Commissioners, for your attention and the extension of the comment period. 49 The Newhall Ranch master plan incorporates a right-of-way for a Metrolink track and station, but the plan is not predicated on their timely construction. 50 Thus Landmark Village will be another typical land locked subdivision unless you require the implementation of the train line now.

The momentum to build west of I5 has been assured by your previous approval. 51 Newhall Lennar is a premiere vendor and the county's own statistic show explosive growth in the area. Unless the tracks are restored now, you are inviting further delays in the future as the urban build out takes hold of the precious real estate required. 52 The costs to the community will clime to astronomical levels. We don't want to wait until the bill falls to us by way of state or federal funding sources.

The intergovernmental panel on climate change with scientist from a hundred and twelve nations and the United States issues its account on what is now the unequivocal science of climate change. Its purpose is to remove contentious and uncertain findings and nail down the basic narrative of climate change in a way that stifles the squawking of the skeptics and puts the squeeze on governments still looking for excuses for inaction. The County of Los Angeles of the now take action to limit the impacts on the climate of Newhall Ranch and the Landmark Village. Alternative transportation such as Metrolink and community bike trails must be provided from the beginning. And that is to say commuting bike trails, not just community. But ways that people can actually get someplace efficiently, not just meander through a community for recreational purposes from the beginning and not at some indeterminate future.

Structures should be required to be built green with low energy consumption. Landscaping and amenities should be limbed to those with minimum water needs. Tax credits for the local -- for local employment could be issued to encourage a favorable jobs to housing ratio. Sounds like an unusual thing. I don't know if it happens anywhere else, but that's what we're suggesting. Mandatory recycling programs should be instituted for business and not just residences. All over the county I watch restaurants everyday throw out glass by the, by the tons.

53 54 55 56 57 58 59 60

The recycling in the county could be changed. Wind generation, solar power incentives should be added informative (phonetic). The applicant should be -- provide detailed projections of the energy needs of the project before the approval. And I just want to thank you very much. 60 61 62

CHAIR VALADEZ: Thank you very much, Ms. Warm pole.

MS. PLAMBECK: Lynne Plambeck, Santa Clarita Organization For Planning in the Environment. I just want to start by saying that Newhall Land, of course, is really not Newhall Land anymore. It's the wholly owned -- wholly owned company of Lennar Corporation, which is the nationwide builder. They don't really -- they haven't had a long reputation in the Santa Clarita Valley and some of the reputation they do have isn't very cool. 63

I want to talk about consistency and compliance with the general plan and specifically the development monitoring system which is a planned amendment that was passed in 1987. And every development that comes before you in an urban expansion area, which Santa Clarita is an urban expansion area, is required to be consistent with that portion of the general plan and this project is not. In the review that I did finally of the appendices, we found that instead of doing the services analysis as is required by the development monitoring system, only the number ever units for each service territory was 64 65

provided not what -- normally what is found in that development monitoring system printout is existing service level, what will be added by recorded projects, planned and approved projects not yet built and then the new project is added to it to see if the infrastructure is sufficient. 65

This is very important in growth area like Santa Clarita to ensure that the infrastructure is there for all the residents and the existing residents as well. 66 It's not fair that new residents are put on top without adequate services. 67 In our comments we talked about schools, water supply. We talked about sheriff services. 68 There's an issue with leapfrogging with sewer service expansion unless they build that plant. If they have to expand a sewer line over a mile and a half, that's then a leapfrog project into a rural area and there's an issue with consistency of your general plan in that respect as well. 69 And I think it's important that this project address those issues in the EIR so that's fully disclosed to you before you make your decision. 70

In addition to that we were concerned that they really have not complied with the county's iteration of water reporting under SB 610 and SB 221. For the specific plan only SB 610 disclosures were required. That's a state law that came into effect to ensure adequate water supply, and it came into effect in 2002. The county set up a plan that they would require that 71

and specific plan in SB 221 verification at tract map. They did not supply you with SB 221. Those requirements require you -- the disclosure of contracts and all of the completed CEQA analysis to provide water infrastructure to ensure the water is really there. 71

And there was recently a Supreme Court decision that I think is important that your legal department analyze for you in respect to this proposal before you and that's the Vineyard decision. I'm sure you're familiar with that. But I think it would behoove this Commission to request a presentation on that decision. Thank you. 72

CHAIR VALADEZ: Thank you. Thank you very much. If you could begin with your name and address.

MS. SQUIRES: Okay. Good morning. My name is Katherine Squires and I live at 26800 Espuma Drive in Saugus. I believe that this project is very poorly plan for numerous reasons. 73

Mostly because the existing infrastructure just simply cannot support this develop. There are many reasons why including the fact that it will add approximately 357,000 traffic trips a day onto our freeways and roads. I left hours early this morning and I was late in regards to the traffic just as one example. 74

As a lifelong resident of the Santa Clarita Valley and the local elementary school teacher, I see the results of 75

worsening air pollution as the number of students in my classrooms with asthma increases each year. Also the schools in my valley open overcrowded. For example, Tesoro one of our newest schools had children attending not in classrooms in some cases, but in closed down computer labs and in hallways and center aisles which I just believe is absolutely unacceptable. And by the way I never take days off from teaching, but I'm here because I care that much about what's happening to the children in our valley. 75 76 77

Also, the location of the proposed development is an active tectonic area which is on the same level of uplift as that which created the Himalayan Mountains. And I can't imagine what would happen to the people living in the proposed 21,000 units if there were to be an earthquake which is really not a matter of if but when. The area is prone to landslides and it's absolutely unbelievable to me that someone would build in an area that is surrounded by faults with rock layers to the south that are actually upside down due to the extreme tectonics in the area. And this is a fact. It can be checked on any USGS map. 78 79

There are also additional environmental concerns including the fact that you're talking about building on the last wild river, the Santa Clara. There's also the negative impact on endangered species in the area, the fact that there's 80 81 82

a lack of water to support this project. And then I hear speaking about, you know, token parks and things and how it would be a happy place to live, but frankly that's not going to solve the problem of vanishing natural open spaces. And once gone they're gone forever. Thank you. 82 83

CHAIR VALADEZ: Thank you, Ms. Squires.

MS. SQUIRES: Uh-huh.

CHAIR VALADEZ: If you could begin with your name and address please. Did you sign in, Ms. Squires?

MS. SAVAIKIE: My name is Teresa Savaikie. I live at 26724 Mocha Drive in Santa Clarita. We've had a lot of people talk about the Santa Clara River and that's a great passion of mine as it is my children's. It is Southern California's last living river and I -- again I'm asking everybody to try and work with the Nature Conservancy. Let's try to direct some sort of positive changes to this project, maybe some sort of acquisition. And I also don't believe that we should be rushing this project along because the draft environmental impact report hasn't even been yet released from the California Department of Fish and Game or the Army Corps of Engineers, nor has they received the necessary permits from Los Angeles Regional Water Quality Control Board. 84 85 86 87 88

So I'm not understanding what the big hurry is here because the project may actually have to be changed once we 89

review that draft environmental impact report. And so I'm thinking that maybe we should put this off. We might want to think about waiting until those agencies have -- has released that document, the public has had a chance to review and the decisions are made. So I'm not -- I don't feel like we need to rush this along. 89

On another issue, the City of Santa Clarita spent -- has spent eight million dollars ($8,000,000) of taxpayer dollars to fight the CEMEX mining project. That eight million dollars ($8,000,000) was supposedly because they are quit interested in the air quality and the impacts to the Santa Clarita Valley. I think it's about 1,400 traffic trips that CEMEX would create daily. Newhall Ranch, 357,000 additional traffic trips. I ask you to really take this into consideration. I mean, the hypocrisy is unbelievable. Part of our taxpayer dollars going to fight the mining project which in turn supports all these development out of the in Santa Clarita area. 90 91 92

You know, we don't care how our air quality's damaged. It doesn't really matter whether it's a mining project or a housing development. We need to put businesses in Santa Clarita that support the people who live there. I said that the last time I was here. We don't need people traveling into Santa Clarita while we're having to travel out this sort of backwards kind of balance. We need good paying jobs in the Valley, and -- 93 94 95

CHAIR VALADEZ: Just a second. Ms. Squires, we need your chair. Sorry about that.

MS. SAVAIKIE: And we do have a deficit in parks out in Santa Clarita. They're trying to pass a bond for a park land. So we are not keeping up with the growth here in parks, schools and any other things. Let me just say this: 96

I have three children in school. They're all being -- they're all having to go to a school out of my district -- I mean -- they're supposed to be going to Emblem. They're all supposed to be bussed to Tesoro. That bus trip is an hour and a half. None of my kids are taking the bus because quite frankly their time is a little too valuable to spend two or three hours commuting in buses across the valley. It's absolutely ridiculous. Now I have a 6th grade daughter who is going to have to go to yet another school, be separated from the friends she has made. I have a kindergartener who's going to have to go back to another school, and I have a fourth grader who is going to lose the friends that he's made and go back to another school. So now all -- this is not what a community -- 97

CHAIR VALADEZ: You're speaking faster and faster.

MS. SAVAIKIE: I'm sorry. I just want to make sure I get it out. But it's very unfair to my children. We move there to be part of -- you know, be close to school and have consistency in their life. It's very important for children to

have consistency, ask we aren't creating that situation. And I like the idea of building schools before development. I really think that's what needs to happen. Thank you. 97

CHAIR VALADEZ: Thank you very much.

MR. OHLENKAMP: My name is Kris Ohlenkamp. I live at 2367 Old Topanga Canyon Road in Topanga. I'm president of the San Fernando Audubon Society and this project is in our territory. 98 I second the motion to remove the EIR for this project or to at least vote that you don't have enough information to make a decision on this project based simply on the fact that there is incomplete information in the EIR as you've heard in the testimony today and last month both on cultural resources and biological resources. 99 There are whole groups of people and whole groups of plants and animals that have been total ignored and not even looked at. 100 They may have been looked at, but they're certainly not included in the EIR. 101 We'll never know if they were looked at because the consultants who did the studies are not allowed to talk to the public or any other, any other -- anybody other than their employers. 102

Basically you've really already heard everything I think you need to hear, but it's really an incomplete EIR and that's what -- the reason that we suggest that you vote against this project at this time. Thank you. 103

CHAIR VALADEZ: Okay. Thank you very much.

MS. FIMIANI: Hello. My name is Lisa Fimiani, and I'm a member of Los Angeles Audubon, on their board as well as the Friends of Ballona Wetlands. I participated in our of the five Christmas bird counts up in the Santa Clara River Valley, and I wanted to read a brief quote from Dan Cooper's Important Bird Areas of California, something that Garry George also gave you a short quote. In the description of the Santa Clara River Valley, Dan states that the Santa Clara River is the longest free flowing river in Southern California and is the only one that extends from the desert to the coast. He goes on to say portions of the intact low land riparian board -- bird community of the Santa Clara River are teetering on the brink of disaster particularly within Los Angeles County.

Perhaps to sum up what I feel about the Santa Clara River, I'd like to read a quote from a book, and this really expresses the emotion I feel about this river. The quote is by Terry Tempest Williams. It's from her book RED: Passion and Patience in the Desert, and the caption is "Wild Mercy".

> "The eyes of the future are looking back at us and they are praying for us to see beyond our own time. They are kneeling with hands clasped that we might act with restraint, that we might leave room for the life that is destined to come. To protect what is wild is to protect what is gentle. Perhaps the wildness we

fear is the pause between our own heartbeats, the silent space that says we live only by grace. Wilderness lives by this same grace. Wild mercy is our hands." 106

Thank you.

CHAIR VALADEZ: Thank you very much, Ms. Fimiani. If you could begin with your name and address.

MS. ROBINSON: Jennifer Robinson, 6348 Primrose Avenue, Los Angeles, California; and I'm with the Sierra Club Angeles Chapter. The Sierra Club is very concerned about many issues, very specifically global warming and climate change. We do lots of work to ensure water quality and have committees who work on water quality, green buildings, air quality, global warming, energy and renewable energy issues. We like to promote public transportation and have a cool cities program to work -- to promote energy efficiency in new buildings. 107 108

Though Los Angeles city mayor recently signed onto the cool cities programs with the Sierra Club that will require all new buildings to live up to lead -- certain lead standards and other energy efficiencies. We -- the county should ensure that developers and their proposed developments address issues of global warming and energy issues by ensuring solar panels, green buildings and considering lead platinum or silver standards in new buildings. 109

Also public transportation, while there was some discussion at the last meeting, I've heard a lot about school concerns today and the fact that we're not building the schools before we're putting in developments. And I agree that public transportation should be seen in the same light and also issues of water supply. 110 111 112

CHAIR VALADEZ: Thank you very much for coming in today. Okay. That concludes the public testimony. If we could have the applicant come back with rebuttal, please. Thank you. You have ten minutes.

MR. ADAMICK: Glen Adamick, 2323 Valencia Boulevard, Valencia on behalf of --

CHAIR VALADEZ: You need to speak up a little louder or move the, move the microphone maybe closer.

MR. ADAMICK: -- on behalf of Newhall Land. Well, that was a short list but I will go ahead and go through and group these things.

First and foremost there were comments made concerning the Santa Clara River by several of the speakers. I think Newhall Land is very proud of the preservation that we've done in conjunction with our development along with the Santa Clara River. We -- with the build out of the Newhall Ranch combined with what we've done in Valencia, we'll have preserved and dedicated as public open space nearly 2,000 acres the Santa

Clara River and the river corridor. And I think that's a very important fact. In regards to concerns from Audubon --

CHAIR VALADEZ: I don't think this microphone is working. We can't hear, and there's no way you can be heard.

(Crosstalk among Commissioners)

MR. ADAMICK: Is this better?

CHAIR VALADEZ: Yes.

MR. ADAMICK: All right. In regards to concerns cited by Audubon, I think the memorandum that was included within the Commission package clearly addresses the issues that were cited in that Audubon letter. Several of the species that were indicated as special status species are not on any fish and wildlife service list or fish and game list. Several of the species that they asked for -- for surveys for have not been observed in the fourteen years of surveys that have been conducted on Newhall Ranch. And I think the EIR accurately reflects that.

Concerning Newhall being a bad developer and cooking books on water, I think Valencia speaks for itself. You know, I am also, besides working for Newhall Land, a resident of the valley since 1978, and I think Valencia is a fantastic place. It's a place where I've chosen to, you know, start my family and raise my kids and I think it speaks for itself.

In regards to water, the Newhall Ranch Specific Plan is really different from any other project in the Santa Clarita Valley in the sense that the vast majority of the water that will be used for the development consists of agricultural water that is presently being used today. So as AG cycles out and development occurs, it will go ahead and convert to municipal and also an extensive reclaimed water program. And I would like to see if any development in the state is utilizing reclaimed water like Newhall Ranch will through its waste water treatment plant for landscaped areas, for medians, for parks. So I think on the water front Newhall Ranch is an example.

In regards to oaks, the Newhall Ranch Specific Plan includes the dedication of the High Country and Salt Creek Corridor. The vast majority of the oaks on the Newhall Ranch property are contained within those areas. There are about 20,000 oak trees on the Newhall Ranch Specific Plan cite, 16,000 are on property that's going to be dedicated as open space. We are going to do the best that we possibly can to minimize impacts and are even pursuing relocation of trees where we do have impacts.

In regards to issues raised concerning schools, in recent years Newhall Land has provided funding for the construction of two junior high schools, two senior high schools, I think a total of six elementary schools. We have

full mitigation agreements with the districts. We pay -- we provide the land and pay for the construction of those schools. And I think on the school front the valley -- and I think even if I ask the school districts, the valley is much better off than it was in the past. Certainly there is a Castaic issue, but outside of that I think there has been a great deal of effort to bring all the schools online as soon as possible.

The issue with having a school prior to development is that the school districts don't want you to do that. The school districts want a critical mass before they will open up a school. An elementary school, for example, may be three to five hundred students before they'll open that school up. So they need that critical mass.

In regards to loss of open space and habitat, I think in my presentation I indicated that nearly 7,000 acres of the Newhall Ranch Specific Plan cite is being preserved in perpetuity to minimize impacts associated with the development. And that was in the Board's statement of overriding consideration. As far as significant impacts to native plants, again this goes back to the Board decision. The Board overrode various impacts. Those included native plants and in overriding those impacts, they cited the benefits associated with the specific plan.

There was an issue raised concerning resource replacement plans, fuel mod plans, et cetera. Those are all typically provided after a project is approved. The EIR does provide performance criteria, standards and requirements. The specific plan contains -- in its resource management plan, contains a great deal of those requirements. So there is sufficient information in the documentation that charts the course on how we will implement those various programs and plans.

In regards to transit issues, as Commissioner Modugno indicated, outside of just improving roadways, we will be constructing over fifty miles of trails. Those trails are both within street, along major highway corridors to allow for commuter access as well as our standard paseo systems. In addition we will be part of Santa Clarita Transit and we will pay founding as part of that program and we'll have access to that program. We are talking with the city about transfer stations on the west side. Those will likely occur, there will probably be two of them. I think on the transit front we are doing the best that we possibly can to get people out of cars.

I think the last factor there is when you look at Newhall Ranch and Valencia combined at build out, we will have created a hundred thousand jobs and about fifty thousand homes. The bottom line to getting people out of cars and commuting to

L.A. is to continue to provide more and more jobs in the Santa Clarita Valley and we're doing that.

There were questions raised concerning DMS analysis. The EIR was done in accordance with county standards so I'm not quite sure what those issues are. Concerning water reporting, Valencia Water Company did do a 610 water supply analysis that was provided as a part of the EIR.

I think one speaker mentioned some geotechnical issues, faulting issues. Clearly earthquake faults are prevalent throughout California. You know, Newhall Ranch is no different than many other places in California. I guess the difference being that the mitigation that's imposed on us as part of development is much more stringent than what was required in the past. And that will be implemented in conjunction with Newhall Ranch.

As far as global warming and reducing our carbon footprint, when I talked about our sustainability program, that is our goal. We are, we are going to look at alternative energy sources and incorporate those into Newhall Ranch. We are going to incorporate green building standards into Newhall Ranch. We are going to do that. You have our commitment. You're going to be seeing a lot of us over the next couple of years as we move forward with Newhall Ranch, and we will do that.

I think in regards to air quality impacts an important note is that the AQMD did a sub-regional plan for the Santa Clarita Valley. And what they determined is that out of the two primary pollutants, ozone and particulate matter, the vast majority of those pollutants were being created outside of the Santa Clarita Valley. In the case of ozone, it was about ninety-eight percent. So bottom line is, is we are in the L.A. basin, there is some topography and prevailing winds that blow a lot of that up into the Santa Clarita Valley. If you had nothing in the Santa Clarita Valley, you would have an ozone problem.

I think that touches on most of the issues. I think I got most of them. So unless there are any questions, I would, I would hope that you would support the staff recommendation. Thank you.

CHAIR VALADEZ: Do we have questions? Commissioner Modugno.

COMMISSIONER MODUGNO: Mr. Adamick, the school discussion that we had at the beginning of your presentation, some comments which I heard from people, and you indicated that there's expectation that Castaic high school will be built by the time the occupants go into homes in Landmark. Would you accept exploration of adding a condition to this that, if that is not going to be online, that somehow or another Newhall Land

113

and Farming will work with the Hart District to make that happen? That either be it through a mechanism of advancing funds to complete that construction. You've indicated some exploration of an alternative cite that you might put it, but I think it's critical that that school be in place and be open so that there's not a further pressuring on the community as a result of this development.

And I think it really sets a standards for the other villages and other phases of Newhall Ranch to really put that online; that roads are being built, schools are being built, parks are being built to serve the project and if -- is not after the construction of those areas that the developer is going to make sure that those things take place. And I would highly encourage and see if there's some way in which we can come up with some condition for this project that the first house doesn't take occupancy until at least Castaic high school or a high school there is built.

113

MR. ADAMICK: We are -- as I indicated, we would be more than willing to sit down with staff and the school district and identify any type of, you know, alternative strategy to what's proposed. The only request that I would have is that it be worded in such a manner that Newhall will use its best efforts. I think the issue at the end of day is we don't control what the district wants to do. We can certainly try to

encourage along with the county for them to go in a certain direction, but we don't have an absolute there.

COMMISSIONER MODUGNO: Well, I know you don't. But I'd like to have an agreement in place with the strongest sort of language and a commitment on the part of the developer without wiggle room out that the developer is committed to see this happen. 113

MR. ADAMICK: Let's, let's see what we can come up with staff and the district, but we -- I'll certainly commit to that.

COMMISSIONER MODUGNO: Okay. I'd like to see that part of the condition as we move forward. 113

The other piece and that's addressing the concept we spoke about earlier as far as affordable housing. I spoke very briefly with Commissioner Bellamy during the break and I just gave an example. If -- while I recognize that people buy the house based upon their income, in my years of serving on the planning commission in Santa Clarita, you know, I saw a lot of people figuring out how to beat the system. And they would either switch jobs or go unemployed for whatever reason and then suddenly they'd qualify and then a few years later they'd walk out with a windfall profit and really didn't serve the broader community sort of, sort of needs. If we come up with a type of a pro rata scaling system -- for example, we've got an income 114

qualification and that's verified and then you're able to then stand in line and purchase a home. And that home sells for let's say thirty percent below market is the target for moderate income. Maybe it's lower than that for very low or something.

Then you've got that position and there was a thirty percent discount from the market value of that house that, if you're going to put a thirteen or fifteen year time period, that gets to market in fifteen years but it gets there in stages. So if the person sells that out three years out that -- at two percent a year against that thirty percent, that if they sell the house, the house has to be resold now not at the thirty percent discount, but twenty-four percent discount to market. So both the market and the individual share in a pro rata sort of basis so that the new person coming in who buys that house is buying it at a twenty-four percent discount qualifying again at that moderate level is cheaper than they could get something else or maybe there's a new house that they could qualify at the full discount, but they've only got a certain number of years left on that.

114

So it's not this sort of fall off point that what has concerned me is at fifteen years hence and somebody goes -- you know, if somebody's selling that house, they have no reason to maintain the house in the same manner that the person is going to fully want to participate. But that's just one sort of

mechanism that I'd like to see built into this, and obviously it's got to work with the -- the city and others. But I think it's setting a model for future affordable sort of projects on a sale basis that that has that sort of scaling. 114

MR. ADAMICK: We're certainly open to doing that and incorporating that into the affordable housing program.

COMMISSIONER MODUGNO: Great. Thank you.

CHAIR VALADEZ: Any other questions of the applicant?

COMMISSIONER BELLAMY: Madam Chair.

CHAIR VALADEZ: Yes, Commissioner Bellamy.

COMMISSIONER BELLAMY: I know that you spoke very generally regarding alternative energy and building standards. I would like for you to have specific language defined how you're going to address green buildings. And one of the persons that had concerns referred to solar panels. I would like for you to refer not to solar panels but to the use of potable tay (phonetic) cells and your commercial for sure municipal buildings and possibly your residential if possible and also the orientation of buildings utilizing passive solar. So I'd like for that language to be in there. Thank you. 115

CHAIR VALADEZ: Commissioner --

COMMISSIONER MODUGNO: On that note, I think we spoke about -- Commissioner Helsley was here. In fact one of those comments with that was even having a sustainable package in 116

1 association with house as an option that you purchase -- you pay
2 more for the purchase price, but it's demonstrated to the buyer
3 here's the types of savings you might derive over the years;
4 that the passive solar system as it would relate to any
5 community pools that that be built into it to the extent to
6 which homeowners association building are built, those be built
7 to a -- at least silver level of, you know, your green sort,
8 sort of a area that there be encouraging -- encouragement there
9 for industrial buildings to be built.
10 And provide here are the types of standards. You
11 obviously can't force that if you're building the suit that you
12 might have something within. But it's a real level of an intent
13 on the part of this development to show that sustainability is
14 one of the focal points of this project.
15 MR. ADAMICK: If it's the Commission's desire, we'll
16 certainly work with staff. As I indicated, we are working with
17 our consultant team. But we will work with staff and when the
18 project is returned to the Commission if the hearing is closed,
19 we will incorporate a sustainability plan. It will be added to
20 the conditions.
21 CHAIR VALADEZ: Okay. What I'd like to do now is we
22 do have to take a break regularly in order to keep our staff
23 fresh and ready to go. So if we could have a five minute break
24 right now, and we'll be back in about five minutes.
25

116

(Break was Taken)

CHAIR VALADEZ: We are now proceeding. If you could take your seats. We'd like to go back into session. Thank you very much. We're now to Commission discussion and possible action.

COMMISSIONER MODUGNO: Madam Chair, I appreciate the comments of all the people who have come out today and all the testimony we've had in writing and in earlier cases, and recognize that the Board of Supervisors has set in motion to approve the specific plan an outline that we are to follow moving forward as far as each of the components of Newhall Ranch are concerned.

I too live in Santa Clarita Valley and I enjoy living there. My family has lived there many years. One of my aunts will tell a story of being born in Sand Canyon and bussed to San Fernando because there were no high schools in the Santa Clarita Valley until Hart high school was built in 1945. So over the years obviously there has been tremendous expansion of that. I played as a child in the river, and have watched that river being closed in, modified, altered and yet there's still pieces of it that flow. They flow more today as a result of two treatment plants than they used to in the past. 117

We were standing on San Fernando road looking north as the water was a foot over the bridge of the river in the late

1960's and recall my parents talking of the disaster that occurred when the St. Francis Dam collapsed and drove massive amounts of water and debris down the river. I also know that the river has sort of an artificial environment with a whole lot of bamboo that was used in filming to replicate the delta and rivers of Vietnam, which clearly should not be a natural state of affairs on a river but that's sort of artificial creation that's put on a river. So, you know, sensitivity to that river is strong with all of us who live in Santa Clarita Valley. And we have varying views in terms of how that river should work and how it should flow and et cetera. 117

A great concern over schools, and I appreciate the fact that the applicant has a willingness to look at a strongly worded condition as we can possibly have to ensure that there will be schools before there are houses sold because we need to have that. And again, it's building our way out of an infrastructure deficit. I wish we had greater control over CalTrans and to do something with the I5. That is the one piece of the equation that has always been the difficult one and one that the City of Santa Clarita in and of itself in northern county can have any control or influence on.

Because of the number of issues that were brought forward this morning, because of the concerns about is there full completeness within the draft EIR, because of issues we've 118

raised in terms of sustainability -- we want to see some language specifically towards that and some language toward affordability. The normal course of action that we have is to indicate our intent tint to approve close -- close the public hearing, indicate our intent to approve -- close the public hearing and indicate our intent to approve and have -- come back with final documents. I would suggest we do something differently this morning with this case.

And what I suggest we do is close the public hearing. I think as far as the matter of input we've had is sufficient at this point in time. I'd like staff then to come back with the final EIR for us to review and write conditions reflecting the comments both of this meeting that have come from the Commission, those areas where we've had some concurrence with the applicant as far as affordability, as far as the high school, as far as the sustainability; the green sort of language that we'd like to see incorporated and give us a chance then to review that language, those conditions and the final EIR before we ultimately approve this and pass it onto the Board of Supervisors if that's the direction we're going to take.

118

So it's rather than indicating an intent to approve this morning, what I'd like to do is to put on the table a motion, move that we close the public hearing, direct staff to prepare the final EIR, provide responses as required; return the

tract map to subdivision committee for technical review of project modifications as they may be required through that process, prepare findings and conditions for consideration on a future agenda. 118

Now, I would like to have because of the interested parts -- and that would be the motion -- would also like to have the interested parties least the Audubon Society, the Sierra Club and SCOPE or organizations who have had people come -- testify notified of the date that that hearing will take place. If there are interested parties, please pass your name on to staff so that you can also be notified because we don't want to do this in a vacuum. We want all -- those of you who are interested to be able to see that component of it. While the hearing is closed, there is still an opportunity of communicating with staff, there's an opportunity to communicate with the applicant. And there will be on going dialogue back and forth between the applicant, staff and subdivision committee because until we take our final action, all of that input and materials that is there is part and parcel with the entirety of this case and becomes parts of the piece. 119

So rather than indicate the intent to approve, I'd like to take it in this direction that we come back with the final EIR and other components so that we can read that in full session.

CHAIR VALADEZ: Do I have a second?

COMMISSIONER BELLAMY: Second.

CHAIR VALADEZ: Any additional discussion? Seeing none, all in favor signify by saying aye.

THE PLANNING COMMISSION: Aye.

CHAIR VALADEZ: So moved. Okay. We'll see you at a later date.

COMMISSIONER MODUGNO: And again thank you for all who came and testified.

(End of Public Hearing on Landmark Village Project)

CERTIFICATION

I certify that the foregoing is a correct transcript from the electronic sound recording of the proceedings in the above-entitled matter.

_____ March 6, 2007

Troy A. Ray

Responses to Regional Planning Commission Transcript of February 28, 2007

Commissioner Bellamy Comment 1

Madam Chair, the fifteen year deed restriction, you said that's part of the rental -- rental units? And that's going to be monitored by whom? And affordable housing, presently they propose a five year affordable housing restriction; is that correct? For the for sale? And you're -- and staff is suggesting that five years go to fifteen to basically coincide with the deed restriction? I just -- I just wanted to clarify that. Thank you.

Response 1

The applicant has agreed to the fifteen-year affordable housing restriction.

Commissioner Modugno Comment 2

Mr. Adamick, at our last hearing the Commission raised a number of points dealing with green activity as far as building, some changes, et cetera. Staff has highlighted the consistency with the Specific Plan, but we raised issues again -- environmental issues and a number of transportation and traffic issues. Could you go over briefly those things that you are now planning on doing that were part of this proposal that perhaps go beyond what was envisioned in the Specific Plan. I think you mentioned several as far as some of the traffic activities. So that we know that -- you know, we realize there's a consistency and that's really what you needed to adhere to, but a number of points were raised and we asked you to go steps beyond that. If you could just briefly go over that.

Response 2

There are many different components that make a sustainable community or qualify it as a "smart growth" development. These include a proper mix of land use, provision of jobs, plan design for future transit uses, provision of open space and recreation, connectivity (trails), preservation of natural areas, the reduction of impermeable surfaces, water conservation and re-use, energy conservation - potentially including the use of alternative energies (wind, cogeneration, etc.), and the incorporation of green building techniques.

As evidenced below, Landmark Village, as with all of the Newhall Ranch Specific Plan, incorporates the following components of a sustainable or smart growth community:

- **Mix of Land Uses.** Landmark Village, along with the other villages in Newhall Ranch, will include a broad range of housing types, including affordable housing, along with commercial, office, and public facilities. As to Landmark Village, a diverse range of 1,444 homes (308 single-family and 1,136 multi-family units) would be provided. To minimize and shorten vehicle trips, most homes will be

within walking distances to the Landmark Village community's commercial and mixed-use areas, elementary school site, community park, and trail system. Finally, Landmark Village is located adjacent to the Valencia Commerce Center, one of the largest employment centers in the Santa Clarita Valley. Bike and pedestrian trails within Newhall Ranch and Landmark Village will connect to trails within the Valencia Commerce Center.

- **Provision of Jobs.** A portion of Newhall Ranch's projected 19,000 new jobs would be offered through Landmark Village's mixed-use and commercial areas. Newhall Ranch is adjacent to the existing Valencia Gateway (which includes the Valencia Commerce Center), which presently provides 50,000 jobs. Other development within Valencia Gateway will create an additional 30,000 jobs. When completed, the job centers in Newhall Ranch and Valencia will have resulted in the creation of approximately 100,000 jobs in the Santa Clarita Valley. A balanced jobs-housing base is a critical component to a sustainable community because it allows people to work close to home and minimizes vehicle miles traveled.

- **Locating of Residential Uses in Close Proximity to Commercial Services/Public Spaces.** Nearly 60 percent of the residential units in Newhall Ranch will be located within walking distance of village or commercial centers. This is clearly documented by the Landmark Village land plan. Residents within Landmark Village will be able to utilize paseos/trails and/or the Santa Clara River Regional Trail to walk to commercial centers, private recreational facilities, the elementary school and a community park. As stated above, this traditional neighborhood design minimizes vehicle trips.

- **Provision of Transit and Light Rail Right-of-Way.** Newhall Ranch, including Landmark Village, will be part of the Santa Clarita Transit system and will pay its fair share for transit service to the community. Transit improvements within Newhall Ranch will include a park-and-ride lot, a future transit station, transfer station, bus stops, and preservation of light rail right-of-way. Landmark Village will include a total of five bus stops, a park-and-ride lot, and the preservation of light rail right-of-way along SR-126. The provision of transit and the accommodation of light rail encourage residents to rely less on vehicular travel.

- **Open Space, Recreation, and Preservation of Sensitive Resource Areas.** Newhall Ranch, of which Landmark Village is a part, includes the preservation of the High Country, Salt Creek Corridor and the Santa Clara River and internal open areas - a total of nearly 7,800 acres. A total of three community parks (Landmark includes the first) and up to ten neighborhood parks will be provided as part of Newhall Ranch. Finally, private recreation facilities will be provided throughout the entire Ranch providing additional recreational opportunities to residents. In short, Landmark Village's design connects jobs, retail, schools, parks, and recreation facilities with the community's trail system to promote walking and biking while minimizing vehicle trips.

- **Hierarchy of Trails.** Newhall Ranch will include over 50 miles of trails to encourage pedestrian mobility. Landmark Village includes a 2-mile extension of the Santa Clara River trail, with direct connections to residential, commercial, and park uses, and various paseos including the paseo running along "A" Street or the Landmark Village Spine Road. This design also is intended to minimize vehicle trips.

- **Reducing Impermeable Surfaces.** To curtail urban runoff and maximize groundwater recharge, Newhall Ranch, including Landmark Village, will utilize open/soft bottom channels, smaller street

sections, where possible, increased native landscape areas, and non-structural water quality treatment improvements.

- **Water Conservation and Re-Use.** Newhall Ranch, including Landmark Village, will utilize native, drought-tolerant plants in the community's landscaping, use recycled water for irrigation, and evapotranspiration controllers (i.e., weather-sensitive sprinklers) to reduce potable water demand and runoff.

- **Traffic/Transportation Improvements.** Landmark Village's traffic circulation plan, which is consistent with all of Newhall Ranch, minimizes vehicle trips and reduces GHG emissions through the design of internal roads in conjunction with homes, school site, commercial areas, and trail system. Transit is included in the traditional neighborhood design, and it includes a park-and-ride lot and bus stops. Additionally, a 5-mile right-of-way for a potential Metrolink light rail extension is accommodated along SR-126. Trails and bike paths leading to close-to-home jobs, neighborhood-serving retail, and the school encourage residents to reduce vehicle miles traveled. The applicant also has committed to fund $300 million in roadway improvements in the Santa Clarita Valley in conjunction with the Newhall Ranch Specific Plan, including Landmark Village, to improve traffic movement and circulation.

The applicant also has prepared a "Sustainability Summary" for Landmark Village that identifies the above project design features and includes green building measures. Please see **Appendix F** of this Final EIR for this summary.

Commissioner Modugno Comment 3

On the issue of the affordability and you had indicated that some of the results are not that stellar. On owned properties that go up multiple years, are there models that we might look at that have a tiering activity so if we were to go from five to fifteen years that they derive is an increase of benefit over time and a benefit that is still part of that remains for, if they want to sell the property in three years, they can take part of that benefit? But then a substantial proportion of that affordability benefit rests with the next buyer who is also going to qualify for that parcel so it's not an all or nothing because I think what we found in some instances where that goes on too long that -- maybe people just don't have the pride of ownership that might exist, it doesn't serve their family needs.

They somehow try to portray that as owner occupied and get into a rental situation for profit, et cetera. But there may be another model to follow where there is a tiering of activity over that time period so that it scales itself. That the benefit that's there, the major portion rests within the property itself for any future purchaser, but after fifteen years then it goes to a full market type of situation.

I'd like to explore that as an alternative versus one of just keeping that alive for the full fifteen years, but having sort of a scaling type of a thing that we can explore some compromise with staff, but then might be used as a model in the future whether we put a fifteen year time period on it or twenty year time

period on it, a fifty year time period on it has something that is reasonable that makes some common sense and it works its way through the process

Madam Chair, following on that note, the affordable units are going to be condominiums only, attached and detached? Now could you define to the Commission what makes them affordable.

COMMISSIONER BELLAMY: So basically the affordability of the for sale properties would be tied to the income of the persons that are going to purchase?

COMMISSIONER BELLAMY: The income isn't what I'm real concerned about. Its the purchase price is what I'm asking you about. Is that going to be tied to the income?

COMMISSIONER BELLAMY: Okay. So that's my concern regarding the suggestion by Commissioner Modugno of a fifteen year tiering is that if a person stays in the property for three years and they want to derive a benefit, are the benefits going to be based upon their affordable purchase price to the present market value? That, that would be a concern to me.

COMMISSIONER BELLAMY: So basically what you're saying is that at the end of the five years they -- at the end of the fourth year, they would have to sell it for what they purchased it for?

COMMISSIONER BELLAMY: So basically when you were saying that this would be penalized, if we move it from five years to fifteen years, they really wouldn't be penalized because the value of the property would be increasing with the median income; is that correct?

And so that would be their --their benefit is going in at a lower price.

COMMISSIONER BELLAMY: The other issue I had was --and I basically do go along with Commission Modugno as far as tiering it in some way and definitely go along with the fifteen years.

Response 3

Please see **Response 1**, above.

Commissioner Bellamy Comment 4

But my other issue is basically for Commissioner Helsley, and I would like for you to explain to the Commission again who you consulted with regarding waste to energy and why they stated it was a problem. I'd really like to hear some detail on that because he's going to want to know. We -- our Commission met with them and they basically told us that they thought that these types of facilities should take place and…

Yeah. Now, I believe that the City of Commerce facility basically told us that the major issue was community. And I believe Commissioner Helsley and I were of the opinion that if you're starting a brand new community, there isn't any issue with the community, number one. And number two, if there are requirements that they do have a curbside distribution of trash and recyclables, that that could be in conjunction with the -- to meet that fifty percent requirement. So its something I just want to throw out there because I know he's going to bring it up, and I'm sort of in alliance with him on that. Thank you.

Response 4

The Los Angeles County Sanitation District presently operates a waste-to-energy incinerator in the City of Commerce. The facility was built in 1986 and provides power for up to 20,000 homes. The facility includes a large incinerator with a smoke stack approximately 150 feet tall. According to the Sanitation District, there has not been a waste-to-energy facility proposed in California since 1990. There are presently a total of three in the state.

Policy changes and environmental regulations have made it extremely difficult to build new waste-to-energy facilities within the state. State and federal regulations no longer consider these facilities as a safe and environmentally sound alternative to landfills. Federal incentives, investments tax credits, favorable tax treatment, and reasonable permitting no longer exist for these facilities. An example is that these facilities are no longer eligible for emission offset credit by the AQMD. Finally, several environmental organizations argue against these facilities being considered as a renewable energy source.

Commissioner Rew Comment 5

Thank you. First of all I agree with you. I don't want to rehash what the Board of Supervisors have already approved. A lot of the concerns center around that prior approval. I do have two concerns, however; one somewhat minor and one, at least in my opinion, major. And, first of all, I think that what, what you have done so far in that community is outstanding. And I think this plan follows a lot of what you have already done, and so there's evidence there of the quality of the product that you put out.

Response 5

The comment will be included as part of the record and made available to the County Board of Supervisors prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Commissioner Rew Comment 6

The minor concern I have is the park that you're talking about in Landmark is a -- owned by the homeowners in Landmark, maintenance paid by the homeowners but open to the public, correct?

And the active park, by active you mean there would be organized activities going on as opposed to passive being a family oriented, picnic type, walking, exercise? And the size of the passive park exclusive of any trails in it.

Because in my experience with homeowners associations, as soon as you sell your first home, then there are homeowners association fees that are collected. And the developer because they own still most of the homes because they're not sold, the developer has seats on the homeowners association board and the fees remain relatively low. And then when they sell those homes, the homeowners select their own board of trustees -- or board of directors made up of homeowners and they suddenly realize that they have to pay for all this stuff now. And the maintenance goes sky high and sometimes those homeowners associations they look at, gee, what, what are most of our expenses going to when it's maintenance of, for example, a passive park and they try to dump it off then onto the entity whatever that may be -- the county, the city or whatever.

But if it's as small as you say -- I was concerned that the entire park was owned by the homeowners and maintained by the homeowners. So what you're telling me is that -- are --do you have any other developments that have that same type of situation.

Passive parks that open to the public?

Response 6

The community park would be owned by the County of Los Angeles and would be a public park. The passive park in Landmark would be open to the public and maintained by the Landmark Village Homeowners Association.

Commissioner Rew Comment 7

My other concern is you mentioned - - and I agree with Commission Helsley's suggestion that you look at moving the school and the park in relationship to SR126. I'm concerned that SR126 will some day become "I" something. And if -- as someone who sixteen years ago with six other mayors formed a JPIA for the widening of the 15 freeway from the Orange County line to the 710, sixteen years ago we do this. And today the California transit -- Transportation Commission is voting on whether or not to approve funds

for the remainder that is necessary to do that construction. And today there's two point one billion dollars ($2.1 billion) estimated to do that widening.

And we can't really -- I'm not a cheerleader for Caltrans, but we can't blame it all on the past because that freeway was done -- I'm referring to -- was put there a long time ago when there wasn't much around it. And then the communities developed around the freeway. And so the two point one billion has a lot to do with relocation costs, eminent domain, buying up of property, cities losing tax producing retailers along the freeway. And that's, that's, that's—the cost has escalated. But we can say now because of things like that, that we are aware of what can happen. And you read the letter from Caltrans dated January 30?

You have any reaction to that? Can you, can you allay my fears in anyway about the closeness to this development and the SR-126.

In the future. Now, the letter mentioned something about the ten year study versus the twenty year study. Any reaction to that letter and any reaction to my fears.

Response 7

In response to the Commission's direction, the applicant has redesigned the Landmark Village project, so that the park is now adjacent to SR-126. This redesign will create an additional buffer between the proposed school site and SR-126. Additionally, the applicant is providing the necessary right-of-way and will be completing the required improvements consistent with the long-term plans for SR-126. SR-126 adjacent to the project site will be an expressway.

Commissioner Modugno Comment 8

Thank you, Madam Chair. Along the same lines, Mr. Adamick, Newhall Land and Farming is the largest land owner and the largest developer in Santa Clarita Valley. And yet there are other developers and other public developments. And while you've put forth resources and put in infrastructure as you're building, that infrastructure often times is gobbled up by other development that takes place. Unlike Irvine Ranch in the City of Irvine where Irvine Ranch owned everything, an infrastructure gets put in place and then no one else or very few others are taking advantage of that infrastructure. You've just completed development of Westridge. West Ridge High School gets put in. The Hart High School District is now struggling. It's an overcrowded situation because of the development that occurs in Castaic, and Castaic high school is not being built because we're waiting for additional funds and fees to come in.

Just review for me briefly the planning stages because Newhall Ranch at full build out, you will provide full turn-key schools throughout. However, you're going to need to rely upon high schools at the very

beginning because this phrase of it isn't building a high school. It's building an elementary school. And yet you've got to rely on a school that may or may not have been built as you start selling the first homes. What plans do you have in working with the Hart High School District or the Castaic School Districts to sort of make sure that the high school pressure is taken off of the area so that kids coming in newly to Landmark aren't having to be bussed over to Golden Valley or Canyon or someplace else and that overcrowding just escalates the high school and junior high school levels?

Response 8

The Landmark Village Draft EIR, Section 4.15, Education, indicates that school agreements have been negotiated with all of the school districts, which will mitigate impacts to less than significant levels. This section also addresses what schools project-generated students would attend. Newhall Land has committed to providing funding for the necessary interim facilities needed to accommodate the students generated by the Landmark Village project until the Newhall Ranch junior and senior high schools are constructed.

Commissioner Modugno Comment 9

Would there be an opportunity for advancing of funds to complete a high school and then a credit taken so that Newhall Ranch or that gets built would be built with other funds? I mean I think what the community is looking at right now is a very egregious situation where there is overcrowding, not necessarily created by the works that Newhall Land and Farming has done, but the fact that smaller developments have taken advantage of the schools which are being built; may or may not pay -- while I'm not sure they're paying their full fees, but those fees are accumulating until sufficient moneys are available to then build that next high school.

And yet as you start building homes and start generating student population, I think the buyers of those homes would certainly like to know that their children have a seat at a local school and not going to have to either go to a very overcrowded school or be at the mercy of the school district to be bussed somewhere or be told, gee, there's no place for you to go. So unless you're building complete turn-key schools -- and again as you build those turn-key schools, often times you may fill a third of that school or two thirds of it may be bottled up by neighboring communities based upon how that school district works its boundaries. But I think I would like to have some assurance or at least some comfort level going in that Castaic high school will be built by the time you're occupying your first homes so the that the pressure that's generated from Castaic students is locally relieved.

So if there's a shortfall in terms of building that school, maybe there's a mechanism that's in place as you're starting to build houses to work with the school district doing.

Response 9

Please see **Response 8**, above.

Connie Warden Roberts Comment 10

Again Connie Warden Roberts. Address 27075 Little Field Drive in Valencia. I'm here today to speak on the issue of Landmark Village. Also, I should recognize or indicate that I'm Michael Antonovich's appointee to North County Transportation Coalition and I also chair the transportation committees for the chamber of commerce and also the industrial associations in the valley. But again my presence today is to speak on behalf of the Landmark Village which is the first village of four planned at -- in the Specific Plan and will inaugurate a new community.

The Specific Plan had many years of review, comment and scrutiny and the Board of Supervisors adopted it in 2003. The -- importantly today Newhall Land has a history of careful and thoughtful planning and is known as a developer who builds as promised. And as a thirty year resident of Valencia, I can attest to that. Transportation of course is an important issue, and Newhall Land has already started some of the infrastructure as -- and as the villages are built, major new roads are planned and will be constructed.

Newhall Land is a part of the coalition of interest focused on the Interstate 5 freeway and their leadership has been and is commendable. The Interstate 5 is a much bigger project than just Santa Clarita Valley, but there is focus on it today and plans are underway to add truck lanes and an HOV lane. Four point five billion dollars ($4.5 billion) was allocated from the state towards some of those improvements just this year. Perhaps Metrolink service will extend the 126 Corridor and the Santa Clarita Valley already has three Metrolink stations and Newhall Land has reserved the right-of-way in Landmark. Thank you for your time.

Response 10

The County acknowledges the support for the project expressed in this comment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Larry Mankin Comment 11

My name is Larry Mankin, 26115 McBean Parkway, Unit 1 in Valencia. My name is Larry Mankin. I'm president and CEO of the Santa Clarita Valley Chamber of Commerce. Our chamber is the largest business association in the -- in our region. And as a matter of fact we're I think the largest member based organization is L.A. County now. We represent in excess of 1,800 business members in the Santa Clarita

Valley. Some people have tried -- and I'm here today, by the way, to speak on behalf and support of this project. Some people have tried --Some people have tried to call Newhall Ranch and its villages sprawl. Our association definitely believes it is not sprawl. It's a logical place for new development. A project that is near major infrastructure including a strong and growing job base and development of three -- and development on three sides of this project.

Landmark Village, the first Newhall Ranch neighborhood, is conveniently located to a Valencia Commerce Center, part of the gateway, which now has about sixty thousand jobs in it. It is planned to compliment that business park with homes, services and new recreation. The specific plan for Newhall Ranch took into account the need for affordable housing which is so critical for our growing employer community; creating 20,000 new permanent jobs and additional business parks, funding and sites for public facilities like fire stations, schools and new roads and other infrastructure. Newhall Ranch is needed to continue the economic development scene in the Santa Clarita Valley. Well planned homes, more jobs, more retail while preserving nearly 7,000 of national resources will help the Santa Clarita Valley continue its role as a corporate location for the Los Angeles County regional business community. Thank you.

Response 11

The County acknowledges the support for the project expressed in this comment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Mike Lebecki Comment 12

My name is Mike Lebecki. I'm a real estate agent out in the Santa Clarita Valley at 25101 The Old Road, 91381. I've nothing prepared, but I've been a real estate agent out in Santa Clarita for twenty years, and I know Pat from my involvement with the YMCA, which we're both on the same board together. I've lived in the Santa Clarita Valley for many, many years. I commute to the Santa Clarita valley now down the highway that you guys are talking about, the 126, from Ventura.

And I want to talk about for a second just the Valencia of the past that we all know, Pat certainly knows, that on the other side of the freeway they did -- as Connie said, they built as promised.

The infrastructure that's there, they said they were going to put, they did put. We had opposition, kind of like you guys will hear later, within our planning commission, within our city and anything that they built you would have heard from them was going to be the worse thing since, since I don't know what. But when Newhall Land finally did prevail and brought to us the mall, brought to us paseos, brought to

us parks, brought to us shopping, I've never had such a happy community as Valencians. In the business I've moved more people into Valencia from within the Santa Clarita Valley than out of Valencia to other parts of the Santa Clarita Valley. That's not to say there aren't swell parts of the other parts of the Santa Clarita Valley. It's just a testimonial to what Newhall Land did over the years in Valencia itself.

Pat brings up a great point that's out of my scope of perspective, I don't have children in the Santa Clarita Valley or elsewhere. I'm just talking about how folks live day to day out in Santa Clarita in the Valencia corridors. They're, they're happy folks out there. So I see no reason with Lennar now running the show that anything would be any different because you guys are custodial of what they do just like the

Response 12

The County acknowledges the support for the project expressed in this comment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Gary George Comment 13

My name is Garry George. I'm executive director of Los Angeles Audubon society and I'm on the Board of Audubon California. We take special interest in the Santa Clara River and in this area of this development because it's one of the identified nationwide Audubon important bird areas, and it's actually critical -- one of the critical conservation efforts for us. So we look very closely at this.

As you know we've submitted a fifteen page letter. I don't know if you saw that in comment to the draft EIR. I hope you had a chance to read it.

Response 13

Please see **Introduction**, and **Responses 1** through **86** to the letter from Audubon California, dated January 19, 2007.

Gary George Comment 14

We identified thirteen sensitive species that we felt were completely overlooked.

Response 14

Please see **Introduction** and **Responses 1** through **86** to the letter from Audubon California, dated January 18, 2007.

Gary George Comment 15

I understand today from your staff and from Glenn that there was a letter written from the environmental consultant to the commissioners regarding three of those species, and we'd like to suggest that if there is more information or studies on those species that they be included in the EIR and submitted for public comment so that we can see what that research was or what those surveys were or what those conclusions were and what mitigation might be planned.

Response 15

Please see **Introduction** and **Responses 1** through **86** to the letter from Audubon California, dated January 18, 2007, and the Landmark Village Final EIR, **Appendix A**, for additional biological-related studies and reports.

Gary George Comment 16

We ask that the Commission please withdraw this EIR or ask applicant to withdraw the EIR and do the adequate impacts of the development on the birds of that area and then resubmit the EIR for comment. Thank you very much.

Response 16

The comment requests that the applicant withdraw the EIR and conduct further analysis of the impacts of development on birds in the area. Numerous biological surveys over the last 13 years have been conducted on the Newhall Ranch Specific Plan site, including Landmark Village, and such surveys are found in Appendix 4.4 of the Landmark Village Draft EIR. Additional biological surveys were conducted in 2007 in response to public comments. For information responsive to those surveys, please see **Introduction** to letter from the Audubon California, dated January 19, 2007. In addition, please refer to this Final EIR, revised **Section 4.4, Biota**, and **Appendix A** for copies of the additional biota reports and studies.

Rich Waters Comment 17

Yes. I'm Rich Waters at 4224 Lincoln Avenue in Culver City. I would just like to comment for the Board's edification about the history of the Newhall Land Company. Twenty years ago Santa Clarita used to be a beautiful place until the Newhall Land started selling off their parcel and started developing. They went from the number *one* school district to way down, down on the bottom of the school districts in California. They -- not only that, but they in there other developments have walled in and cemented in

the Santa Clarita River when they were not allowed to and they were fined a pittance. And they considered -- just considered that operating expenses.

I bring this all up to you to let you know that some of the testimony that they perhaps have made is not exactly the truth. Not only that, but they've cooked the books as far as the water is concerned in the districts -- in those districts that have plenty of waters for these projects when actually they didn't and they stacked the board at the water district in order to, in order to make these false claims.

So I just want you to—when you hear Newhall give their claim ands give their statistics, keep in the back of your mind this may not be the truth. Thank you very much.

Response 17

The comment expresses an opinion. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Dawn Duetra Comment 18

My name is Dawn Duetra. I'm -- I am located at 11606 Adobe Way; Agua Dulce, California. And I've been a resident -- a Santa Clarita resident for thirteen years. In that time I've seen oaks decimated, our own orange groves just total ripped out and destroyed, Santa Clarita -- Santa Clara tributaries molested if not totally eradicated. Every day you open the paper you read about traffic issues, rolling blackouts, wells going dry and animals being displaced to the point that they are roaming in civilization. We cannot spare anymore natural resources for an unneeded and greedy project such as this.

Response 18

The comment expresses an opinion. In addition, the comment addresses oak tree impacts, which received extensive analysis in the Landmark Village Draft EIR, Section 4.4, Biota (see also Final EIR, revised **Section 4.4, Biota**). Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Dawn Duetra Comment 19

Santa Clarita objected to two hundred trucks with CMEX being put on our roads but yet they're willing to put now thousands of cars on already overcrowded roadways and thousands of more kids making our cools -- our schools overcrowded. Trying to get through -- try getting through Bouquet Junction at 7:00 a.m. and then imagine 200 more cars added onto that.

Response 19

Please see Landmark Village Draft EIR, Section 4.7, Traffic/Access, p. 4.7-1 which states that:

> "The proposed project would buildout in three phases. Phase 1 is estimated to generate approximately 4,950 average daily trips (ADT) with approximately 375 tripends occurring in the AM peak hour and approximately 505 tripends occurring in the PM peak hour. Phase 2 (including Phase 1) is estimated to generate approximately 20,700 total ADT with approximately 1,400 tripends occurring in the AM peak hour and approximately 1,900 tripends occurring in the PM peak hour. Finally, Phase 3 is estimated to generate an additional 21,200 ADT for a total of 41,900 ADT at project buildout. At buildout, the project would generate approximately 2,900 tripends in the AM peak hour and 4,100 tripends in the PM peak hour. Approximately 30 percent of the Phase 1 and 2 tripends would be internal tripends. The remaining tripends would be for trips off site."

Dawn Duetra Comment 20

I moved to the Santa Clarita Valley because it's not L.A. because I wanted to be in a community that will not sell itself out to emulate what I ran away from. I want my kids to know what nature is by seeing it wild, not through glass and stone. Thank you.

Response 20

The comment raises issues that do not appear to relate to the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. No further response is required.

Eleanor Osgood Comment 21

My name is Eleanor Osgood. I live in Culver City, and I'm here to talk about traffic and transportation. In the testimony from the Newhall representative, I did not really hear any, any talking about alternative modes of transportation.

Response 21

Please see **Response 2**, above. Alternative modes of transportation were discussed in depth at the County of Los Angeles Planning Commission meeting of January 31, 2007, concerning the proposed project. In addition, please see the Landmark Village Draft EIR, Section 1.0, Project Description, which discusses all modes of transportation included as a part of the project.

Eleanor Osgood Comment 22

I heard about widening freeways and addressing more cars that way.

Response 22

Please see **Response 21**, above.

Eleanor Osgood Comment 23

In this time of climate crisis and our concerns about carbon dioxide emissions, I think any new project especially a large project needs to be a visionary and at this point it's not even a visionary.

Response 23

Please see **Topical Response 6**: Global Climate Change And Its Effects On California Water Supplies; **Topical Response 7**: Global Climate Change And Its Effects On Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions And Global Climate Change.

Eleanor Osgood Comment 24

We know what we need to do. We know we need to get people out of cars into alternative forms of transportation. A new large community development needs to be created that way and I don't see that happening.

Response 24

Please see **Responses 2** and **23**, above. In addition, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Eleanor Osgood Comment 25

I don't see -- I don't hear about bike paths that are at par with car lanes. I don't hear about public buses that would be going to major areas that people go to for shopping or recreation. I don't hear about shuttle buses. I don't hear about electric car areas where you can go in an area in your community, get on loan inexpensively an electric car and bop around your community. I mean there's all kinds of ways to get people off—out of their cars.

Response 25

Please see **Response 2**, above.

Eleanor Osgood Comment 26

I'd also like to see that the new developers be responsible for public awareness campaigns and letting people know that we have done these kinds of things as alternative transportation and advertise them. And I think that's it. I just advertising and community awareness always makes a difference and that hasn't happened throughout Southern California.

Response 26

The comment raises issues that do not appear to relate to any physical effect on the environment related to the Landmark Village project site. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the Landmark Village Draft EIR, no further response is required.

Sharon Ford Comment 27

My name is Sharon Ford and I'm not only a concerned citizen but I am a member of a number of environmental groups such as Sierra Club and San Fernando Valley Audubon.

Response 27

This comment is an introduction to comments that follow. No further response is required.

Sharon Ford Comment 28

My big concern has to do with the lost of space --open space and habitat and the Santa Clara River. This land is mostly between the SR126 and the Santa Clara River. Nearly 751 acres of natural habitat will be

destroyed to find dirt to fill in the river floodplain, widen SR 126 and build connecting roads for future developments.

Response 28

The comment restates information contained in the Landmark Village Draft EIR, but does not raise an environmental issue within the meaning of CEQA. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Sharon Ford Comment 29

We need to realize that fifteen species are lost every single day. And each time we lose a species, bio diversity changes in that area forever. We will not be able to gain this open space back. Once it's gone for development, it's gone.

Response 29

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Sharon Ford Comment 30

My concern about the Santa Clara River is that any kind of chemicals, pesticides, whatever used for landscaping the homes, the businesses and whatever will end up polluting the Santa Clara River which is a riparian habitat. And I think -- I mean even with -- even if they controlled things from sprinklers, we can't help it when it rains and we have, you know, good down pours. This stuff is going to be flushed into the Santa Clara River and stuff is going to end up going to the ocean.

Response 30

Please see the Landmark Village Draft EIR, Section 4.3, Water Quality, which finds that, with mitigation, the Landmark Village project will not cause significant impacts to water quality

Sharon Ford Comment 31

So my concern is the lost of open space because we have to do something about this.

Response 31

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Cam Noltemeyer Comment 32

Cam Noltemeyer, 25936 Sardinia Court, Valencia. I live in Valencia Summit. I'm here representing Santa Clarita Organization for Planning the Environment. I'm a board member.

Response 32

This comment is an introduction to comments that follow. No further response is required.

Cam Noltemeyer Comment 33

I'm speaking with regarding to the school crisis in our community.

Response 33

The comment makes a statement, but does not address or question the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. No further response is required.

Cam Noltemeyer Comment 34

You as representatives here have a Los Angeles County Development Monitoring System, DMS. That system requires that schools, libraries, roads, et cetera to be in place, in place.

Response 34

Please see the Landmark Village Draft EIR, Section 3.0, Cumulative Impact Analysis Methodology, which states that the purpose of DMS is to analyze cumulative impacts of a project in the environmental issue areas of water services, wastewater disposal, education, fire, traffic, and library services.

Cam Noltemeyer Comment 35

Schools should be adequate to serve the additional housing units without reducing the existing level of service provided to existing students.

Response 35

The Landmark Village Draft EIR, Section 4.15, Education, finds that with the school mitigation agreements in place with the school districts there will be no impacts to education.

Cam Noltemeyer Comment 36

I just gave you a copy of a recent newspaper article in our community where the Castaic students are to attend Valencia high. Hundreds of people have been attending these meetings and the Hart District is having to say we don't have adequate schools, we haven't built your Castaic high school.

And if you really look at the numbers it's -- where is the money to even build that Castaic high school. But West Ranch was built three years ago. It is already overcrowded and that is the school that Newhall Land is talking about sending their kids to. The people are already saying its affecting -- the kids are the ones that are losing.

Response 36

Please see **Response 35**, above.

Cam Noltemeyer Comment 37

The Hart District has been unable to adequately provide school capacity for the children that are already there and you keep approving more and more.

Response 37

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Cam Noltemeyer Comment 38

That's your responsibility. The schools are supposed to be there.

Response 38

Please see **Response 35**, above.

Cam Noltemeyer Comment 39

This particular developer has charged the Santa Clarita Organization for Planning and the Environment of trying to stop schools. Nothing could be further from the truth. Rio Norte school was built. What SCOPE was trying to address was the water issue, but they also addressed something that even the department of toxic substance failed to address and that school was being built within—we have narrowed it down, the department of toxic substance, to 600 feet from a sewage sludge site. That is the time of sites that are being given for school sites. We also have Golden Valley high school next to a brown field and hazardous testing facility.

Response 39

The comment raises issues that do not appear to relate to the Landmark Village project or to any physical effect on the environment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Cam Noltemeyer Comment 40

So what you have to look at is not only are they adequate schools, but where are they offering the land for these schools. Is it really a proper place for a school. We are finding that more and more schools are be placed in the very worse places, are being used --

> CHAIR VALADEZ: Excuse me.
>
> MS. NOLTEMEYER: I'm sorry.
>
> CHAIR VALADEZ: You need to finish.
>
> MS. NOLTEMEYER: -- being used to create development. Thank you.

Response 40

The comment raises issues that do not appear to relate to the Landmark Village project or to any physical effect on the environment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Eileen Anderson Comment 41

Hi. My name is Eileen Anderson and I'm a botanist with the California Native Plant Society. And the Native Plant Society is opposed to Landmark Village as proposed because of its recognized significant impacts to native plants.

Response 41

The comment opposes the project and expresses the opinions of the California Native Plant Society. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Eileen Anderson Comment 42

Not only in Landmark Village partially within SEA 23, it's also wholly within an internationally recognized bio diversity hot spot.

Response 42

The comment partially restates information contained in the Landmark Village Draft EIR, but does not raise an environmental issue within the meaning of CEQA. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Additionally, the comment provides no supporting evidence that the site is located within an "internationally recognized bio diversity hot spot."

Eileen Anderson Comment 43

The county has an opportunity to realize a truly sustainable project that's less detrimental to the world-class vegetation than the project as proposed. The project is simply not ready to go.

Response 43

The comment expresses an opinion, but does not raise an environmental issue within the meaning of CEQA. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does

not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Eileen Anderson Comment 44

The EIR is premature because the state and federal permits process is barely started much less completed.

Response 44

Please see **Topical Response 2:** EIS/EIR Project.

Eileen Anderson Comment 45

The EIR fails to provide all of us important information to fully understand the impacts and proposed mitigations. This is an egregious violation of CEQA. For instance, mitigation measures that help offset impacts rely on plans that have yet to be devised.

Response 45

Several plans alluded to in the comment are included in Appendix 4.4 of the Draft EIR or **Appendix A** of this Final EIR. These plans include a Landmark Village Slender Mariposa Lily Mitigation and Monitoring Plan (Dudek 2007), a Landmark Village Conceptual Wetlands Mitigation Plan (Dudek May 2007), and a Preliminary Fire Management Plan (Dudek 2007). All of the plans alluded to by the comment essentially describe how mitigation measures discussed in the Draft EIR will be implemented and how success of the mitigation will be managed and monitored. However, CEQA does not require detailed mitigation plans to be included in an EIR. On the contrary, as long as there is a discussion of what the proposed plan will include and accomplish, including performance standards, and there is a commitment by the lead agency to implement the mitigation, then the EIR need not include the detailed mitigation plan itself.

Eileen Anderson Comment 46

So what plans are missing? Well, I counted at least eight of them. There's no oak resource replacement plan. There's no slender mariposa lily restoration plan. There's no San Fernando Valley spine flower plan. There's no revegetation plan for the numerous riparian and wetland plant communities. There's no irrigation plan or landscape plan. So we can't figure out how those will affect the native vegetation. There's no habitat enhancement plan. There's no wild fire fuel modification plan either. These plans are all essential parts of the CEQA review process yet they're absent. How can we evaluate the -- the efficacy and adequacy of the mitigations?

Response 46

Please see **Response 45**, above, regarding the need to include detailed mitigation plans in a CEQA document. With respect to the Oak Resource Replacement Plan, Mitigation Measure SP 4.6-48 (from the approved Newhall Ranch Specific Plan Program EIR) in the Draft EIR, Section 10.2(a)(6)(c), includes a discussion of the contents of the replacement plan, who will need to review it, and when the plan must be in place (prior to recordation of construction-level final subdivision maps). As described in the Draft Newhall Ranch Mitigation Feasibility Study (Dudek 2007), Dudek has identified the opportunity of creating 11 acres of coast live oak woodland and planting an additional 189 oak trees within the High Country SMA/SEA 20 and Salt Creek area (see **Appendix A**). Oak trees would be planted in these areas such that a minimum of 4.45 acres of oak woodland would be enhanced and/or created. The actual number of trees to be planted would be that number necessary to comply with the requirements stipulated in the Oak Tree Permit issued by the County pursuant to CLATO and CEQA acres of oak woodland. Compliance with the permit conditions and implementation of Specific Plan Mitigation Measure 4.6-48, as well as proposed Mitigation Measures LV 4.4-4 and LV 4.4-5, would reduce impacts to oak trees and oak woodland habitat to below a level of significance. These mitigation measures also would meet the requirements of Pub. Resources Code section 21083.4. The finding that impacts to protected oaks can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Mitigation Measure LV 4.4-1 in the Final EIR (LV 4.4-7 of the Draft EIR) adequately summarizes the contents of the revegetation plan, states that the plan shall demonstrate the feasibility of creating the required mitigation acreage, states that the plan shall be subject to the approval of the CDFG, Corps, and the County, and that such approval shall occur prior to the issuance of grading permits.

Eileen Anderson Comment 47

The Native Plant Society is particularly concerned about the fuel modification plan. During scoping, we ask that the fuel modification zones be included within the footprint of the project because of its detrimental impacts to native vegetation. Instead it appears that the fuel modification will blitz buffer zones that have been proposed to protect the natural resources.

Response 47

The fuel modification zone for structures adjacent to the Santa Clara River will extend approximately 100 feet from the structure into the utility trail corridor. Consequently, the fuel modification zone will not encroach upon the riparian corridor or the adjacent upland habitat buffer.

Eileen Anderson Comment 48

In conclusion the EIR is inadequate and violates CEQUA. We urge the planning Commission to send the document back to the applicant to be completed. Thank you very much.

Response 48

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 49

Good morning. My name is Barbara Wampole, and thank you very much, chair and Commissioners, for your attention and the extension of the comment period.

Response 49

The comment acknowledges the additional time for public review and comment that was provided. For further information, please refer to **Topical Response 3**: Public Review Opportunities. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. No further response is required.

Barbara Wampole Comment 50

The Newhall Ranch master plan incorporates a right-of-way for a Metrolink track and station, but the plan is not predicated on their timely construction. Thus Landmark village will be another typical land locked subdivision unless you require the implementation of the train line now.

Response 50

The Landmark Village Vesting Tentative Tract Map No. 53108 provides right-of-way for the rail line. The right-of-way is preserved in perpetuity for rail. Consequently, it will be available at such time that the rail line is constructed.

Barbara Wampole Comment 51

The momentum to build west of Interstate 5 has been assured by your previous approval. Newhall Lennar is a premiere vendor and the county's own statistic show explosive growth in the area.

Response 51

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 52

Unless the tracks are restored now, you are inviting further delays in the future as the urban build out takes hold of the precious real estate required. The costs to the community will clime to astronomical levels. We don't want to wait until the bill falls to us by way of state or federal funding sources

Response 52

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Barbara Wampole Comment 53

The intergovernmental panel on climate change with scientist from a hundred and twelve nations and the United States issues its account on what is now the unequivocal science of climate change. Its purpose is to remove contentious and uncertain findings and nail down the basic narrative of climate change in a way that stifles the squawking of the skeptics and puts the squeeze on governments still looking for excuses for inaction.

Response 53

Please see **Topical Response 6**: Global Climate Change and Its Effects on California Water Supplies; **Topical Response 7**: Global Climate Change and Its Effects on Sensitive Biological Resources; and **Topical Response 8**: Greenhouse Gas Emissions and Global Climate Change, for responsive information regarding climate change/global warming.

Barbara Wampole Comment 54

The County of Los Angeles of the now take action to limit the impacts on the climate of Newhall Ranch and the Landmark Village.

Response 54

Please see **Response 53**, above.

Barbara Wampole Comment 55

Alternative transportation such as Metrolink and community bike trails must be provided from the beginning. And that is to say commuting bike trails, not just community. But ways that people can actually get someplace efficiently, not just meander through a community for recreational purposes from the beginning and not at some indeterminate future.

Response 55

Please see **Response 2**, above, which outlines alternatives forms of transportation options incorporated into the project design.

Barbara Wampole Comment 56

Structures should be required to be built green with low energy consumption.

Response 56

Please see **Response 2**, above, which outlines smart growth or sustainable strategies incorporated or are being considered for incorporation into the project design. The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 57

Landscaping and amenities should be limited to those with minimum water needs.

Response 57

Please see **Response 2**, above, which outlines smart growth or sustainable strategies incorporated or are being considered for incorporation into the project design. The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 58

Tax credits for the local -- for local employment could be issued to encourage a favorable jobs to housing ratio. Sounds like an unusual thing. I don't know if it happens anywhere else, but that's what we're suggesting.

Response 58

The comment raises issues that do not appear to relate to any physical effect on the environment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Barbara Wampole Comment 59

Mandatory recycling programs should be instituted for business and not just residences.

Response 59

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 60

All over the county I watch restaurants everyday throw out glass by the, by the tons. The recycling in this country could be changed.

Response 60

The comment raises issues that do not appear to relate to the Landmark Village project or to the content or adequacy of the Landmark Village Draft EIR. The comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 61

Wind generation, solar power incentives should be added informative (phonetic).

Response 61

Please see **Response 2**, above, which outlines smart growth or sustainable strategies incorporated or being considered for incorporation into the project design. The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Barbara Wampole Comment 62

The applicant should be -- provide detailed projections of the energy needs of the project before the approval. And I just want to thank you very much.

Response 62

The comment expresses an opinion, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Lynne Plambeck Comment 63

Lynne Plambeck, Santa Clarita Organization For Planning in the Environment. I just want to start by saying that Newhall Land, of course, is really not Newhall Land anymore. It's the wholly owned -- wholly owned company of Lennar Corporation, which is the nationwide builder. They don't really -- they haven't had a long reputation in the Santa Clarita Valley and some of the reputation they do have isn't very cool.

Response 63

The comment does not question the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comments will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Lynne Plambeck Comment 64

I want to talk about consistency and compliance with the general plan and specifically the development monitoring system which is a planned amendment that was passed in 1987. And every development that comes before you in an urban expansion area, which Santa Clarita is an urban expansion area, is required to be consistent with that portion of the general plan and this project is not.

Response 64

The land uses proposed as part of the Landmark tract map site are consistent with the approved Newhall Ranch Specific Plan. The comment expresses opinions that the project is not consistent with DMS. The County does not agree with this comment. The environmental issue areas addressed with the DMS analysis include water services, wastewater disposal, education, fire, traffic, and library services. Each of these environmental topic areas has analyzed the project with DMS.

Lynne Plambeck Comment 65

In the review that I did finally of the appendices, we found that instead of doing the services analysis as is required by the development monitoring system, only the number ever units for each service territory was provided not what—normally what is found in that development monitoring system printout is existing service level, what will be added by recorded projects, planned and approved projects not yet built and then the new project is added to it to see if the infrastructure is sufficient.

Response 65

The DMS printouts provided and information contained within the printouts were provided by Los Angeles County Department of Regional Planning.

Lynne Plambeck Comment 66

This is very important in growth area like Santa Clarita to ensure that the infrastructure is there for all the residents and the existing residents as well.

Response 66

Please see the Landmark Village Draft EIR, which describes in all environmental topic sections the infrastructure proposed for the project.

Lynne Plambeck Comment 67

It's not fair that new residents are put on top without adequate services.

Response 67

The comment addresses general subject areas, which received extensive analysis in the Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Lynne Plambeck Comment 68

In our comments we talked about schools, water supply. We talked about sheriff services.

Response 68

Please see **Responses 12**, **13**, and **21** to the letter from Santa Clarita Organization for Planning and the Environment, dated February 16, 2007.

Lynne Plambeck Comment 69

There's an issue with leapfrogging with sewer service expansion unless they build that plant. If they have to expand a sewer line over a mile and a half, that's then a leapfrog project into a rural area and there's an issue with consistency of your general plan in that respect as well.

Response 69

The Newhall Ranch Specific Plan Water Reclamation Plant (WRP) was reviewed and approved by the Los Angeles County Board of Supervisors on May 27, 2003. There were no conclusions made at that time that the proposed project would be considered as leapfrog development as it is immediately adjacent to Magic Mountain Amusement Park, and the Westridge and Stevenson Ranch developments. The Landmark Village project assumes that Newhall Ranch WRP will be in operation at the time of first building permit occupancy. However, the development proposed for Landmark Village has incorporated contingency plans of securing wastewater treatment capacity at the Valencia WRP if the Newhall Ranch WRP is not in operation. The potential environmental impacts of this option are analyzed in the Draft EIR.

Lynne Plambeck Comment 70

And I think it's important that this project address those issues in the EIR so that's fully disclosed to you before you make your decision.

Response 70

Please see **Response 69**, above.

Lynne Plambeck Comment 71

In addition to that we were concerned that they really have not complied with the County's iteration of water reporting under SB 610 and SB 221. For the specific plan only SB 610 disclosures were required.

That's a state law that came into effect to ensure adequate water supply, and it came into effect in 2002. The county set up a plan that they would require that and specific plan in SB 221 verification at tract map. They did not supply you with SB 221. Those requirements require you –the disclosure of contracts and all of the completed CEQA analysis to provide water infrastructure to ensure the water is really there.

Response 71

Please see the **Introduction** and **Response 24** to letter from Santa Clarita Organization for Planning and the Environment, dated February 16, 2007.

Lynne Plambeck Comment 72

And there was recently a Supreme Court decision that I think is important that your legal department analyze for you in respect to this proposal before you and that's the *Vineyard* decision. I'm sure you're familiar with that. But I think it would behoove this Commission to request a presentation on that decision. Thank you.

Response 72

Please see **Topical Response 5**: Litigation Concerning Water Supplies.

Katherine Squires Comment 73

Okay. Good morning. My name is Katherine Squires and I live at 26800 Espuma Drive in Saugus. I believe that this project is very poorly plan for numerous reasons.

Response 73

This comment is an introduction to comments that follow. No further response is required.

Katherine Squires Comment 74

Mostly because the existing infrastructure just simply cannot support this develop. There are many reasons why including the fact that it will add approximately 357,000 traffic trips a day onto our freeways and roads. I left hours early this morning and I was late in regards to the traffic just as one example.

Response 74

The Newhall Ranch Specific Plan project was approved in 2003. The approval is not subject to review. The review at this time is the Landmark Village portion of Newhall Ranch Specific Plan. The Landmark Village project would generate 41,900 average daily trips. Nonetheless, the comment will be included as

part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Katherine Squires Comment 75

As a lifelong resident of the Santa Clarita Valley and the local elementary school teacher, I see the results of worsening air pollution as the number of students in my classrooms with asthma increases each year.

Response 75

Air quality impacts are addressed in the Landmark Village Draft EIR, Section 4.9.

Katherine Squires Comment 76

Also the schools in my valley open overcrowded. For example, Tesoro one of our newest schools had children attending not in classrooms in some cases, but in closed down computer labs and in hallways and center aisles which I just believe is absolutely unacceptable.

Response 76

The Landmark Village Draft EIR, Section 4.15, Education, indicates that school agreements have been negotiated with all of the school districts, which will mitigate impacts to less than significant levels. This section also addresses what schools project-generated students would attend. The project is not required to mitigate existing school facility issues.

Katherine Squires Comment 77

And by the way I never take days off from teaching, but I'm here because I care that much about what's happening to the children in our valley.

Response 77

The comment raises issues that do not appear to relate to any physical effect on the environment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Katherine Squires Comment 78

Also, the location of the proposed development is an active tectonic area which is on the same level of uplift as that which created the Himalayan Mountains, And I can't imagine what would happen to the people living in the proposed 21,000 units if there were to be an earthquake which is really not a matter of if but when.

Response 78

The comment addresses tectonic activity, which received extensive analysis in the Landmark Village Draft EIR, Section 4.1, Geotechnical and Soil Resources. All residents in California and along the Pacific Rim are subject to the effects of earthquakes as discussed in the Draft EIR.

Katherine Squires Comment 79

The area is prone to landslides and it's absolutely unbelievable to me that someone would build in an area that is surrounded by faults with rock layers to the south that are actually upside down due to the extreme tectonics in the area. And this is a fact. It can be checked on any USGS map.

Response 79

Please see **Response 78**, above. Although portions of the Newhall Ranch Specific Plan site are prone to landslides, the Landmark Village project site is relatively flat; therefore, landslides are not applicable.

Katherine Squires Comment 80

There are also additional environmental concerns including the fact that you're talking about building on the last wild river, the Santa Clara.

Response 80

The comment addresses floodplain issues, which received extensive analysis in the Landmark Village Draft EIR, Section 4.2, Hydrology, and Section 4.5, Floodplain Modifications. Section 4.5, Floodplain Modification, p. 4.5-42, states that: "The entire Landmark Village project, inclusive of the utility corridor and burrow site, would permanently impact approximately 0.78 acre of land under ACOE jurisdiction within the Santa Clara River, as well as 0.60 acre of tributaries to the Santa Clara River." The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Katherine Squires Comment 81

There's also the negative impact on endangered species in the area,

Response 81

The comment discusses "the negative impact on endangered species," but no further information or detail is provided. The Landmark Village project would not create significant unavoidable impacts to the unarmored threespine stickleback, least Bell's vireo, southwestern arroyo toad, southwestern willow flycatcher and the California red-legged frog as discussed in detail in the Landmark Village Draft EIR, Section 4.5, Floodplain Modifications.

Katherine Squires Comment 82

The fact that there's a lack of water to support the project.

Response 82

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR, Section 4.10, Water Service. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Katherine Squires Comment 83

And then I hear speaking about, you know, token parks and things and how it would be a happy place to live, but frankly that's not going to solve the problem of vanishing natural open spaces. And once gone they're gone forever. Thank you.

Response 83

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Teresa Savakie Comment 84

My name is Teresa Savakie. I live at 26724 Mocha Drive in Santa Clarita.

Response 84

This comment is an introduction to comments that follow. No further response is required given that the comment does not address or question the content of the Draft EIR.

Teresa Savakie Comment 85

We've had a lot of people talk about the Santa Clara River and that's a great passion of mine as it is my children's. It is Southern California's last living river.

Response 85

The comment raises issues that do not appear to relate to any physical effect on the environment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue, no further response is required.

Teresa Savakie Comment 86

and I -- again I'm asking everybody to try and work with the Nature Conservancy. Let's try to direct some sort of positive changes to this project, maybe some sort of acquisition.

Response 86

The proposed Landmark Village project is part of the Newhall Ranch Specific Plan, which will set aside 4,214 acres of land as open space in the High Country SMA/SEA 20. The project applicant is working with **Center for Natural Lands Management and others** to actively manage the open space land in perpetuity. Based on the Landmark Village project's dwelling unit count, the proportionate share of this set aside for the Landmark Village tract map is approximately 276 acres within the High Country SMA/SEA 20.

Teresa Savakie Comment 87

And I also don't believe that we should be rushing this project along because the draft environmental impact report hasn't even been yet released from the California Department of Fish and Game or the Army Corps of Engineers,

Response 87

Please see **Topical Response 2**: EIS/EIR Project.

Teresa Savakie Comment 88

nor has they received the necessary permits from Los Angeles Regional Water Quality Control Board.

Response 88

Please see **Topical Response 2**: EIS/EIR Project.

Teresa Savakie Comment 89

So I'm not understanding what the big hurry is here because the project may actually have to be changed once we review that draft environmental impact report. And so I'm thinking that maybe we should put this off. We might want to think about waiting until those agencies have -- has released that document, the public has had a chance to review and the decisions are made. So I'm not -- I don't feel like we need to rush this along.

Response 89

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Teresa Savakie Comment 90

On another issue, the City of Santa Clarita spent --has spent eight million dollars ($8,000,000) of taxpayer dollars to fight the CEMEX mining project. That eight million dollars ($8,000,000) was supposedly because they are quit interested in the air quality and the impacts to the Santa Clarita Valley. I think it's about 1,400 traffic trips that CEMEX would create daily.

Response 90

The comment raises economic, social, or political issues that do not appear to relate to the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the Landmark Village Draft EIR, no further response is required.

Teresa Savakie Comment 91

Newhall Ranch, 357,000 additional traffic trips. I ask you to really take this into consideration.

Response 91

The entire Newhall Ranch Specific Plan project will generate approximately 357,000 average daily trips. The Landmark Village portion of the Newhall Ranch Specific Plan, which is the subject of the Landmark Village Draft EIR, would generate 41,900 average daily trips.

Teresa Savakie Comment 92

I mean, the hypocrisy is unbelievable. Part of our taxpayer dollars going to fight the mining project which in turn supports all these development out of the in Santa Clarita area.

Response 92

The comment raises economic, social, or political issues that do not appear to relate to any physical effect on the environment. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the Landmark Village Draft EIR, no further response is required.

Teresa Savakie Comment 93

You know, we don't care how our air quality's damaged.

Response 93

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Teresa Savakie Comment 94

It doesn't really matter whether it's a mining project or a housing development.

Response 94

The comment raises social or political issues that do not appear to relate to the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the Landmark Village Draft EIR, no further response is required.

Teresa Savakie Comment 95

We need to put businesses in Santa Clarita that support the people who live there. I said that the last time I was here. We don't need people traveling into Santa Clarita while we're having to travel out this sort of backwards kind of balance. We need good paying jobs in the Valley, and

Response 95

The comment raises economic, social, or political issues that do not appear to relate to the content or adequacy of the Landmark Village Draft EIR. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the Landmark Village Draft EIR, no further response is required.

Teresa Savakie Comment 96

And we do have a deficit in parks out in Santa Clarita. They're trying to pass a bond for a park land. So we are not keeping up with the growth here in parks, schools and any other things. Let me just say this:

Response 96

The comment addresses parks in the City of Santa Clarita, not unincorporated Los Angeles County, where the Landmark Village project is located. The Landmark Village Draft EIR, Section 4.16, Parks and Recreation, finds that parkland proposed for Landmark Village meets the County's Quimby Act parkland requirements and provides for a portion of the parkland proposed by the Newhall Ranch Specific Plan.

Teresa Savakie Comment 97

I have three children in school. They're all being --they're all having to go to a school out of my district -- I mean -- they're supposed to be going to Emblem. They're all supposed to be bussed to Tesoro. That bus trip is an hour and a half. None of my kids are taking the bus because quite frankly their time is a little too valuable to spend two or three hours commuting in buses across the valley. Its absolutely ridiculous. Now I have a 6th grade daughter who is going to have to go to yet another school, be separated from the friends she has made. I have a kindergartener who's going to have to go back to another school, and I have a fourth grader who is going to lose the friends that he's made and go back to another school. So now all -- this is not what a community --

CHAIR VALADEZ: You're speaking faster and faster.

MS. SAVAIKIE: I'm sorry. I just want to make sure I get it out. But it's very unfair to my children. We move there to be part of -- you know, be close to school and have consistency in their life. It's very important for children to have consistency, ask we aren't creating that situation. And I like the idea of building schools before development. I really think that's what needs to happen. Thank you.

Response 97

The comment expresses opinions and addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Kris Ohlenkamp Comment 98

My name is Kris Ohlenkamp. I live at 2367 Old Topanga Canyon Road in Topanga. I'm president of the San Fernando Audubon Society and this project is in our territory.

Response 98

This comment is an introduction to comments that follow. No further response is required.

Kris Ohlenkamp Comment 99

I second the motion to remove the EIR for this project or to at least vote that you don't have enough information to make a decision on this project based simply on the fact that there is incomplete information in the EIR as you've heard in the testimony today and last month both on cultural resources and biological resources.

Response 99

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Kris Ohlenkamp Comment 100

There are whole groups of people and whole groups of plants and animals that have been total ignored and not even looked at.

Response 100

The comment does not specify what groups of people and plants have been ignored. Consequently, no detailed response can be provided or is required.

Kris Ohlenkamp Comment 101

They may have been looked at, but they're certainly not included in the EIR.

Response 101

The comment provides no specificity. No further response can be provided or is required.

Kris Ohlenkamp Comment 102

We'll never know if they were looked at because the consultants who did the studies are not allowed to talk to the public or any other, any other -- anybody other than their employers.

Response 102

The methods and results of all biological investigations conducted within Newhall Ranch are disclosed during the environmental review process for each proposed project, as required by CEQA. The applicant no longer requires confidentiality agreements for plant and wildlife surveys conducted on its properties. In addition, the speaker toured the Landmark Village site and surrounding areas on October 25, 2006. No further response is required given that the comment does not address or question the content or adequacy of the Landmark Village Draft EIR.

Kris Ohlenkamp Comment 103

Basically you've really already heard everything I think you need to hear, but it's really an incomplete EIR and that's what -- the reason that we suggest that you vote against this project at this time. Thank you.

Response 103

The comment expresses opinions, which will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not address or question the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Lisa Fimiant Comment 104

Hello. My name is Lisa Fimiant, and I'm a member of Los Angeles Audubon, on their board as well as the Friends of Ballona Wetlands.

Response 104

This comment is an introduction to comments that follow. No further response is required.

Lisa Fimiant Comment 105

I participated in four of the five Christmas bird counts up in the Santa Clara River Valley, and I wanted to read a brief quote from Dan Cooper's Important Bird Areas of California, something that Garry George also gave you a short quote. In the description of the Santa Clara River Valley, Dan states that the Santa Clara River is the longest free flowing river in Southern California and is the only one that extends from the desert to the coast. He goes on to say portions of the intact low land riparian board -- bird community of the Santa Clara River are teetering on the brink of disaster particularly within Los Angeles County.

Response 105

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Lisa Fimiant Comment 106

Perhaps to sum up what I feel about the Santa Clara River, I'd like to read a quote from a book, and this really expresses the emotion I feel about this river. The quote is by Terry Tempest Williams. It's from her book RED: Passion and Patience in the Desert, and the caption is "Wild Mercy".

'The eyes of the future are looking back at us and they are praying for us to see beyond our own time. They are kneeling with hands clasped that we might act with restraint, that we might leave room for the life that is destined to come. To protect what is wild is to protect what is gentle. Perhaps the wildness we fear is the pause between our own heartbeats, the silent space that says we live only by grace. Wilderness lives by this same grace. Wild mercy is our hands." Thank you.

Response 106

The comment is noted. No further response is required given that the comment does not address or question the content of the Landmark Village Draft EIR.

Jennifer Robinson Comment 107

Jennifer Robinson, 6348 Primrose Avenue, Los Angeles, California; and I'm with the Sierra Club Angeles Chapter. The Sierra Club is very concerned about many issues, very specifically global warming and climate change.

Response 107

This comment is an introduction to comments that follow. No further response is required.

Jennifer Robinson Comment 108

We do lots of work to ensure water quality and have committees who work on water quality, green buildings, air quality, global warming, energy and renewable energy issues. We like to promote public transportation and have a cool cities program to work --to promote energy efficiency in new buildings.

Response 108

The comment provides background information, but does not raise an environmental issue within the meaning of CEQA. Nonetheless, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project. However, because the comment does not raise an environmental issue regarding the content or adequacy of the Landmark Village Draft EIR, no further response is required.

Jennifer Robinson Comment 109

Though Los Angeles city mayor recently signed onto the cool cities programs with the Sierra Club that will require all new buildings to live up to lead -- certain lead standards and other energy efficiencies. We -- the county should ensure that developers and their proposed developments address issues of global warming and energy issues by ensuring solar panels, green buildings and considering lead platinum or silver standards in new buildings.

Response 109

Please see **Response 2**, above.

Jennifer Robinson Comment 110

Also public transportation, while there was some discussion at the last meeting,

Response 110

Please see **Response 2**, above.

Jennifer Robinson Comment 111

I've heard a lot about school concerns today and the fact that we're not building the schools before we're putting in developments.

Response 111

As discussed in the Landmark Village Draft EIR, Section 4.15, Education, p. 4.15-1:

> "The "School Facilities Funding Agreement Between the Castaic Union School District and Newhall Land and Farming Company" (Castaic School Funding Agreement), effective November 20, 1997, and included in this EIR (**Appendix 4.15**), would mitigate Landmark Village impacts on the Castaic District. Under the Castaic School Funding Agreement, the applicant and the Castaic District have provided a financing schedule and a financing plan, in combination with certain mitigation payments, which will provide permanent facilities, including land, buildings, furnishings and equipment to house grades K–5 and 6–8 students who will reside in the Riverwood Village Planning Area of the Newhall Ranch Specific Plan. The proposed Landmark Village project is part of the Riverwood Village Planning Area. Once implemented, the Castaic School Funding Agreement would fully mitigate Landmark Village's direct and cumulative impacts on the Castaic District's educational facilities.
>
> Project-specific impacts on the Hart District would be mitigated through the separate "School Facilities Funding Agreement Between the William S. Hart Union High School District and The Newhall Land and Farming Company" (Hart School Funding Agreement), effective October 1998, and included in this EIR (**Appendix 4.15**). The Hart School Funding Agreement conditionally obligates The Newhall Land and Farming Company to provide up to three additional junior high schools and two additional senior high schools to the Hart District. Once implemented, the Hart School Funding Agreement would fully mitigate Landmark Village's direct and cumulative impacts on the Hart District's educational facilities."

Jennifer Robinson Comment 112

And I agree that public transportation should be seen in the same light and also issues of water supply.

Response 112

The comment addresses general subject areas, which received extensive analysis in the Landmark Village Draft EIR. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. However, the comment will be included as part of the record and made available to the decision makers prior to a final decision on the proposed project.

Commissioner Modugno Comment 113

Mr. Adamick, the school discussion that we had at the beginning of your presentation, some comments which I heard from people, and you indicated that there's expectation that Castaic high school will be built by the time the occupants go into homes in Landmark. Would you accept exploration of adding a condition to this that, if that is not going to be online, that somehow or another Newhall Land and Farming will work with the Hart District to make that happen? That either be it through a mechanism of advancing funds to complete that construction. You've indicated some exploration of an alternative cite that you might put it, but I think it's critical that that school be in place and be open so that there's not a further pressuring on the community as a result of this development.

And I think it really sets a standards for the other villages and other phases of Newhall Ranch to really put that online; that roads are being built, schools are being built, parks are being built to serve the project and if -- is not after the construction of those areas that the developer is going to make sure that those things take place. And I would highly encourage and see if there's some way in which we can come up with some condition for this project that the first house doesn't take occupancy until at least Castaic high school or a high school there is built.

Well, I know you don't. But I'd like to have an agreement in place with the strongest sort of language and a commitment on the part of the developer without wiggle room out that the developer is committed to see this happen.

Okay. I'd like to see that part of the condition as we move forward.

Response 113

Please see **Response 8**, above.

Commissioner Modugno Comment 114

The other piece and that's addressing the concept we spoke about earlier as far as affordable housing. I spoke very briefly with Commissioner Bellamy during the break and I just gave an example. If -- while I

recognize that people buy the house based upon their income, in my years of serving on the planning commission in Santa Clarita, you know, I saw a lot of people figuring out how to beat the *system.* And they would either switch jobs or go unemployed for whatever reason and then suddenly they'd qualify and then a few years later they'd walk out with a windfall profit and really didn't serve the broader community sort of, sort of needs. If we come up with a type of a pro rata scaling system -- for example, we've *got an* income qualification and that's verified and then you're able to then stand in line and purchase a home. And that home sells for let's say thirty percent below market is the target for moderate income. Maybe it's lower than that for very low or something.

Then you've got that position and there was a thirty percent discount from the market value of that house that, if you're going to put a thirteen or fifteen year time period, that gets to market in fifteen years but it gets there in stages. So if the person sells that out three years out that -- at two percent a year against that thirty percent, that if they sell the house, the house has to be resold now not at the thirty percent discount, but twenty-four percent discount to market. So both the market and the individual share in a pro rata sort of basis so that the new person coming in who buys that house is buying it at a twenty-four percent discount qualifying again at that moderate level is cheaper than they could get something else or maybe there's a new house that they could qualify at the full discount, but they've only got a certain number of years left on that.

So it's not this sort of fall off point that what has concerned me is at fifteen years hence and somebody goes -- you know, if somebody's selling that house, they have no reason to maintain the house in the same manner that the person is going to fully want to participate. But that's just one sort of mechanism that I'd like to see built into this, and obviously its got to work with the -- the city and others. But I think it's setting a model for future affordable sort of projects on a sale basis that that has that sort of scaling.

Response 114

The applicant's affordable housing plan is included in **Appendix F** of this Final EIR.

Commissioner Bellamy Comment 115

I know that you spoke very generally regarding alternative energy and building standards. I would like for you to have specific language defined how you're going to address green buildings. And one of the persons that had concerns referred to solar panels. I would like for you to refer not to solar panels but to the use of photo votaic cells for your commercial for sure municipal buildings and possibly your residential if possible and also the orientation of buildings utilizing passive solar. So I'd like for that language to be in there. Thank you.

Response 115

Please see **Response 2**, above.

Commissioner Modugno Comment 116

On that note, I think we spoke about—Commissioner Helsley was here, In fact we one of those comments with that was even having a sustainable package in association with house as an option that you purchase—you pay more for the purchase price, but it's demonstrated to the buyer here's the types of savings you might derive over the years; that the passive solar system as it would relate to any community pools that that be built into it to the extent to which homeowners association building are built, those be built to a -- at least silver level of, you know, your green sort, sort of a area that there be encouraging -- encouragement there for industrial buildings to be built.

And provide here are the types of standards. You obviously can't force that if you're building the suit that you might have something within. But it's a real level of an intent on the part of this development to show that sustainability is one of the focal points of this project.

Response 116

Please see **Response 115**, above.

Commissioner Modugno Comment 117

I too live in Santa Clarita Valley and I enjoy living there. My family has lived there many years. One of my aunts will tell a story of being born in Sand Canyon and bussed to San Fernando because there were no high schools in the Santa Clarita Valley until Hart high school was built in 1945. So over the years obviously there has been tremendous expansion of that. I played as a child in the river, and have watched that river being closed in, modified, altered and yet there's still pieces of it that flow. They flow more today as a result of two treatment plants than they used to in the past.

We were standing on San Fernando road looking north as the water was a foot over the bridge of the river in the late 1960's and recall my parents talking of the disaster that occurred when the St. Francis Dam collapsed and drove massive amounts of water and debris down the river. I also know that the river has sort of an artificial environment with a whole lot of bamboo that was used in filming to replicate the delta and rivers of Vietnam, which clearly should not be a natural state of affairs on a river but that's sort of artificial creation that's put on a river. So, you know, sensitivity to that river is strong with all of us who live in Santa Clarita Valley. And we have varying views in terms of how that river should work and how it should flow and et cetera.

A great concern over schools, and I appreciate the fact that the applicant has a willingness to look at a strongly worded condition as we can possibly have to ensure that there will be schools before there are houses sold because we need to have that. And again, it's building our way out of an infrastructure deficit. I wish we had greater control over Caltrans and to do something with the Interstate 5. That is the one piece of the equation that has always been the difficult one and one that the City of Santa Clarita in and of itself in northern county can have any control or influence on.

Response 117

The comment is noted. No further response is required given that the comment does not address or question the content of the Landmark Village Draft EIR.

Commissioner Modugno Comment 118

Because of the number of issues that were brought forward this morning, because of the concerns about is there full completeness within the Draft EIR, because of issues we've raised in terms of sustainability—we want to see some specifically towards that and some language toward affordability. The normal course of action that we have is to indicate our intent to approve close -- close the public hearing, indicate our intent to approve -- close the public hearing and indicate our intent to approve and have -- come back with final documents. I would suggest we do something differently this morning with this case.

And what I suggest we do is close the public hearing. I think as far as the matter of input we've had is sufficient at this point in time. I'd like staff then to come back with the final EIR for us to review and write conditions reflecting the comments both of this meeting that have come from the Commission, those areas where we've had some concurrence with the applicant as far as affordability, as far as the high school, as far as the sustainability; the green sort of language that we'd like to see incorporated and give us a chance then to review that language, those conditions and the final EIR before we ultimately approve this and pass it onto the Board of Supervisors if that's the direction we're going to take.

So it's rather than indicating an intent to approve this morning, what I'd like to do is to put on the table a motion, move that we close the public hearing, direct staff to prepare the final EIR, provide responses as required; return the tract map to subdivision committee for technical review of project modifications as they may be required through that process, prepare findings and conditions for consideration on a future agenda.

Response 118

The comment is noted. No further response is required given that the comment does not address or question the content of the Landmark Village Draft EIR.

Commissioner Modugno Comment 119

Now, I would like to have because of the interested parts -- and that would be the motion -- would also like to have the interested parties least the Audubon Society, the Sierra Club and SCOPE or organizations who have had people come --testify notified of the date that that hearing will take place. If there are interested parties, please pass your name on to staff so that you can also be notified because we don't want to do this in a vacuum. We want all -- those of you who are interested to be able to see that component of it. While the hearing is closed, there is still an opportunity of communicating with staff, there's an opportunity to communicate with the applicant. And there will be on going dialogue back and forth between the applicant, staff and subdivision committee because until we take our final action, all of that input and materials that is there is part and parcel with the entirety of this case and becomes parts of the piece.

Response 119

The comment is noted. No further response is required given that the comment does not address or question the content of the Landmark Village Draft EIR.

3.0 REVISED DRAFT EIR PAGES

The following pages from the Draft EIR have been revised as a result of comments received during the public review process, or in the case of Water, in response to the availability of more recent information. Only those pages that have been revised are included in this section. None of these revisions alters the conclusions contained in the Draft EIR.

I-4

ES-7 through ES-199 (Executive Summary Table shown in its entirety)

1.0-23

4.2-12
4.2-43 and 4.2-44

4.3-107
4.3-114

4.4-1 through 4.4-176 (Biota shown in its entirety)

4.9-7
4.9-9
4.9-52 and 4.9-53
4.9-66
4.9-82
4.9-84

4.10-1 through 4.10-3
4.10-6
4.10-8 and 4.10-9
4.10-12
4.10-44
4.10-52
4.10-57
4.10-62
4.10-85
4.10-92

4.11-2
4.11-4
4.11-6
4.11-8 and 4.11-9
4.11-15

4.18-1
4.18-3 and 4.18-4
4.18-9 through 4.18-13

4.19-8 and 4.19-8A

Appendix 4.22a, Intensive Phase I Archeological Survey, p. 6

lower, requiring the discharge of unused reclaimed water to the Santa Clara River). A new sanitation district ~~would be~~ has been formed to maintain and operate the WRP within the Specific Plan site.

d. Certified Newhall Ranch Specific Plan Final EIR

Both the certified Newhall Ranch Specific Plan Program EIR and the Final Additional Analysis (SCH No. 1995011015), together, constitute the final "program" environmental impact report for the Newhall Ranch Specific Plan, and the final "project" environmental impact report for construction and operation of the WRP. In this EIR, both environmental documents will be collectively referred to as the "Newhall Ranch Specific Plan Program EIR" or the "certified Newhall Ranch Specific Plan Final EIR."

Consistent with the provisions of CEQA, the County's Department of Regional Planning has determined that a tiered project EIR is required for the Landmark Village project.[4] Therefore, this EIR will be tiering from the certified Newhall Ranch Specific Plan Final EIR in accordance with Public Resources Code Section 21093(a) and *CEQA Guidelines* Section 15168(c). This EIR will concentrate on the issues specific to the Landmark Village project. This EIR also will incorporate by reference the discussion, analysis, mitigation measures, and alternatives contained in the certified Newhall Ranch Specific Plan Final EIR in accordance with *CEQA Guidelines* Section 15385.

3. PURPOSE OF AN ENVIRONMENTAL IMPACT REPORT

As stated, an EIR is an informational document, which will inform public agency decision makers and the public of the significant environmental effects of a proposed project, identify possible ways to minimize or mitigate the significant effects, and describe reasonable alternatives to the project (*CEQA Guidelines* Section 15121[a]). While the information in an EIR does not control the public agency's ultimate discretion on the proposed project, the public agency must respond to each significant effect identified in the EIR by making findings under *CEQA Guidelines* Section 15091 and, if necessary, by making a statement of overriding considerations under *CEQA Guidelines* Section 15093 (*CEQA Guidelines* Section 15121[b]).

An EIR must contain the information required by Sections 15122 through 15131 of the *CEQA Guidelines*, but the format of the document may vary (*CEQA Guidelines* Section 15120). The required "contents" of an EIR include a table of contents or an index to assist readers in finding the analysis of different subjects and issues, and a brief summary of the proposed project and its consequences (*CEQA Guidelines* Sections 15122–15123). The summary must also identify each significant environmental effect, along with

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4 Please refer to **heading 5**, for a description of a "tiered" EIR under CEQA.

Table ES-1
Summary of Significant Impacts and Mitigation Measures

Environmental Impact	Mitigation Measures		Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES			
Based on the analysis presented in the Geotechnical and Soil Resources section of this EIR, there are no active faults, landslides, or surficial failures on or in close proximity to the Landmark Village project site, and the potential for earthquake-induced slope failures is considered negligible. Impacts associated with liquefaction and seismically induced settlement are considered less than significant. Due to the relative flatness of the project site, low liquefaction potential, subsurface soil stratigraphy, and proposed improvements in the river channel area, there would be no impacts relative to lateral spreading due to liquefaction. In addition, there would be no impacts relative to hydroconsolidation. However, unless mitigated, specific project-related significant geologic, soil, and geotechnical impacts could occur in the following areas: • Along cut/fill and bedrock/alluvium contacts, there is a future potential hazard due to the combination of dynamic compaction and differential settlement, along with differential materials response; • Development of lots underlain by transitions between different material types (e.g., bedrock to fill, bedrock to alluvium, etc.); • The clay-rich bedding planes of the Saugus Formation may represent a potential hazard from secondary seismogenic movement along bedding planes; • Construction and development within areas of high groundwater; • Soil conditions on the project site that would affect construction practices on future site development include expansive soils, soils with shrink-swell potential, corrosive soils, and low cohesion soils; • Shallow weak soils;	SP 4.1-1	The standard building setbacks from ascending and descending man-made slopes are to be followed in accordance with Section 1806.4 of the Los Angeles County Building Code, unless superseded by specific geologic and/or soils engineering evaluations. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 44)	With implementation of the identified mitigation measures, the proposed project's geologic, soil and geotechnical impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.
	SP 4.1-2	The existing Grading Ordinance for planting and irrigation of cut-slopes and fill slopes is to be adhered to for grading operations within the project site. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 44)	
	SP 4.1-3	In order to safeguard against major seismic-related structural failures, all buildings within the project boundaries are to be constructed in conformance with the Los Angeles County Uniform Building Code, as applicable.	
	SP 4.1-4	The location and dimensions of the exploratory trenches and borings undertaken by Allan E. Seward Engineering Geology, Inc. and R.T. Frankian & Associates are to be noted on all grading plans relative to future building plans, unless the trenches and/or borings are removed by future grading operations. If future foundations traverse the trenches or borings, they are to be reviewed and approved by the project geotechnical engineer. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 45.)	
	SP 4.1-5	Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
• High water tables requiring dewatering; • Low cohesion sands; and Landslide potential at the Edison access road at the Chiquito Canyon grading site. Applicable mitigation measures to address these impacts were identified in the certified Newhall Ranch Specific Plan Program EIR. This EIR recommends additional mitigation measures specific to the Landmark Village project site. In summary, with implementation of the mitigation measures set forth in the Geotechnical and Soil Resources section of this EIR, the proposed project will not result in significant unavoidable geologic, soil or geotechnical impacts. In compliance with Section 111 of the Los Angeles County Building Code, and according to the project geotechnical engineer (Seward), the site designated on the Geological/Geotechnical Maps, EIR **Figures 4.1-1** through **4.1-3**, is feasible for development, would be safe against hazards from landslide, settlement or slippage, and development of the site would not affect off-site property, provided the mitigation measures identified in this section are adopted and implemented during project construction. With implementation of the identified mitigation measures, the proposed project's geologic, soil and geotechnical impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.	SP 4.1-6 Should any expansive soils be encountered during grading operations, they are not to be placed nearer the finished surface than 8 feet below the bottom of the subgrade elevation. This depth is subject to revision depending upon the expansive potential measured during grading. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-7 If expansive materials are encountered at subgrade elevation in cut areas, the soils are to be removed to a depth of 8 feet below the "finished" or "subgrade" surface and the excavated area backfilled with non-expansive, properly compacted soils. This depth is subject to revision depending upon the expansive potential measured during grading. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-8 At the time of subdivision, which allows construction, areas subject to liquefaction are to be mitigated to the satisfaction of the project geotechnical engineer prior to site development. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-9 Subdrains are to be placed in areas of high ground water conditions or wherever extensive irrigation is planned. The systems are to be designed to the specifications of the Newhall Ranch Specific Plan geotechnical engineer. SP 4.1-10 Subdrains are to be placed in the major and minor canyon fills, behind stabilization blankets, buttress fills, and retaining walls, and as required by the geotechnical engineer during grading operations. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-11 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	SP 4.1-12 The vertical spacing of subdrains behind buttress fills, stabilization blankets, etc., are to be a maximum of 15 feet. The gradient is to be at least 2 percent to the discharge end. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-13 Geological materials subject to hydroconsolidation (containing significant void space) are to be removed prior to the placement of fill. Specific recommendations relative to hydroconsolidation are to be provided by the Newhall Ranch Specific Plan geotechnical engineer at the subdivision stage. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 44) SP 4.1-14 Not applicable. SP 4.1-15 Subsurface exploration is required to delineate the depth and lateral extent of the landslides shown on the geologic map. This work shall be undertaken at the subdivision stage. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 15) Landslides must be mitigated through stabilization, removal, and/or building setbacks as determined by the Newhall Ranch Specific Plan geotechnical engineer, and to the satisfaction of the Los Angeles County Department of Public Works. SP 4.1-16 Not applicable. SP 4.1-17 Not applicable. SP 4.1-18 Not applicable. SP 4.1-19 Remove debris from surficial failures during grading operations prior to the placement of fill. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 16)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	SP 4.1-20 All soils and/or unconsolidated slopewash and landslide debris is to be removed prior to the placement of compacted fills. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 45) SP 4.1-21 Not applicable. SP 4.1-22 Not applicable. SP 4.1-23 Not applicable. SP 4.1-24 Not applicable. SP 4.1-25 Not applicable. SP 4.1-26 Not applicable. SP 4.1-27 Not applicable. SP 4.1-28 Not applicable. SP 4.1-29 Orientations of the bedrock attitudes are to be evaluated by the Newhall Ranch Specific Plan engineering geologist to identify locations of required buttress fills. Buttress fill design and recommendations, if necessary, are to be presented as mitigation during the grading plan stage. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-30 All fills, unless otherwise specifically designed, are to be compacted to at least 90 percent of the maximum dry unit weight as determined by American Society for Testing and Materials (ASTM) Designation D 1557-91 Method of Soil Compaction. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-31 No fill is to be placed until the area to receive the fill has been adequately prepared and approved by the geotechnical engineer. (R.T. Frankian & Associates, 19 September 1994, Appendix I)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	SP 4.1-32 Fill soils are to be kept free of all debris and organic material. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-33 Rocks or hard fragments larger than 8 inches are not to be placed in the fill without approval of the geotechnical engineer, and in a manner specified for each occurrence. (R.T. Frankian & Associates, 19 September 1994, Appendix I)SP 4.1-34 Rock fragments larger than 8 inches are not to be placed within 10 feet of finished pad grade or the subgrade of roadways or within 15 feet of a slope face. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-35 Rock fragments larger than 8 inches may be placed in windrows, below the limits given above, provided the windrows are spaced at least 5 feet vertically and 15 feet horizontally. Granular soil must be flooded around windrows to fill voids between the rock fragments. The granular soil is to be wheel rolled to assure compaction. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-36 The fill material is to be placed in layers which, when compacted, is not to exceed 8 inches per layer. Each layer is to be spread evenly and is to be thoroughly mixed during the spreading to insure uniformity of material and moisture. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-37 When moisture content of the fill material is too low to obtain adequate compaction, water is to be added and thoroughly dispersed until the soil is approximately 2 percent over optimum moisture content. (R.T. Frankian & Associates, 19 September 1994, Appendix I)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	SP 4.1-38 When the moisture content of the fill material is too high to obtain adequate compaction, the fill material is to be aerated by blading or other satisfactory methods until the soil is approximately 2 percent over optimum moisture content. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-39 Where fills toe out on a natural slope or surface, a keyway, with a minimum width of 16 feet and extending at least 3 feet into firm, natural soil, is to be cut at the toe of the fill. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-40 Where the fills toe out on a natural or cut slope and the natural or cut slope is steeper than 5 horizontal to 1 vertical, a drainage bench with a width of at least 8 feet is to be established at the toe of the fill. Fills may be placed over cut slopes if the visible contact between the fill and cut is steeper than 45 degrees. (R.T. Frankian & Associates, 19 September 1994, Appendix I) SP 4.1-41 When placing fills over slopes, sidewall benching is to extend into competent material, approved by the geotechnical engineer, with vertical benches not less than 4 feet. (R.T. Frankian & Associates, 19 September 1994, Appendix I) Competent material is defined as being free of loose soil, heavy fracturing, or compressive soils. SP 4.1-42 When constructing fill slopes, the grading contractor is to avoid spillage of loose material down the face of the slope during the dumping and compacting operations. (R.T. Frankian & Associates, 19 September 1994, Appendix I)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	SP 4.1-43 The outer faces of fill slopes are to be compacted by backing a sheepsfoot compactor over the top of the slope, and thoroughly covering all of the slope surface with overlapping passes of the compactor. Compaction of the slope is to be repeated after each 4 feet of fill has been placed. The required compaction must be obtained prior to placement of additional fill. As an alternate, the slope can be overbuilt and cut back to expose a compacted core. (R.T. Frankian & Associates, 19 September 1994, Appendix I)SP 4.1-44 All artificial fill associated with past petroleum activities, as well as other existing artificial fill, are to be evaluated by the Newhall Ranch Specific Plan geotechnical engineer at the subdivision and/or grading plan stage. (Allan E. Seward Engineering Geology, 19 September 1994, Inc., p. 45) Unstable fills are to be mitigated through removal, stabilization, or other means as determined by the Newhall Ranch Specific Plan geotechnical engineer. SP 4.1-45 Surface runoff from the future graded areas is not to run over any natural, cut, or fill slopes. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 20) SP 4.1-46 Runoff from future pads and structures is to be collected and channeled to the street and/or natural drainage courses via non-erosive drainage devices. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 20)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	SP 4.1-47 Water is not to stand or pond anywhere on the graded pads. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 20) SP 4.1-48 Oil and water wells that might occur on site are to be abandoned in accordance with state and local regulations. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 45) SP 4.1-49 If any leaking or undocumented oil wells are encountered during grading operations, their locations are to be surveyed and the current well conditions evaluated immediately. (Allan E. Seward Engineering Geology, Inc., 19 September 1994, p. 21) Measures are to be taken to document the wells, abandonment, and remediate the well sites (if necessary) in accordance with state and local regulations. SP 4.1-50 The exact status and location of the Exxon (Newhall Land & Farming) oil well #31 will be evaluated at the subdivision stage. If necessary, the well will be abandoned in accordance with state and local regulations. (Allan E. Seward Engineering Geology, Inc., 13 December 1995, p. 12). LV 4.1-1 Prior to placing compacted fill, the ground surface shall be prepared by removing non-compacted artificial fill (af), disturbed compacted fill soils (Caf), loose alluvium, and other unsuitable materials. The geotechnical engineer and/or his representatives shall observe the excavated areas prior to placing compacted fill.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-2 After the ground surface to receive fill has been exposed, it shall be ripped to a minimum depth of 6 inches, brought to optimum moisture content or above and thoroughly mixed to obtain a near uniform moisture condition and uniform blend of materials, and then compacted to 90 percent per the latest American Society for Testing and Materials (ASTM) D1557 laboratory maximum density. LV 4.1-3 Removal depths for alluvium, older alluvium, and overlying soil/plow pan materials range from 4 to 16 feet and shall be as indicated on the approved Geologic/Geotechnical Map. LV 4.1-4 Soil removals on the southwestern portion of the site shall be scheduled if possible during the summer or fall months, to minimize impacts to Grading from shallow groundwater. The contractor shall be prepared to implement dewatering systems, if necessary. LV 4.1-5 Pico and Saugus Formation bedrock shall be over-excavated 5 feet below proposed grade to eliminate cut-fill or bedrock-alluvium transitions in building pads. Expansive materials in the bedrock shall be over excavated 8 feet in building pad areas. LV 4.1-6 Slopewash that is locally present on the site adjacent to slope areas on the northern margin of the site shall be removed and recompacted prior to the placement of compacted fill. LV 4.1-7 Compacted artificial fill along the northern margin of the site shall be assessed for building suitability at the grading plan stage. LV 4.1-8 Concrete, asphalt concrete and other debris stockpiled on the site shall be removed, and either ground up for use as sub-base material, or reduced into fragments small enough to be buried in the deeper portions of the fill.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-9 Where recommended removals encounter ground water, water levels shall be controlled by providing an adequate excavation bottom/slope and sumps for pumping water out as the excavation proceeds, or ground water may be lowered by installing shallow dewatering well points prior to grading. Partial removals of soils above the water table and soil improvement below the water table may be another option. Dewatering may be needed depending on the season when the removals are performed and the actual removal depths are determined. Contractors shall use piezometric data for planning dewatering measures. LV 4.1-10 On-site soils, except any debris or organic matter, may be used as sources for compacted fills. Rock or similar irreducible material with a maximum dimension greater than 8 inches shall not be placed in the fill without approval of the geotechnical engineer. Rocks or hard fragments larger than 4 inches shall not compose more than 25 percent of the fill and/or lift. Any large rock fragments over 8 inches in size may be incorporated into the fill as rockfill in windrows after being reduced to the specific maximum rock fill size. Where fill depths are too shallow to allow large rock disposal, special handling or removal may be required. Much of the on-site alluvium and older alluvium is coarse-grained and lacks sufficient cohesion for surficial stability in fill slopes. Selective grading of fill materials with sufficient cohesion derived from on-site or imported fill shall be necessary for use in fill slopes. LV 4.1-11 The engineering characteristics of imported fill material shall be evaluated when the source area has been identified.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-12 Most of the slopes proposed on the site are fill slopes. Stability fills are recommended for all of the cut-slopes on the site; therefore, no cut-slopes will remain after the completion of grading. All fill slopes shall be constructed on firm material where the slope receiving fill exceeds a ratio of 5 to 1 (horizontal to vertical [h:v]). Fill slope inclination shall not be steeper than 2:1 (h:v). The fill material within approximately one equipment width (typically 15 feet) of the slope face shall be constructed with cohesive material selectively graded from on-site or import fills. Stability fills are recommended where cut-slope faces will expose fill-over-bedrock or alluvium-over-bedrock conditions. These fills shall be constructed with a keyway at the toe of the fill slope with a minimum equipment width but not less than 15 feet, and a minimum depth of 3 feet into the firm undisturbed earth. Following completion of the keyway excavations, backfilling with certified engineered fill shall not proceed prior to the approval of the keyway by the project engineering geologist. LV 4.1-13 Backcut slopes for Stability fills shall be no steeper than the final face of the proposed fill. LV 4.1-14 Areas that are to receive compacted fill shall be observed by the geotechnical engineer prior to the placement of fill. LV 4.1-15 All drainage devices shall be properly installed and observed by the geotechnical engineer and/or owner's representative(s) prior to placement of backfill.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-16 Fill soils shall consist of imported soils or on-site soils free of organics, cobbles, and deleterious material provided each material is approved by the geotechnical engineer. The geotechnical engineer shall evaluate and/or test the import material for its conformance with the report recommendations prior to its delivery to the site. The contractor shall notify the geotechnical engineer 72 hours prior to importing material to the site. LV 4.1-17 Fill shall be placed in controlled layers (lifts), the thickness of which is compatible with the type of compaction equipment used. The fill materials shall be brought to optimum moisture content or above, thoroughly mixed during spreading to obtain a near uniform moisture condition and uniform blend of materials, and then placed in layers with a thickness (loose) not exceeding 8 inches. Each layer shall be compacted to a minimum compaction of 90 percent relative to the maximum dry density determined per the latest ASTM D1557 test. Density testing shall be performed by the geotechnical engineer to verify relative compaction. The contractor shall provide proper access and level areas for testing. LV 4.1-18 Rocks or rock fragments less than 8 inches in the largest dimension may be utilized in the fill, provided they are not placed in concentrated pockets. However, rocks larger than 4 inches shall not be placed within 3 feet of finish grade. LV 4.1-19 Rocks greater than 8 inches in largest dimension shall be taken off site, or placed in accordance with the recommendation of the soils engineer in areas designated as suitable for rock disposal.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-20 Where space limitations do not allow for conventional fill compaction operations, special backfill materials and procedures may be required. Pea gravel or other select fill can be used in areas of limited space. A sand and portland cement slurry (two sacks per cubic-yard mix) shall be used in limited space areas for shallow backfill near final pad grade, and pea gravel shall be placed in deeper backfill near drainage systems. LV 4.1-21 The geotechnical engineer shall observe the placement of fill and conduct in-place field density tests on the compacted fill to check for adequate moisture content and the required relative compaction. Where less than specified relative compaction is indicated, additional compacting effort shall be applied and the soil moisture conditioned as necessary until adequate relative compaction is attained. LV 4.1-22 The Contractor shall comply with the minimum relative compaction out to the finish slope face of fill slopes, buttresses, and stabilization fills as set forth in the specifications for compacted fill. This may be achieved by either overbuilding the slope and cutting back as necessary, or by direct compaction of the slope face with suitable equipment, or by any other procedure that produces the required result. LV 4.1-23 Any abandoned underground structures, such as cesspools, cisterns, mining shafts, tunnels, septic tanks, wells, pipelines or other structures not discovered prior to grading shall be removed or treated to the satisfaction of the soils engineer and/or the controlling agency for the project.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-24 The Contractor shall have suitable and sufficient equipment during a particular operation to handle the volume of fill being placed. When necessary, fill placement equipment shall be shut down temporarily in order to permit proper compaction of fills, correction of deficient areas, or to facilitate required field testing. LV 4.1-25 The Contractor shall be responsible for the satisfactory completion of all earthwork in accordance with the project plans and specifications. LV 4.1-26 Trench excavations to receive backfill shall be free of trash, debris or other unsatisfactory materials prior to backfill placement, and shall be observed by the geotechnical engineer. LV 4.1-27 Except as stipulated herein, soils obtained from the trench excavation may be used as backfill if they are essentially free of organics and deleterious materials. LV 4.1-28 Rocks generated from the trench excavation not exceeding 3 inches in largest dimension may be used as backfill material. However, such material shall not be placed within 12 inches of the top of the pipeline. No more than 30 percent of the backfill volume shall contain particles larger than 1 inch in diameter, and rocks shall be well mixed with finer soil. LV 4.1-29 Soils (other than aggregates) with a Sand Equivalent (SE) greater than or equal to 30, as determined by ASTM D 2419 Standard Test Method or at the discretion of the engineer or representative in the field, may be used for bedding and shading material in the pipe zone areas. These soils are considered satisfactory for compaction by jetting procedures.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-30 No jetting shall occur in utility trenches within the top 2 feet of the subgrade of concrete slabs-on-grade. LV 4.1-31 Trench backfill other than bedding and shading shall be compacted by mechanical methods such as tamping sheepsfoot, vibrating or pneumatic rollers or other mechanical tampers to achieve the density specified herein. The backfill materials shall be brought to optimum moisture content or above, thoroughly mixed during spreading to obtain a near uniform moisture condition and uniform blend of materials, and then placed in horizontal layers with a thickness (loose) not exceeding 8 inches. Trench backfills shall be compacted to a minimum compaction of 90 percent relative to the maximum dry density determined per the latest ASTM D1557 test. LV 4.1-32 The contractor shall select the equipment and process to be used to achieve the specified density within a trench without damage to the pipeline, the adjacent ground, existing improvements, or completed work. LV 4.1-33 Observations and field tests shall be carried on during construction by the geotechnical engineer to confirm that the required degree of compaction within a trench has been obtained. Where compaction within a trench is less than that specified, additional compaction effort shall be made with adjustment of the moisture content as necessary until the specified compaction is obtained. Field density tests may be omitted at the discretion of the engineer or his representative in the field.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-34 Whenever, in the opinion of the geotechnical engineer, an unstable condition is being created within a trench, either by cutting or filling, the work shall not proceed until an investigation has been made and the excavation plan revised, if deemed necessary. LV 4.1-35 Fill material within a trench shall not be placed, spread, or rolled during unfavorable weather conditions. When the work is interrupted by heavy rain, fill operations shall not be resumed until field tests by the geotechnical engineer indicate the moisture content and density of the fill are as specified. LV 4.1-36 Water shall never be allowed to stand or pond on building pads, nor should it be allowed to run over constructed slopes, but is to be conducted to the driveways or natural waterways via non-erodible drainage devices. In addition, it is recommended that all drainage devices be inspected periodically and be kept clear of all debris. Drainage and erosion control shall be in accordance with the standards set forth in Sections 7018 and 7019 of the 1997 Los Angeles County Uniform Building Code. LV 4.1-37 Modification of the existing pad grades after approval of Fine Grading by the project supervising civil engineer can adversely affect the drainage of the lots. Lot drainage shall not be modified by future landscaping, construction of pools, spas, walkways, garden walls, etc., unless additional remedial measures (area drains, additional grading, etc.) are in compliance with Los Angeles County Codes.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-38 Positive surface drainage shall be maintained away from buildings. The recommended drainage patterns shall be established at the time of Fine Grading. Roof drainage shall be collected in gutters and downspouts, which terminate at approved discharge points. LV 4.1-39 Permanent erosion control measures shall be initiated immediately following completion of grading. LV 4.1-40 All interceptor ditches, drainage terraces, down-drains and any other drainage devices shall be maintained and kept clear of debris. A qualified engineer shall review any proposed additions or revisions to these systems, to evaluate their impact on slope erosion. LV 4.1-41 Retaining walls shall have adequate freeboard to provide a catchment area for minor slope erosion. Periodic inspection, and if necessary, cleanout of deposited soil and debris shall be performed, particularly during and after periods of rainfall. LV 4.1-42 The future developers shall be made aware of the potential problems, which may develop when drainage is altered through landscaping and/or construction of retaining walls, and paved walkways. Ponded water, water directed over slope faces, leaking irrigation systems, over-watering or other conditions that could lead to excessive soil moisture, shall be avoided.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-43 Slope surficial soils may be subject to water induced mass erosion. Therefore, a suitable proportion of slope planting shall have root systems, which will develop well below 3 feet. Drought-resistant shrubs and low trees for this purpose shall be considered. Intervening areas can then be planted with lightweight surface plants with shallower root systems. All plants shall be lightweight and require low moisture. Any loose slough generated during the process of planting shall be properly removed from the slope face(s). LV 4.1-44 Short-term, non-plant erosion-control measures shall be implemented during construction delays, adverse climate/weather conditions, and when plant growth rates do not permit rapid vegetation of graded areas. Examples of short-term, non-plant erosion-control measures include matting, netting, plastic sheets, deep (5 feet) staking, etc. LV 4.1-45 All possible precautions shall be taken to maintain a moderate and uniform soil moisture to avoid high and/or fluctuating water content in slope materials. Slope irrigation systems shall be properly operated and maintained and system controls shall be placed under strict control. LV 4.1-46 A program of aggressive rodent control shall be implemented to control burrowing on slope areas.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-47 Bank protection is proposed to consist of a soil cement, gunite or rip-rap liner, which is buried/concealed behind a 4:1 (h:v) fill slope. Construction of the liner will involve the excavation of a 20-foot-deep slot as shown in the details on the tentative map. Where the toe of the 4:1 slope extends beyond the removals for the slot, the alluvium shall be over-excavated 3 feet prior to placement of overlying fill. LV 4.1-48 Groundwater will likely be encountered between a depth of 5 and 10 feet; therefore dewatering shall be undertaken to complete the lower 10 to 15 feet of the proposed slot excavation. LV 4.1-49 All final grades shall be sloped away from the building foundations to allow rapid removal of surface water runoff. No ponding of water shall be allowed adjacent to the foundations. Plants and other landscape vegetation requiring excessive watering shall be avoided adjacent to the building foundations. Should landscaping be constructed, an effective water-tight barrier shall be provided to prevent water from affecting the building foundations. LV 4.1-50 Future structures shall be designed according to standards applicable to Seismic Zone 4 of the Uniform Building Code. LV 4.1-51 Lots underlain by transitions between different material types (e.g., bedrock to fill, bedrock to alluvium, etc.) shall be over-excavated 5 feet to minimize potential adverse impacts associated with differential materials response.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-52 Overexcavation of clay-rich bedding planes of the Saugus Formation or Pico Formation and subsequent placement of a certified fill cap is recommended to mitigate potential hazards from expansive material, and to reduce potential hazards from potential secondary seismogenic movement along bedding planes. LV 4.1-53 Stability Fills shall be analyzed at the grading plan stage based on testing of the actual materials proposed for the fill. LV 4.1-54 Most of the alluvium and older Alluvium on the site are coarse-grained and have low cohesion. These materials shall not be used within the outer 4 feet of fill slopes and Stability Fills. LV 4.1-55 Excavations deeper than 3 feet shall conform to safety requirements for excavations as set forth in the State Construction Safety Orders enforced by the California Occupational Health and Safety Administration (CAL OSHA). Temporary excavations no higher than 12 feet shall be no steeper than 1:1 (h:v). For excavations to 20 feet in height, the bottom 3.5 feet may be vertical and the upper portion between 3.5 and 20 feet shall be no steeper than 1.5:1 (h:v). Excavations not complying with these requirements shall be shored. It is strongly recommended that excavation walls in sands and dry soils be kept moist, but not saturated at all times. LV 4.1-56 Parameters for design of cantilever and braced shoring shall be provided at the grading plan stage.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-57 The bases of excavations or trenches shall be firm and unyielding prior to foundations or utility construction. On-site materials other than topsoil or soils with roots or deleterious materials may be used for backfilling excavations. Densification (compaction) by jetting may be used for on-site clean sands or imported equivalent of coarser sand provided they have a Sand Equivalent greater than or equal to 30 as determined by ASTM D2419 test method. Recommended specifications for placement of trench backfill are presented in Appendix C of the September 27, 2000 geologic and geotechnical report. LV 4.1-58 The structural design shall include seismic geotechnical parameters in accordance with Uniform Building Code (UBC) requirements for Seismic Zone 4. These parameters shall be provided at the grading plan stage. LV 4.1-59 Shallow spread footings for foundation support of up to three-story residential, commercial or light industrial developments can adequately be derived from non-organic native soils, processed as necessary, and bedrock or engineered fill compacted as previously recommended. The composition of footings for heavier structures, if applicable, shall be addressed at the grading plan stage. Tentatively, an allowable bearing capacity of 2,500 pounds per square foot can be used for shallow foundations constructed in certified compacted fill originated from existing, near-surface soils (except vegetative soils). Lateral resistance of footing walls shall be provided at the grading plan stage.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-60 Figure C4 (Appendix C), "Cut Lot (Transitional)" and "Cut-Fill Lot (Transitional") of the September 27, 2000, geologic and geotechnical report provides a foundation grading detail for locations where foundations will straddle transition zones between cut and fill materials. If the remaining cut-fill transition is steep at depth below the building area, the geometry of the transition shall be reviewed during grading operations by the soils engineer on a site-specific basis to evaluate the need for additional over-excavation removals and/or additional foundation reinforcement. Based on this review, appropriate action shall be taken as deemed necessary by the engineer. As a general guideline, steep cut/fill transitions would include slope gradients steeper than 4:1 (h:v) and overall variations in fill thickness of greater than 15 feet, which occur within 20 feet of final pad grade. Transitions between differing material types, such as bedrock and alluvium, also shall be over-excavated 5 feet as recommended in Section 1.2 of Appendix E of the September 27, 2000 Geologic and Geotechnical Report. LV 4.1-61 To minimize significant settlements, upper soils in areas to receive fills shall be removed and recompacted to competent materials. Specific foundation design loads shall be provided at the grading plan stage. LV 4.1-62 Whenever seepage of groundwater is observed, the condition shall be evaluated by the engineering geologist and geotechnical engineer prior to covering with fill material.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-63 Surface drainage control design shall include provisions for positive surface gradients to ensure that surface runoff is not permitted to pond, particularly above slopes or adjacent to building foundations or slabs. Surface runoff shall be directed away from slopes and foundations and collected in lined ditches or drainage swales, via non-erodible drainage devices, which is to discharge to paved roadways, or existing watercourses. If these facilities discharge onto natural ground, means shall be provided to control erosion and to create sheet flow. LV 4.1-64 Fill slopes and stability fills, as applicable, shall be provided with subsurface drainage as necessary for stability. LV 4.1-65 Additional testing for expansive soils shall be performed at the grading plan stage and during finish grading so that appropriate foundation design recommendations for expansive soils, if applicable, can be made. LV 4.1-66 Testing for soil corrosivity shall be undertaken at additional locations within the project site at the grading plan stage. Final recommendations for concrete shall be in accordance with the latest UBC requirements, and a corrosion specialist shall provide mitigating recommendations for potential corrosion of metals. LV 4.1-67 Retaining wall geotechnical design parameters and pavement design(s) shall be provided at the grading plan stage.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-68 If the proposed fills over alluvium and slopewash at either the Adobe Canyon or Chiquito Canyon sites are to be considered "structural fill," subsurface studies shall be performed to determine actual liquefaction potential of these soils. If this potential exists, it shall be addressed by removal and recompaction of the alluvium above groundwater, in order to provide a cap to bridge effects. LV 4.1-69 Where possible, removals that impact the mapped landslides shall be completed so as to not remove the existing landslide stability. If this is not possible, the conditions shall be geotechnically evaluated on a case-by-case basis at the Grading Plan stage in order to safely complete the necessary removals. LV 4.1-70 Slope stability analysis shall be performed for the 186-foot-high cut slope along the base of the existing Edison tower within the Chiquito Canyon grading site. Corrective measures, such as construction of a buttress or stability fills, shall be implemented if the proposed cut slope does not comply with the required minimum factor of safety. LV 4.1-71 If the proposed fills over alluvium and slopewash at either Adobe Canyon or Chiquito Canyon are to be considered "structural fill," subsurface studies shall be performed to determine actual liquefaction potential of these soils. If this potential exists, it shall be addressed by removal and recompaction of the alluvium above groundwater, in order to provide a cap to bridge effects.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.1 GEOTECHNICAL AND SOIL RESOURCES (continued)		
	LV 4.1-72 If future development is proposed within either Adobe Canyon or Chiquito Canyon, subsurface exploration and analyses shall be conducted to determine landslide stability. Means to mitigate the potential effects of landslides, including complete or partial removal, buttressing, avoidance, or building setbacks shall be identified at that time. LV 4.1-73 Slope stability analysis shall be performed for the 186-foot-high cut slope along the base of the existing Edison tower within the Chiquito Canyon grading site. Corrective measures, such as construction of a buttress or stability fills, shall be implemented if the proposed cut slope does not comply with the required minimum factor of safety. LV 4.1-74 The natural slopes surrounding the proposed water tank site within the Adobe Canyon borrow site shall be evaluated to determine the gross stability of the natural slopes. This study shall include subsurface investigation to determine the specific geologic conditions. Corrective measures such as avoidance, cutting back to a shallower angle, or buttressing with compacted fill shall be implemented if the natural slopes do not meet the minimum required factor of safety. LV 4.1-75 A study shall be conducted to evaluate potential debris flows in the vicinity of the proposed water tank located in the Adobe Canyon borrow site. Corrective measures such as the construction of debris walls and/or basins, control of runoff or removal of loose surficial materials shall be implemented to reduce this threat.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.2 HYDROLOGY		
Site clearing and grading operations within the Landmark Village tract map site would have the potential to discharge sediment in the Santa Clara River during storm events. Temporary erosion control measures in disturbed areas of the project site during the construction phase (including grading in Adobe Canyon and Chiquito Canyon, and construction of the utility corridor) are recommended to reduce this potential impact to less than significant levels. Once developed, the Landmark Village project would reduce post-development stormwater flows during a capital storm event, as compared to existing conditions. Specifically, the amount of discharge from the project site (including the tributary watershed in which the project site lies) would decrease from 1,117 cubic feet per second (cfs) to 850 cfs. This 24 percent reduction in rainfall runoff would be due to the reduction in erosive areas on the project site that contribute sediment and debris to the runoff, as well as to one existing and three proposed upstream debris basins north of State Route 126 (SR-126). The proposed storm drainage improvements would meet the flood control requirements of the Flood Control and Watershed Management Divisions of the Los Angeles County Department of Public Works (LACDPW) and reduce flood impacts to less than significant levels.	Please refer to **4.3, Water Quality**, of this summary table for a listing of Program EIR mitigation measures pertaining to hydrology. LV 4.2-1 The on-site storm drains (pipes and reinforced concrete boxes) and open channels shall be designed and constructed for either the 25-year or 50-year capital storm. LV 4.2-2 Debris basins shall be constructed pursuant to LACDPW requirements to intercept flows from undeveloped areas entering into the developed portions of the site. LV 4.2-3 Energy dissipaters consisting of either rip-rap or larger standard impact type energy dissipaters shall be installed as required by LACDPW at outlet locations to reduce velocities of runoff into the channel where necessary to prevent erosion. LV 4.2-4 The project is required to comply with the RWQCB Municipal Permit (General MS4 Permit) Order No. 01-182, National Pollutant Discharge Elimination System (NPDES) No. CAS004001 (adopted December 13, 2001), and with the state's General Construction Activity Storm Water Permit, California State Water Resources Control Board Order No. 99-08-DWQ, NPDES No. CAS000002, reissued on April 17, 1997, as amended.	With implementation of the identified mitigation measures, the proposed project's hydrology impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.2 HYDROLOGY (continued)		
Discharge from the Adobe Canyon borrow site after grading would be reduced from 450 to 352 cfs during a capital storm event, which represents a 22 percent reduction. Discharge from the Chiquito Canyon grading site after grading would be reduced from 283 cfs to 197 cfs, which is a 30 percent reduction. These reductions in discharge would result from a reduced rate of runoff from the grading sites allowing for greater infiltration. They would also result from the proposed debris basins that would capture sediment and debris in runoff before it discharges to the river. As a result of the grading and the debris basins, discharge from the off-site grading areas would not result in downstream flooding or an exceedance of river capacity, and impacts relative to upstream and/or downstream flooding would be less than significant. Discharge and debris flow from the utility corridor would be equal to or less than that under existing conditions. Approximately 169 acres of the Landmark Village tract map site would be elevated above the capital floodplain *(the remaining portions of the tract map site are already above the capital floodplain)* and, therefore, none of the improvements proposed on the tract map site would be subject to flood hazard from the river or other nearby drainages. By elevating 167 acres of the site above the 50-year capital floodplain, no housing or structures would be exposed to flood hazards. The proposed project would not result in risk of loss, injury, or death due to flooding, mudflow, tsunami, or seiche. Project water quality impacts are discussed in this EIR in **Section 4.3**, **Water Quality**. Project impacts on biological resources in the Santa Clara River as a result of changes to river hydraulics associated with proposed site grading, bank stabilization, and other floodplain modifications are addressed in this EIR in **Section 4.5**, **Floodplain Modifications**.	LV 4.2-5 During all construction phases, temporary erosion control shall be implemented to retain soil and sediment on the tract map site, within the Adobe Canyon borrow site, the Chiquito Canyon grading site, the utility corridor right-of-way, and the bank stabilization areas, as follows: • Re-vegetate exposed areas as quickly as possible; • Minimize disturbed areas; • Divert runoff from downstream drainages with earth dikes, temporary drains, slope drains, etc.; • Reduce velocity through outlet protection, check dams, and slope roughening/ terracing; • Implement dust control measures, such as sand fences, watering, etc.; • Stabilize all disturbed areas with blankets, reinforced channel liners, soil cement, fiber matrices, geotextiles, and/or other erosion resistant soil coverings or treatments; • Stabilize construction entrances/exits with aggregate underdrain with filter cloth or other comparable method;	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.2 HYDROLOGY (continued)		
	LV 4.2-5 (continued) • Place sediment control best management practices (BMPs) at appropriate locations along the site perimeter and at all operational internal inlets to the storm drain system at all times during the rainy season (sediment control BMPs may include filtration devices and barriers, such as fiber rolls, silt fence, straw bale barriers, and gravel inlet filters, and/or with settling devices, such as sediment traps or basins); and/or Eliminate or reduce, to the extent feasible, non-stormwater discharges (e.g., pipe flushing, and fire hydrant flushing, over-watering during dust control, vehicle and equipment wash down) from the construction site through the use of appropriate sediment control BMPs. LV 4.2-6 All necessary permits, agreements, letters of exemption from the Army Corps of Engineers (ACOE) and/or the California Department of Fish and Game (CDFG) for project-related development within their respective jurisdictions must be obtained prior to the issuance of grading permits. LV 4.2-7 By October 1st of each year, a separate erosion control plan for construction activities shall be submitted to the local municipality describing the erosion control measures that will be implemented during the rainy season (October 1 through April 15).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.2 HYDROLOGY (continued)		
	LV 4.2-8 A final developed condition hydrology analysis shall be prepared in conjunction with final project design when precise engineering occurs. This final analysis will be done to confirm that the final project design is consistent with this analysis. Those final calculations shall establish design features for the project that satisfy the criterion that post-development peak stormwater runoff discharge rates, velocities, and duration in natural drainage systems mimic pre-development conditions. All elements of the storm drain system shall conform to the policies and standards of the LACDPW, Flood Control Division, as applicable. LV 4.2-9 Ultimate project hydrology and debris production calculations shall be prepared by a project engineer to verify the requirements for debris basins and/or desilting inlets. LV 4.2-10 To reduce debris being discharged from the site, debris basins shall be designed and constructed pursuant to LACDPW Flood Control to intercept flows from undeveloped areas entering into the developed portions of the site.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.3 WATER QUALITY		
The Landmark Village tract map site is presently under agricultural cultivation, and runoff is channeled via agricultural ditches to ultimately discharge into the river. Construction and operation of the Landmark Village project would replace agricultural runoff with urban runoff. The following is a summary of the determinations regarding the significance of impacts for the pollutants of concern under wet- and dry-weather conditions in the post-developed conditions: • **Sediments:** Municipal Separate Storm Sewer System (MS4) Permit, General Construction Permit, Dewatering General Permit, and Standard Urban Stormwater Mitigation Plan (SUSMP)-compliant BMPs will be incorporated into the project to address sediment in both the construction phase and post-development. Mean total suspended solids concentration and load are predicted to be less in the post-development condition than under existing conditions. Turbidity in stormwater runoff will be controlled through implementation of a Construction Storm Water Pollution Prevention Plan (SWPPP) and will be permanently reduced through the stabilization of erodible soils with development. On this basis, the impact of the project on sediments is considered less than significant.	SP 4.2-1 All on- and off-site flood control improvements necessary to serve the Newhall Ranch Specific Plan are to be constructed to the satisfaction of the County of Los Angeles Department of Public Works Flood Control Division. SP 4.2-2 All necessary permits or letters of exemption from the U.S. Army Corps of Engineers, U.S. Fish and Wildlife Service (USFWS), California Department of Fish and Game, and the Regional Water Quality Control Board (RWQCB) for Specific Plan-related development are to be obtained prior to construction of drainage improvements. The performance criteria to be used in conjunction with 1603 agreements and/or 404 permits are described in **Section 4.4**, **Biota**, Mitigation Measures 4.4-1 through 4.4-10 (restoration) and 4.4-11 through 4.4-16 (enhancement). SP 4.2-3 All necessary streambed agreement(s) are to be obtained from the California Department of Fish and Game wherever grading activities alter the flow of streams under CDFG jurisdiction. The performance criteria to be used in conjunction with 1603 agreements and/or 404 permits are described in **Section 4.4**, **Biota**, Mitigation Measures 4.4-1 through 4.4-10 (restoration) and 4.4-11 through 4.4-16 (enhancement). SP 4.2-4 Letters of Map Revision (LOMR) relative to adjustments to the 100-year FIA flood plain are to be obtained by the applicant after the proposed drainage facilities are constructed.	With implementation of the identified mitigation measures, the proposed project's water quality impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.3 WATER QUALITY (continued)		
• **Nutrients (Phosphorus and Nitrogen [Nitrate+Nitrite-N and Ammonia-N]):** MS4 Permit, General Construction Permit, Dewatering General Permit, and SUSMP-compliant BMPs will be incorporated into the project to address nutrients in both the construction phase and post-development. Nitrate-nitrogen plus nitrite-nitrogen concentrations and loads are predicted to decrease in the post-developed condition. Total phosphorus concentration is predicted to be below the minimum observed value in the Santa Clara River. Nitrate-N plus nitrite-N and ammonia-N concentrations are predicted to be well below Los Angeles RWQCB Basin Plan objectives and below or in the low range of observed values in the Santa Clara River Reach 7E.[1] The predicted nutrient concentrations are not expected to cause increased algae growth. On this basis, the impact of the project on nutrients is considered less than significant. • **Trace Metals:** MS4 Permit, General Construction Permit, General Dewatering Permit, and SUSMP-compliant BMPs will be incorporated into the project to address trace metals in both the construction phase and post-development. The mean loads of dissolved copper and dissolved zinc are predicted to increase with project development, while all trace metal concentrations and the mean load of total lead are predicted to decrease. Mean concentrations of dissolved copper, total lead, and dissolved zinc are below benchmark Basin Plan objectives and California Toxic Rule (CTR) criteria. Cadmium is not expected to be present in runoff discharges from the project. On this basis, the impact of the project on trace metals is considered less than significant.	SP 4.2-5 Prior to the approval and recordation of each subdivision map, a Hydrology Plan, Drainage Plan, and Grading Plan (including an Erosion Control Plan if required) for each subdivision must be prepared by the applicant of the subdivision map to ensure that no significant erosion, sedimentation, or flooding impacts would occur during or after site development. These plans shall be prepared to the satisfaction of the County of Los Angeles Department of Public Works. SP 4.2-6 Install permanent erosion control measures, such as desilting and debris basins, drainage swales, slope drains, storm drain inlet/outlet protection, and sediment traps in order to prevent sediment and debris from the upper reaches of the drainage areas which occur on the Newhall Ranch site from entering storm drainage improvements. These erosion control measures shall be installed to the satisfaction of the County of Los Angeles Department of Public Works.	

[1] The Santa Clara River is divided into reaches for purposes of establishing beneficial uses and water quality objectives. This EIR will utilize the U.S. Environmental Protection Agency (U.S. EPA) reach designations.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.3 WATER QUALITY (continued)		
• **Pesticides:** Pesticides in runoff may or may not increase with development as a result of landscape applications. Proposed pesticide management practices, including source control, removal with sediments in infiltration basins, and advanced irrigation controls in compliance with the requirements of the MS4 Permit and the SUSMP, will minimize the presence of pesticides in runoff. During the construction phase of the project, erosion, and sediment control BMPs implement per general Permit and general De-Watering Permit requirements will prevent pesticides associated with sediment from being discharged. Final site stabilization will limit mobility of legacy pesticides that may be present in pre-development conditions. On this basis, the impact of pesticides is considered less than significant. • **Pathogens:** Pathogen sources include both natural and anthropogenic sources. The natural sources include bird and mammal excrement. Anthropogenic sources include leaking septic and sewer systems and pet wastes. A reduction in open space within the project area will reduce the bacteria produced by wildlife. The project will not include septic systems and the sewer system will be designed to current standards, minimizing the potential for leaks. Thus, pet wastes are the primary source of concern. The Project Design Features (PDFs) will include source controls and treatment controls, which in combination should help to reduce pathogen indicator levels in stormwater runoff. Pathogens are not expected to occur at elevated levels during the construction phase of the project. On this basis, the project's impact on pathogen and pathogen indicators is considered less than significant.	SP 4.2-7 The applicant for any subdivision map permitting construction shall satisfy all applicable requirements of the NPDES Program in effect in Los Angeles County to the satisfaction of the County of Los Angeles Department of Public Works. These requirements currently include preparation of an Urban Storm Water Mitigation Plan (USWMP) containing design features and Best Management Practices (BMPs) appropriate and applicable to the subdivision. In addition, the requirements currently include preparation of a Storm Water Management Pollution Prevention Plan (SWPPP) containing design features and BMPs appropriate and applicable to the subdivision. The County of Los Angeles Department of Public Works shall monitor compliance with those NPDES requirements. LV 4.3-1 Prior to issuance of a building permit, and as a part of the design level hydrology study and facilities plan, the project applicant shall submit to planning staff for review drainage plans showing the incorporation into the project of those water quality and hydrologic control project design features (i.e., the post-development water quality and hydrologic control BMPs) (the "PDFs"), identified in this **Section 4.3**, which PDFs shall be designed to meet the standards set forth in this **Section 4.3**, including the sizing, capacity, and volume reduction performance standards set forth herein, all as summarized in **Table 4.3-17**.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.3 WATER QUALITY (continued)		
• **Hydrocarbons:** Hydrocarbon concentrations will likely increase with development because of vehicular emissions and leaks. In stormwater runoff, hydrocarbons are often associated with soot particles that can combine with other solids in the runoff. Such materials are subject to treatment in the proposed infiltration basins and vegetated swales. Source control BMPs incorporated in compliance with the MS4 Permit, the General Construction Permit, and the SUSMP will also minimize the presence of hydrocarbons in runoff. During the construction phase of the project, pursuant to the General Construction Permit, the Construction Stormwater Pollution Prevention Plan must include BMPs that address proper handling of petroleum products on the construction site, such as proper petroleum product storage and spill response practices, and those BMPs must effectively prevent the release of hydrocarbons to runoff per the Best Available Technology Economically Achievable and Best Conventional Pollutant Control Technology standards. On this basis, the impact of the project on hydrocarbons is considered less than significant.		

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.3 WATER QUALITY (continued)		
• **Trash and debris:** Trash and debris in runoff are likely to increase with development if left unchecked. However, the project PDFs, including source control and treatment BMPs incorporated in compliance with the MS4 Permit and the SUSMP requirements will minimize the adverse impacts of trash and debris. Source controls such as street sweeping, public education, fines for littering, covered trash receptacles and storm drain stenciling are effective in reducing the amount of trash and debris that is available for mobilization during wet weather. Trash and debris will be captured in catch basin inserts in the commercial area parking lot and in the treatment control PDFs. During the construction phase of the project, PDFs implemented per General Permit and General De-Water Permit requirements will remove trash and debris through the use of BMPs such as catch basin inserts and by general good housekeeping practices. Trash and debris are not expected to significantly impact receiving waters due to the implementation of the project PDFs. • **Chloride:** MS4 Permit, General Construction Permit, Dewatering General Permit, and SUSMP-compliant BMPs will be incorporated into the project to address chloride in both the construction phase and post-development. The mean concentration and load of chloride is predicted to decrease with development, the predicted concentration is well below the Los Angeles Basin Plan objective and is near the low range of observed values in the Santa Clara River Reach 7E. On this basis, the impact of the project on chloride is considered less than significant.		

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.3 WATER QUALITY (continued)		
• **Methylene Blue Activated Substances (MBAS):** The presence of soap in runoff from the project will be controlled through the source control PDFs, including a public education program on residential and charity car washing and the provision of a centralized car wash area directed to the sanitary sewer in the multi-family residential areas. Other sources of MBAS, such as cross connections between sanitary and storm sewers, are unlikely given modern sanitary sewer installation methods and inspection and maintenance practices. During the construction phase of the project, equipment and vehicle washing will not use soaps or any other MBAS sources. Therefore, MBAS are not expected to significantly impact the receiving waters of the proposed project. • **Bioaccumulation:** In the literature, the primary pollutants that are of concern with regard to bioaccumulation are mercury and selenium. However, selenium and mercury are not of concern in this watershed, so bioaccumulation of selenium and mercury is also not expected. On this basis, the potential for bioaccumulation in the Santa Clara River and adverse effects on waterfowl and other species is considered less than significant.		

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.3 WATER QUALITY (continued)		
• **Construction Impacts:** Construction impacts on water quality are generally caused by soil disturbance and subsequent suspended solids discharge. These impacts will be minimized through implementation of construction BMPs that will meet or exceed measures required by the General Construction Permit, as well as BMPs that control the other potential construction-related pollutants Polycyclic Aromatic Hydrocarbons (PAHs) and metals. A SWPPP will be developed as required by, and in compliance with, the General Construction Permit and Los Angeles County Standard Conditions. Erosion control BMPs, including but not limited to hydro-mulch, erosion control blankets and energy dissipaters will be implemented to prevent erosion, whereas sediment controls, including but not limited to silt fencing, sedimentation ponds and secondary containment on stockpiles will be implemented to trap sediment once it has been mobilized. On this basis, the construction-related impact of the project on water quality is considered less than significant. • **Regulatory Requirements:** The proposed project satisfies MS4 Permit requirements for new development, including SUSMP requirements and SQMP requirements, and satisfies construction-related requirements of the General Construction Permit and General Dewatering Permit and, therefore, complies with water quality regulatory requirements applicable to stormwater runoff. Finally, the proposed Landmark Village project will not substantially alter the existing drainage pattern of the Santa Clara River in a manner that would cause substantial erosion, siltation, or channel instability; or substantially increase the rates, velocities, frequencies, duration, and/or seasonality of flows in a manner that causes channel instability or in a manner that harms sensitive habitats or species in the river. Therefore, the impact of the project on hydromodification is considered less than significant.		

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA		
The Landmark Village project, including the necessary off-site project components, would result in the permanent conversion of, or temporary disturbance to, 387.76 acres of land currently used for agricultural purposes, 120.95 acres of non-native grassland, 4.45 acres of coast live oak woodland, 11.94 acres of coastal sage chaparral scrub, 19.58 acres of mulefat scrub, 21.59 acres of southern cottonwood willow riparian forest, 271.01 acres of coastal sage scrub, 7.77 acres of southern willow scrub, 6.72 acres of river wash, 0.16 acre of alluvial scrub, 3.05 acres of great basin scrub, 7.74 acres of elderberry scrub, 6.61 acres of arrow weed scrub, 1.03 acre of freshwater marsh, 126.41 acres of ruderal vegetation, and 6.93 acres of scalebroom scrub. Significant impacts would occur with respect to the loss of mulefat scrub, coast live oak woodland, coastal sage scrub, elderberry scrub, southern willow scrub, southern cottonwood willow riparian forest, great basin scrub, scalebroom scrub, valley freshwater marsh, wildlife habitat, special-status bird nests, special-status plant species, protected oaks, special-status wildlife species, and CDFG and ACOE jurisdictional resources. Significant indirect impacts would occur with respect to increased light and glare, increased non-native plant species and increased human and domestic animal presence.	SP 4.6-1 The restoration mitigation areas located within the River Corridor SMA shall be in areas that have been disturbed by previous uses or activities. Mitigation shall be conducted only on sites where soils, hydrology, and microclimate conditions are suitable for riparian habitat. First priority will be given to those restorable areas that occur adjacent to existing patches (areas) of native habitat that support sensitive species, particularly endangered or threatened species. The goal is to increase habitat patch size and connectivity with other existing habitat patches while restoring habitat values that will benefit sensitive species. SP 4.6-2 A qualified biologist shall prepare or review revegetation plans. The biologist shall also monitor the restoration effort from its inception through the establishment phase. SP 4.6-3 Revegetation Plans may be prepared as part of a California Department of Fish and Game 1603 Streambed Alteration Agreement and/or an U.S. Army Corps of Engineers Section 404 Permit, and shall include: • Input from both the Project proponent and resource agencies to assure that the Project objectives applicable to the River Corridor SMA and the criteria of this RMP are met. • The identification of restoration/mitigation sites to be used. This effort shall involve an analysis of the suitability of potential sites to support the desired habitat, including a description of the existing conditions at the site(s) and such base line data information deemed necessary by the permitting agency.	Consistent with the findings of the Newhall Ranch Specific Plan Program EIR, significant unavoidable impacts would occur with respect to the loss of sensitive animal species, loss of coastal sage scrub, the overall loss of wildlife habitat and increased human and domestic animal presence.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
The direct and indirect impacts associated with development and operation of the project is consistent with the findings of the Newhall Ranch Specific Plan Program EIR (March 1999) and Revised Additional Analysis (May 2003). Implementation of the mitigation measures required by the Newhall Ranch Specific Plan Program EIR and the Specific Plan RMP, as well as the additional mitigation measures required by this EIR, would mitigate some, but not all, of the identified project-specific impacts to less than significant levels. However, consistent with the findings of the Newhall Ranch Specific Plan Program EIR, significant unavoidable impacts would occur due to the loss of many sensitive animal species, coastal sage scrub, and wildlife habitat, and the increase in human and domestic animal presence. The project would also contribute to a significant unavoidable cumulative impact related to the ongoing loss of biological resources in the project region.	SP 4.6-4 The revegetation effort shall involve an analysis of the site conditions such as soils and hydrology so that site preparation needs can be evaluated. The revegetation plan shall include the details and procedures required to prepare the restoration site for planting (i.e., grading, soil preparation, soil stockpiling, soil amendments, etc.), including the need for a supplemental irrigation system, if any. SP 4.6-5 Restoration of riparian habitats within the River Corridor SMA shall use plant species native to the Santa Clara River. Cuttings or seeds of native plants shall be gathered within the River Corridor SMA or purchased from nurseries with local supplies to provide good genetic stock for the replacement habitats. Plant species used in the restoration of riparian habitat shall be listed on the approved project plant palette (Specific Plan Table 2.6-1, Recommended Plant Species for Habitat Restoration in the River Corridor SMA) or as approved by the permitting state and federal agencies. SP 4.6-6 The final revegetation plans shall include notes that outline the methods and procedures for the installation of the plant materials. Plant protection measures identified by the project biologist shall be incorporated into the planting design/layout. SP 4.6-7 The revegetation plan shall include guidelines for the maintenance of the mitigation site during the establishment phase of the plantings. The maintenance program shall contain guidelines for the control of non-native plant species, the maintenance of the irrigation system, and the replacement of plant species.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-8 The revegetation plan shall provide for monitoring to evaluate the growth of the developing habitat. Specific performance goals for the restored habitat shall be defined by qualitative and quantitative characteristics of similar habitats on the river (e.g., density, cover, species composition, structural development). The monitoring effort shall include an evaluation of not only the plant material installed, but the use of the site by wildlife. The length of the monitoring period shall be determined by the permitting state and/or federal agency. SP 4.6-9 Monitoring reports for the mitigation site shall be reviewed by the permitting state and/or federal agency. SP 4.6-10 Contingency plans and appropriate remedial measures shall also be outlined in the revegetation plan. SP 4.6-11 Habitat enhancement as referred to in this document means the rehabilitation of areas of native habitat that have been moderately disturbed by past activities (e.g., grazing, roads, oil and natural gas operations, etc.) or have been invaded by non-native plant species such as giant cane (*Arundo donax*) and tamarisk (*Tamarix* sp.). SP 4.6-12 Removal of grazing is an important means of enhancement of habitat values. Without ongoing disturbance from cattle, many riparian areas will recover naturally. Grazing except as permitted as a long-term resource management activity will be removed from the River Corridor SMA pursuant to the Long-Term Management Plan set forth in Section 4.6 of the Specific Plan EIR.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-13 To provide guidelines for the installation of supplemental plantings of native species within enhancement areas, a revegetation plan shall be prepared prior to implementation of mitigation (see guidelines for revegetation plans above). These supplemental plantings will be composed of plant species similar to those growing in the existing habitat patch (see Specific Plan Table 2.6-1). SP 4.6-14 Not all enhancement areas will necessarily require supplemental plantings of native species. Some areas may support conditions conducive for rapid "natural" re-establishment of native species. The revegetation plan may incorporate means of enhancement to areas of compacted soils, poor soil fertility, trash or flood debris, and roads as a way of enhancing riparian habitat values. SP 4.6-15 Removal of non-native species such as giant cane (*Arundo donax*), salt cedar or tamarisk (*Tamarix* sp.), tree tobacco (*Nicotiana glauca*), castor bean (*Ricans communis*), if included in a revegetation plan to mitigate impacts, shall be subject to the following standards: • First priority shall be given to those habitat patches that support or have a high potential for supporting sensitive species, particularly endangered or threatened species. • All non-native species removals shall be conducted according to a resource agency approved exotics removal program. • Removal of non-native species in patches of native habitat shall be conducted in such a way as to minimize impacts to the existing native riparian plant species.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-16 Mitigation banking activities for riparian habitats will be subject to state and federal regulations and permits. Mitigation banking for oak resources shall be conducted pursuant to the Oak Resources Replacement Program. Mitigation banking for elderberry scrub shall be subject to approval of plans by the County Forester. SP 4.6-17 Access to the River Corridor SMA for hiking and biking shall be limited to the river trail system (including the Regional River Trail and various Local Trails) as set forth in this Specific Plan. • The River trail system shall be designed to avoid impacts to existing native riparian habitat, especially habitat areas known to support sensitive species. Where impacts to riparian habitat are unavoidable, disturbance shall be minimized and mitigated as outlined above under Mitigation Measures 4.6-1 through 4.6-8. • Access to the River Corridor SMA will be limited to daytime use of the designated trail system. • Signs indicating that no pets of any kind will be allowed within the River Corridor SMA, with the exception that equestrian use is permitted on established trails, shall be posted along the River Corridor SMA. • No hunting, fishing, or motor or off-trail bike riding shall be permitted. • The trail system shall be designed and constructed to minimize impacts on native habitats.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-18 Where development lies adjacent to the boundary of the River Corridor SMA a transition area shall be designed to lessen the impact of the development on the conserved area. Transition areas may be comprised of Open Area, natural or revegetated manufactured slopes, other planted areas, bank areas, and trails. Exhibits 2.6-4, 2.6-5, and 2.6-6 indicate the relationship between the River Corridor SMA and the development (disturbed) areas of the Specific Plan. The SMAs and the Open Area as well as the undisturbed portions of the development areas are shown in green. As indicated on the exhibits, on the south side of the River Corridor SMA is separated from development by the river bluffs, except in one location. The Regional River Trail will serve as transition area on the north side of the river where development areas adjoin the River Corridor SMA (excluding Travel Village). SP 4.6-19 The following are the standards for design of transition areas: • In all locations where there is no steep grade separation between the River Corridor and development, a trail shall be provided along this edge. • Native riparian plants shall be incorporated into the landscaping of the transition areas between the River Corridor SMA and adjacent development areas where feasible for their long-term survival. Plants used in these areas shall be those listed on the approved plant palette (Specific Plan Table 2.6-2 of the Resource Management Plan [Recommended Plants for Transition Areas Adjacent to the River Corridor SMA]).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-19 (continued) • Roads and bridges that cross the River Corridor SMA shall have adequate barriers at their perimeters to discourage access to the River Corridor SMA adjacent to the structures. • Where bank stabilization is required to protect development areas, it shall be composed of ungrouted rock, or buried bank stabilization as described in Section 2.5.2.a, except at bridge crossings and other locations where public health and safety requirements necessitate concrete or other bank protection. A minimum 100-foot-wide buffer adjacent to the Santa Clara River should be required between the top river-side of bank stabilization and development within the Land Use Designations Residential Low Medium, Residential Medium, Mixed-Use and Business Park unless, through Planning Director review in consultation with the staff biologist, it is determined that a lesser buffer would adequately protect the riparian resources within the River Corridor or that a 100-foot-wide buffer is infeasible for physical infrastructure planning. The buffer area may be used for public infrastructure, such as flood control access; sewer, water, and utility easements; abutments; trails and parks, subject to findings of consistency with the Specific Plan and applicable County policies.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-20 The following guidelines shall be followed during any grading activities that take place within the River Corridor SMA: • Grading perimeters shall be clearly marked and inspected by the project biologist prior to grading occurring within or immediately adjacent to the River Corridor SMA. • The project biologist shall work with the grading contractor to avoid inadvertent impacts to riparian resources. SP 4.6-21 Upon final approval of the Newhall Ranch Specific Plan, the Special Management Area designation for the River Corridor SMA shall become effective. The permitted uses and development standards for the SMA are governed by the Development Regulations, Chapter 3 of the Specific Plan. SP 4.6-22 Upon completion of development of all land uses, utilities, roads, flood control improvements, bridges, trails, and other improvements necessary for implementation of the Specific Plan within the River Corridor in each subdivision allowing construction within or adjacent to the River Corridor, a permanent, non-revocable conservation and public access easement shall be offered to the County of Los Angeles pursuant to Mitigation Measure 4.6-23 below over the portion of the River Corridor SMA within that subdivision. SP 4.6-23 The River Corridor SMA Conservation and Public Access Easement shall be offered to the County of Los Angeles prior to the transfer of the River Corridor SMA ownership, or portion thereof to the management entity described in Mitigation Measure 4.6-26 below.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-24 The River Corridor SMA Conservation and Public Access Easement shall prohibit grazing, except as a long-term resource management activity, and agriculture within the River Corridor and shall restrict recreation use to the established trail system. Agricultural land uses and grazing for purposes other than long-term resource management activities within the River Corridor shall be extended in the event of the filing of any legal action against Los Angeles County challenging final approval of the Newhall Ranch Specific Plan and any related project approvals or certification of the Final EIR for Newhall Ranch. Agricultural land uses and grazing for purposes other than long-term resource management activities within the River Corridor shall be extended by the time period between the filing of any such legal action and the entry of a final judgment by a court with appropriate jurisdiction, after exhausting all rights of appeal, or execution of a final settlement agreement between all parties to the legal action, whichever occurs first. SP 4.6-25 The River Corridor SMA conservation and public access easement shall be consistent in its provisions with any other conservation easements to state or federal resource agencies which may have been granted as part of mitigation or mitigation banking activities.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-26 Prior to the recordation of the River Corridor SMA Conservation and Public Access Easement as specified in Mitigation Measure 4.6-23 above, the landowner shall provide a plan to the County for the permanent ownership and management of the River Corridor SMA, including any necessary financing. This plan shall include the transfer of ownership of the River Corridor SMA to the Center for Natural Lands Management, or if the Center for Natural Lands Management is declared bankrupt or dissolved, ownership will transfer or revert to a joint powers authority consisting of Los Angeles County (4 members), the City of Santa Clarita (2 members), and the Santa Monica Mountains Conservancy (2 members). SP 4.6-26a Two types of habitat restoration may occur in the High Country SMA: 1) riparian revegetation activities principally in Salt Creek Canyon; and 2) oak tree replacement in, or adjacent to, existing oak woodlands and savannahs. • Mitigation requirements for riparian revegetation activities within the High Country SMA are the same as those for the River Corridor SMA and are set forth in Mitigation Measures 4.6-1 through 4.6-11 and 4.6-13 through 4.6-16 above. • Mitigation requirements for oak tree replacement are set forth in Mitigation Measure 4.6-48 below.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-27 Removal of grazing from the High Country SMA except for those grazing activities associated with long-term resource management programs, is a principal means of enhancing habitat values in the creeks, brushland and woodland areas of the SMA. The removal of grazing in the High Country SMA is discussed below under (b) 4. Long Term Management. All enhancement activities for riparian habitat within the High Country SMA shall be governed by the same provisions as set forth for enhancement in the River Corridor SMA. Specific Plan Table 2.6-3 of the Resource Management Plan provides a list of appropriate plant species for use in enhancement areas in the High Country SMA. SP 4.6-28 Not applicable. SP 4.6-29 Not applicable. SP 4.6-30 Not applicable. SP 4.6-31 Not applicable. SP 4.6-32 Not applicable. SP 4.6-33 Not applicable. SP 4.6-34 Grading perimeters shall be clearly marked and inspected by the project biologist prior to impacts occurring within or adjacent to the High Country SMA. SP 4.6-35 The project biologist shall work with the grading contractor to avoid inadvertent impacts to biological resources outside of the grading area. SP 4.6-36 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-37 The High Country SMA shall be offered for dedication in three approximately equal phases of approximately 1,400 acres each proceeding from north to south, as follows: 1) The first offer of dedication will take place with the issuance of the 2,000th residential building permit of Newhall Ranch; 2) The second offer of dedication will take place with the issuance of the 6,000th residential building permit of Newhall Ranch; and 3) The remaining offer of dedication will be completed by the 11,000th residential building permit of Newhall Ranch. 4) The Specific Plan applicant shall provide a quarterly report to the Departments of Public Works and Regional Planning which indicates the number of residential building permits issued in the Specific Plan area by subdivision map number. SP 4.6-38 Prior to dedication of the High Country SMA, a conservation and public access easement shall be offered to the County of Los Angeles and a conservation and management easement offered to the Center for Natural Lands Management. The High Country SMA Conservation and Public Access Easement shall be consistent in its provisions with any other conservation easements to state or federal resource agencies that may have been granted as part of mitigation or mitigation banking activities.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-39 The High Country SMA conservation and public access easement shall prohibit grazing within the High Country, except for those grazing activities associated with the long-term resource management programs, and shall restrict recreation to the established trail system. SP 4.6-40 The High Country SMA conservation and public access easement shall be consistent in its provisions with any other conservation easements to state or federal resource agencies that may have been granted as part of mitigation or mitigation banking activities. SP 4.6-41 The High Country SMA shall be offered for dedication in fee to a joint powers authority consisting of Los Angeles County (4 members), the City of Santa Clarita (2 members), and the Santa Monica Mountains Conservancy (2 members). The joint powers authority will have overall responsibility for recreation within and conservation of the High Country.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-42 An appropriate type of service or assessment district shall be formed under the authority of the Los Angeles County Board of Supervisors for the collection of up to $24 per single family detached dwelling unit per year and $15 per single family attached dwelling unit per year, excluding any units designated as Low and Very Low affordable housing units pursuant to Section 3.10, Affordable Housing Program of the Specific Plan. This revenue would be assessed to the homeowner beginning with the occupancy of each dwelling unit and distributed to the joint powers authority for the purposes of recreation, maintenance, construction, conservation and related activities within the High Country Special Management Area. SP 4.6-43 Suitable portions of Open Area may be used for mitigation of riparian, oak resources, or elderberry scrub. Mitigation activities within Open Area shall be subject to the following requirements, as applicable. • River Corridor SMA Mitigation Requirements, including: Mitigation Measures 4.6-1 through 4.6-11 and 4.6-13 through 4.6-16; and • High Country SMA Mitigation Requirements, including: Mitigation Measures 4.6-27, 4.6-29 through 4.6-42, and • Mitigation Banking — Mitigation Measure 4.6-16. SP 4.6-44 Not applicable. SP 4.6-45 Not applicable. SP 4.6-46 Not applicable. SP 4.6-47 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-47a Mitigation Banking will be permitted within the River Corridor SMA, the High Country SMA, and the Open Area land use designations, subject to the following requirements: • Mitigation banking activities for riparian habitats will be subject to state and federal regulations, and shall be conducted pursuant to the mitigation requirements set forth in Mitigation Measure 4.6-1 through 4.6-15 above. • Mitigation banking for oak resources shall be conducted pursuant to 4.6-48 below. • Mitigation banking for elderberry scrub shall be subject to approval of plans by the County Forester. SP 4.6-48 Standards for the restoration and enhancement of oak resources within the High Country SMA and the Open Area include the following (oak resources include oak trees of the sizes regulated under the County Oak Tree Ordinance, southern California black walnut trees, Mainland cherry trees, and Mainland cherry shrubs): • To mitigate the impacts to oak resources which may be removed as development occurs in the Specific Plan Area, replacement trees shall be planted in conformance with the oak tree ordinance in effect at that time. • Oak resource species obtained from the local gene pool shall be used in restoration or enhancement.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-48 (continued) • Prior to recordation of construction-level final subdivision maps, an oak resource replacement plan shall be prepared that provides the guidelines for the oak tree planting and/or replanting. The Plan shall be reviewed by the Los Angeles Department of Regional Planning and the County Forester and shall include the following: site selection and preparation, selection of proper species including sizes and planting densities, protection from herbivores, site maintenance, performance standards, remedial actions, and a monitoring program. All plans and specifications shall follow County oak tree guidelines, as specified in the County Oak Tree Ordinance. SP 4.6-49 To minimize the potential exposure of the development areas, Open Area, and the SMAs to fire hazards, the Specific Plan is subject to the requirements of the Los Angeles County Fire Protection District (LACFPD), which provides fire protection for the area. At the time of final subdivision maps permitting construction in development areas that are adjacent to Open Area and the High Country SMA, a wildfire fuel modification plan shall be prepared in accordance with the fuel modification ordinance standards in effect at that time and shall be submitted for approval to the County Fire Department.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-50 The wildfire fuel modification plan shall depict a fuel modification zone the size of which shall be consistent with the County fuel modification ordinance requirements. Within the zone, tree pruning, removal of dead plant material and weed and grass cutting shall take place as required by the fuel modification ordinance. SP 4.6-51 In order to enhance the habitat value of plant communities which require fuel modification, fire retardant plant species containing habitat value may be planted within the fuel modification zone. Typical plant species suitable for Fuel Modification Zones are indicated in Specific Plan Table 2.6-5 of the Resource Management Plan. Fuel modification zones adjacent to SMAs and Open Areas containing habitat of high value such as oak woodland and savannas shall utilize a more restrictive plant list which shall be reviewed by the County Forester. SP 4.6-52 The wildfire fuel modification plan shall include the following construction period requirements: (a) a fire watch during welding operations; (b) spark arresters on all equipment or vehicles operating in a high fire hazard area; (c) designated smoking and non-smoking areas; and (d) water availability pursuant to the County Fire Department requirements.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-53 If, at the time any subdivision map proposing construction is submitted, the County determines through an Initial Study, or otherwise, that there may be rare, threatened or endangered, plant or animal species on the property to be subdivided, then, in addition to the prior surveys conducted on the Specific Plan site to define the presence or absence of sensitive habitat and associated species, current, updated site-specific surveys for all such animal or plant species shall be conducted in accordance with the consultation requirements set forth in Mitigation Measure 4.6-59 within those areas of the Specific Plan where such animal or plant species occur or are likely to occur. The site-specific surveys shall include the unarmored three-spine stickleback, the arroyo toad, the Southwestern pond turtle, the California red-legged frog, the southwestern willow flycatcher, the least Bell's vireo, the San Fernando Valley spineflower and any other rare, sensitive, threatened, or endangered plant or animal species occurring, or likely to occur, on the property to be subdivided. All site-specific surveys shall be conducted during appropriate seasons by qualified botanists or qualified wildlife biologists in a manner that will locate any rare, sensitive, threatened, or endangered animal or plant species that may be present. To the extent there are applicable protocols published by either the USFWS or the California Department of Fish and Game, all such protocols shall be followed in preparing the updated site-specific surveys.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-53 (continued) All site-specific survey work shall be documented in a separate report containing at least the following information: (a) project description, including a detailed map of the project location and study area; (b) a description of the biological setting, including references to the nomenclature used and updated vegetation mapping; (c) detailed description of survey methodologies; (d) dates of field surveys and total person-hours spent on the field surveys; (e) results of field surveys, including detailed maps and location data; (f) an assessment of potential impacts; (g) discussion of the significance of the rare, threatened or endangered animal or plant populations found in the project area, with consideration given to nearby populations and species distribution; (h) mitigation measures, including avoiding impacts altogether, minimizing or reducing impacts, rectifying or reducing impacts through habitat restoration, replacement or enhancement, or compensating for impacts by replacing or providing substitute resources or environments, consistent with CEQA (*Guidelines* §15370); (i) references cited and persons contacted; and (j) other pertinent information, which is designed to disclose impacts and mitigate for such impacts." SP 4.6-54 Prior to development within or disturbance to occupied Unarmored threespine stickleback habitat, a formal consultation with the USFWS shall occur.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-55 Prior to development or disturbance within wetlands or other sensitive habitats, permits shall be obtained from pertinent federal and state agencies and the Specific Plan shall conform with the specific provisions of said permits. Performance criteria shall include that described in Mitigation Measures 4.6-1 through 4.6-16 and 4.6-42 through 4.6-47 for wetlands, and Mitigation Measures 4.6-27, 4.6-28, and 4.6-42 through 4.6-48 for other sensitive habitats. SP 4.6-56 All lighting along the perimeter of natural areas shall be downcast luminaries with light patterns directed away from natural areas. SP 4.6-57 Where bridge construction is proposed and water flow would be diverted, blocking nets and seines shall be used to control and remove fish from the area of activity. All fish captured during this operation would be stored in tubs and returned unharmed back to the river after construction activities were complete. SP 4.6-58 To limit impacts to water quality the Specific Plan shall conform with all provisions of required NPDES permits and water quality permits that would be required by the State of California RWQCB. SP 4.6-59 Consultation shall occur with the County of Los Angeles (County) and California Department of Fish and Game (CDFG) at each of the following milestones: 1) Before Surveys. Prior to conducting sensitive plant or animal surveys at the Newhall Ranch subdivision map level, the applicant, or its designee, shall consult with the County and CDFG for purposes of establishing and/or confirming the appropriate survey methodology to be used.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-59 (continued) 2) After Surveys. After completion of sensitive plant or animal surveys at the subdivision map level, draft survey results shall be made available to the County and CDFG within sixty (60) calendar days after completion of the field survey work. 3) Subdivision Map Submittal. Within thirty (30) calendar days after the applicant, or its designee, submits its application to the County for processing of a subdivision map in the Mesas Village or Riverwood Village, a copy of the submittal shall be provided to CDFG. In addition, the applicant, or its designee, shall schedule a consultation meeting with the County and CDFG for purposes of obtaining comments and input on the proposed subdivision map submittal. The consultation meeting shall take place at least thirty (30) days prior to the submittal of the proposed subdivision map to the County.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-59 (continued) 4) Development/Disturbance and Further Mitigation. Prior to any development within, or disturbance to, habitat occupied by rare, threatened, or endangered plant or animal species, or to any portion of the Spineflower Mitigation Area Overlay, as defined below, all required permits shall be obtained from both USFWS and CDFG, as applicable. It is further anticipated that the federal and state permits will impose conditions and mitigation measures required by federal and state law that are beyond those identified in the Newhall Ranch Final EIR (March 1999), the Newhall Ranch DAA (April 2001) and the Newhall Ranch Revised DAA (2002). It is also anticipated that conditions and mitigation measures required by federal and state law for project-related impacts on endangered, rare, or threatened species and their habitat will likely require changes and revisions to Specific Plan development footprints, roadway alignments, and the limits, patterns and techniques associated with project-specific grading at the subdivision map level. SP 4.6-60 Not applicable. SP 4.6-61 Not applicable. SP 4.6-62 Not applicable. SP 4.6-63 This measure has been addressed by project-specific Mitigation Measure LV 4.4-1. SP 4.6-64 Not applicable. SP 4.6-65 Not applicable. SP 4.6-66 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-67 Indirect impacts associated with the interface between the preserved spineflower populations and planned development within the Newhall Ranch Specific Plan shall be avoided or minimized by establishing open space connections with Open Area, River Corridor, or High Country land use designations. In addition, buffers (i.e., setbacks from developed, landscaped, or other use areas) shall be established around portions of the delineated preserve(s) not connected to Open Area, the River Corridor or the High Country land use designations. The open space connections and buffer configurations shall take into account local hydrology, soils, existing and proposed adjacent land uses, the presence of non-native invasive plant species, and seed dispersal vectors.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-67 (continued) Open space connections shall be configured such that the spineflower preserves are connected to Open Area, River Corridor, or High Country land use designations to the extent practicable. Open space connections shall be of adequate size and configuration to achieve a moderate to high likelihood of effectiveness in avoiding or minimizing indirect impacts (e.g., invasive plants, increased fire frequency, trampling, chemicals, etc.) to the spineflower preserve(s). Open space connections for the spineflower preserve(s) shall be configured in consultation with the County and CDFG. Open space connections for the spineflower preserve(s) shall be established for the entire Specific Plan area in conjunction with approval of the first Newhall Ranch subdivision map filed in either the Mesa Village, or that portion of the Riverwood Village in which the San Martinez spineflower location occurs.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-67 (continued) For preserves and/or those portions of preserves not connected to Open Area, River Corridor, or High Country land use designations, buffers shall be established at variable distances of between 80 and 200 feet from the edge of development to achieve a moderate to high likelihood of effectiveness in avoiding or minimizing indirect impacts (e.g., invasive plants, increased fire frequency, trampling, chemicals, etc.) to the spineflower preserve(s). The buffer size/configuration shall be guided by the analysis set forth in the "Review of Potential Edge Effects on the San Fernando Valley Spineflower," prepared by Conservation Biology Institute, January 19, 2000, and other sources of scientific information and analysis, which are available at the time the preserve(s) and buffers are established. Buffers for the spineflower preserve(s) shall be configured in consultation with the County and CDFG for the entire Specific Plan area. Buffers for the spineflower preserve(s) shall be established in conjunction with approval of the first Newhall Ranch subdivision map filed in either the Mesa Village, or that portion of the Riverwood Village in which the San Martinez spineflower location occurs.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-67 (continued) Roadways and road rights-of-way shall not be constructed in any spineflower preserve(s) and buffer locations on Newhall Ranch unless constructing the road(s) in such location is found to be the environmentally superior alternative in subsequently required tiered EIRs in connection with the Newhall Ranch subdivision map(s) process. No other development or disturbance of native habitat shall be allowed within the spineflower preserve(s) or buffer(s). The project applicant, or its designee, shall be responsible for revegetating open space connections and buffer areas of the Newhall Ranch spineflower preserve(s) to mitigate temporary impacts due to grading that will occur within portions of those open space connections and buffer areas. The impacted areas shall be reseeded with a native seed mix to prevent erosion, reduce the potential for invasive non-native plants, and maintain functioning habitat areas within the buffer area. Revegetation seed mix shall be reviewed and approved by the County and CDFG.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-68 To protect the preserved Newhall Ranch spineflower populations, and to further reduce potential direct impacts to such populations due to unrestricted access, the project applicant, or its designee, shall erect and maintain temporary orange fencing and prohibitive signage around the Newhall Ranch preserve(s), open space connections and buffer areas, which are adjacent to areas impacted by proposed development prior to and during all phases of construction. The areas behind the temporary fencing shall not be used for the storage of any equipment, materials, construction debris, or anything associated with construction activities. Following the final phase of construction of any Newhall Ranch subdivision map adjacent to the Newhall Ranch spineflower preserve(s), the project applicant, or its designee, shall install and maintain permanent fencing along the subdivision tract bordering the preserve(s). Permanent signage shall be installed on the fencing along the preservation boundary to indicate that the fenced area is a biological preserve, which contains protected species and habitat, that access is restricted, and that trespassing and fuel modification are prohibited within the area. The permanent fencing shall be designed to allow wildlife movement. The plans and specifications for the permanent fencing and signage shall be approved by the County and CDFG prior to the final phase of construction of any Newhall Ranch subdivision map adjacent to a Newhall Ranch spineflower preserve(s).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-69 Indirect impacts resulting from changes to hydrology (i.e., increased water runoff from surrounding development) at the interface between spineflower preserve(s) and planned development within the Newhall Ranch Specific Plan shall be avoided or mitigated to below a level of significance. Achievement of this standard will be met through the documented demonstration by the project applicant, or its designee, that the storm drain system achieves pre-development hydrological conditions for the Newhall Ranch spineflower preserve(s). To document such a condition, the project applicant, or its designee, shall prepare a study of the pre- and post-development hydrology, in conjunction with Newhall Ranch subdivision maps adjacent to spineflower preserve(s). The study shall be used in the design and engineering of a storm drain system that achieves pre-development hydrological conditions. The study must conclude that proposed grade changes in development areas beyond the buffers will maintain pre-development hydrology conditions within the preserve(s). The study shall be approved by the Planning Director of the County, and the resulting conditions confirmed by CDFG. The storm drain system for Newhall Ranch subdivision maps adjacent to any spineflower preserves must be approved by the County prior to the initiation of any grading activities.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	SP 4.6-70 Not Applicable SP 4.6-71 Not Applicable SP 4.6-72 Not Applicable SP 4.6-73 Not Applicable SP 4.6-74 Not Applicable SP 4.6-75 Not Applicable SP 4.6-76 Not Applicable SP 4.6-77 Not Applicable SP 4.6-78 Not Applicable SP 4.6-79 Not Applicable SP 4.6-80 Not Applicable	
	LV 4.4-1 Conceptual Wetland Mitigation Plan (see Final EIR, **Appendix A**) shall be implemented by the applicant (see also Mitigation Measure SP 4.6-63). The plan specifies, at a minimum, the following: (1) the location of mitigation sites; (2) the quantity and species of plants to be planted; (3) procedures for creating additional habitat; (4) methods for the removal of non-native plants; (5) a schedule and action plan to maintain and monitor the enhancement/restoration area; (6) a list of criteria and performance standards by which to measure success of the mitigation sites; (7) measures to exclude unauthorized entry into the riparian creation/enhancement areas; and (8) contingency measures in the event that mitigation efforts are not successful. The plan provides for the 1:1 replacement of any Southern California black walnut to be removed from the riparian corridor. The plan provides for the mitigation of big sagebrush scrub along the riparian corridor. The plan shall be subject to the approval of CDFG, ACOE, and the County, and approved prior to issuance of the grading permit.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-2 Appropriately timed focused surveys for the undescribed species of *Gnaphalium* (Special-Status Plant Species) shall be conducted by a qualified botanist prior to the commencement of grading/construction activities within suitable habitat (primarily river terraces) of the species to determine if plants have established within potential impacted areas since the time of the 2005 survey. No longer than one year shall elapse between completion of the survey and commencement of construction activities. Should the species be documented within the project boundary, avoidance measures shall be implemented to minimize impacts to individual plants. These measures shall include minor adjustments to the boundaries/location of haul routes and other project features. If, due to project design constraints, avoidance of all plants is not possible, then available methods for salvaging seeds and/or transplantation of individual plants to be impacted will be evaluated and implemented. All seed collection and/or transplantation methods, as well as the location of the receiver site for seeds/plants (assumed to be within preserved open space areas of Newhall Ranch along the Santa Clara River), shall be coordinated and approved by the County prior to the issuance of a grading permit.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-3 The *Draft Slender Mariposa Lily Mitigation and Monitoring Plan* (see Final EIR, **Appendix A**) shall be implemented by the applicant. The plan incorporates the findings of the *Draft Newhall Ranch Mitigation Feasibility Study* (Dudek & Associates 2007; see Final EIR, **Appendix A**). The plan demonstrates the feasibility of replacing the number of individual plants to be removed at a 1:1 ratio and/or enhancing and protecting existing populations of the species. The plan specifies, at a minimum, the following: (1) the location of mitigation sites in protected/preserved areas within the Newhall Ranch Specific Plan area; (2) methods for harvesting seeds and salvaging and transplantation of individual bulbs/plants to be impacted; (3) site preparation procedures for the mitigation site; (4) a schedule and action plan to maintain and monitor the mitigation area; (5) a list of criteria and performance standards by which to measure success of the mitigation site; (6) measures to exclude unauthorized entry into the mitigation areas; and (7) contingency measures in the event that mitigation efforts are not successful. The plan shall be subject to the approval of the County prior to the issuance of a grading permit.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-4 Prior to the issuance of a grading permit, an oak resource replacement plan shall be prepared that provides the guidelines for the oak tree planting and/or replanting. The Plan shall demonstrate conformance with the County of Los Angeles Oak Tree Ordinance and include measures to replace the number and species of oak trees to be removed. The plan shall incorporate the findings of the *Draft Newhall Ranch Mitigation Feasibility Study* (Dudek & Associates 2007) and areas identified in the technical report as being suitable for oak woodland enhancement and creation shall be used as mitigation. Other mitigation sites may be used upon approval by the County. The Plan shall be reviewed by the County Forester. The Plan shall include the following: site selection and preparation, selection of proper species including sizes and planting densities, protection from herbivores, site maintenance, performance standards, remedial actions, and a monitoring program.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-5 All oaks with driplines within 50 feet of land clearing (including brush clearing) or areas to be graded shall be enclosed in a temporary fenced zone for the duration of the clearing or grading activities. Fencing shall extend to the root protection zone (i.e., the area at least 15 feet from the trunk or half again as large as the distance from the trunk to the drip line, whichever distance is greater). No parking or storage of equipment, solvents, or chemicals that could adversely affect the trees shall be allowed within 25 feet of the trunk at any time. Removal of the fence shall occur only after the project biologist confirms the health of preserved trees. LV 4.4-6 Prior to initiating construction for the installation of bridges, storm drain outlets, utility lines, and/or bank protection, all construction sites and access roads within the riverbed, as well as all riverbed areas within 300 feet of the construction site and access road, shall be inspected by a qualified biologist for the presence of unarmored threespine stickleback, Santa Ana sucker and arroyo chub. The ACOE, USFWS, and the CDFG shall be notified of the inspection and shall have the option of attending. If any of the above agencies is not represented, the biologist shall file a written report of the inspection with the agency not in attendance within 14 days of the survey and no sooner than 30 days prior to any construction work in the riverbed.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-7 To the degree feasible, all work within the Santa Clara River (including the construction of the Long Canyon Road Bridge) shall occur when the unarmored threespine stickleback is not present. Should construction activities within the river channel be necessary while water is present in the disturbance zone, then construction shall only be conducted as follows: (1) when water flows are insufficient to support unarmored threespine stickleback or to allow passage of the species through the disturbance area (as determined by the qualified fisheries biologist, subject to the approval of the County and CDFG); (2) it has been determined by the qualified biologist that threespine stickleback is not present within areas to be affected; or (3) if it is determined that stream diversions are necessary to complete the required work, then to avoid take of unarmored threespine stickleback the diversions of water shall be conducted in a manner that would not result in the take or possession of unarmored threespine stickleback (see LV 4.4-11).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-8 Construction work areas and access roads shall be cleared of Santa Ana sucker and arroyo chub immediately before the prescribed work is to be carried out, immediately before any equipment is moved into or through the stream or habitat areas, and immediately before diverting any stream water. The removal of such species shall be conducted by a qualified biologist using procedures approved by the ACOE, USFWS, and CDFG, and with the appropriate collection and handling permits. Species shall be relocated to nearby suitable habitat areas. A plan to relocate these species shall be submitted to the ACOE, USFWS, and CDFG for review and approval no later than 30 days prior to construction. LV 4.4-9 All stream flows traversing a construction site or temporary access road shall be diverted around the site and under access roads (using a temporary culverts or crossings that allow fish passage). A temporary diversion channel shall be constructed using the least damaging method possible, such as blading a narrow pilot channel through an open sandy river bottom. The removal of wetland and riparian vegetation to construct the channel shall be avoided to the greatest extent feasible. The temporary channel shall be connected to a natural channel downstream of the construction site prior to diverting the stream. The integrity of the channel and diversion shall be maintained throughout the construction period. The stream channel alignment shall be restored after construction, in consultation with CDFG. The plan shall incorporate measures to assure that the Fully Protected unarmored threespine stickleback will not be taken or possessed.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-10 A qualified biologist shall be present when any stream/river diversion takes place, or when blocking nets and seines are used (see also EIR Mitigation Measure 4.6-57), and shall patrol the areas both within, upstream and downstream of the work area to rescue any species stranded by the diversion of the stream water or trapped by the nets/seines. Species that are collected shall be relocated to suitable locations downstream of the work area. LV 4.4-11 Equipment shall not be operated in areas of ponded or flowing water unless there are no practicable alternative methods to accomplish the construction work, and only after prior approval by the CDFG and the ACOE. Approval shall be acquired by submitting a request to the CDFG and the ACOE no later than 30 days prior to construction. The request must contain a biological evaluation demonstrating that no sensitive fish are currently present, or likely to be present during construction, at the construction site or along access roads. LV 4.4-12 Installation of bridges, culverts or other structures shall not impair movement of fish and aquatic life. Bottoms of temporary culverts shall be placed at or below channel grade. Bottoms of permanent culverts shall be placed below channel grade. LV 4.4-13 Water containing mud, silt, or other pollutants from construction activities shall not be allowed to enter a flowing stream or placed in locations that may be subject to normal storm flows during periods when storm flows can reasonably be expected to occur.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-14 At a minimum, the following Best Management Practices shall be implemented for all construction activities occurring within or adjacent to the Santa Clara River: • Vehicles shall not be driven or equipment operated in areas of ponded or flowing water, or where wetland vegetation, riparian vegetation, or aquatic organisms may be destroyed, except as otherwise provided for in the 404 permit or 1603 Agreement. • Staging/storage areas for construction equipment and materials shall be located outside of the ordinary high water mark. • Any equipment or vehicles driven and/or operated within or adjacent to the river shall be checked and maintained daily, to prevent leaks of materials that if introduced to water could be deleterious to aquatic life. • Stationary equipment such as motors, pumps, generators, and welders which may be located within the riverbed construction zone shall be positioned over drip pans. No fuel storage tanks shall be allowed in the riverbed. • No equipment maintenance shall be done within or near any stream where petroleum products or other pollutants from the equipment may enter these areas with stream flow. LV 4.4-15 Blocking nets, or fences with 1/8-inch-square mesh, 18 inches high and buried 6 inches, shall be placed downstream of the construction area.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-16 Construction activities in the riverbed shall be restricted to the following areas of temporary disturbance: (1) an 85-foot-wide zone that extends into the river from the base of the rip-rap gunite or soil cement bank protection from where it intercepts the river bottom; (2) 100 feet on either side of the outer edge of a new bridge or bridge to be modified; (3) 50-foot-wide corridor for all utility lines; and (4) 20-foot-wide temporary access ramps and roads to reach construction sites. The locations of these temporary construction sites and the routes of all access roads shall be shown on maps submitted with the Verification Request Letter submitted to the ACOE and CDFG for individual project approval. The construction plans should indicate what type of vegetation, if any, would be temporarily disturbed and the post-construction activities to facilitate natural revegetation of the temporarily disturbed areas. LV 4.4-17 Prior to initiating construction for the installation of bridges, storm drain outlets, utility lines, and/or bank protection, all construction sites and access roads within the riverbed, as well as all riverbed areas within 300 feet of the construction site and access road, shall be inspected by a qualified biologist for the presence of arroyo toad, southwestern pond turtle, two-striped garter snake, and south coast garter snake. The ACOE, USFWS, and the CDFG shall be notified of the inspection and shall have the option of attending. If any of the above agencies is not represented, the biologist shall file a written report of the inspection with the agency not in attendance within 14 days of the survey and no sooner than 30 days prior to any construction work in the riverbed.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-18 Construction work areas and access roads shall be cleared of arroyo toad, California red-legged frog, southwestern pond turtle, two-striped garter snake, and south coast garter snake immediately before the prescribed work is to be carried out, immediately before any equipment is moved into or through the stream or habitat areas, and immediately before diverting any stream water. The removal of such species shall be conducted by a qualified biologist using procedures approved by the ACOE, USFWS, and CDFG, and with the appropriate collection and handling permits. Species shall be relocated to nearby suitable habitat areas. A plan to relocate these species shall be submitted to the ACOE, USFWS, and CDFG for review and approval no later than 30 days prior to construction. LV 4.4-19 In addition to the arroyo toad survey areas specified in mitigation measures LV 4.4-17 and LV 4.4-18, clearance surveys for arroyo toad shall be conducted within portions of the Landmark Village project site containing agricultural fields. Should arroyo toad be identified, the USFWS shall be contacted immediately and construction activities shall be halted.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-20 For all grading and construction activities a qualified biologist shall be retained by the applicant (with selection reviewed by the County) to ensure that incidental construction impacts on special-status wildlife species are avoided or minimized. The biologist shall be in possession of a Scientific Collecting permit and relocate any wildlife species (for which they are permitted to handle) that may be destroyed or adversely affected as a result of construction and/or site preparation activities. Should a state or federally listed species be encountered, construction shall be halted until a permitted biologist can relocate the animal(s). Responsibilities of the construction biological monitor include the following: • Attend the pre-construction meeting to ensure that timing/location of construction activities do not conflict with other mitigation requirements (e.g., seasonal surveys for nesting birds). Conduct meetings with the contractor and other key construction personnel describing the importance of restricting work to designated areas. • Discuss procedures for minimizing harm/harassment of wildlife encountered during construction.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-20 (continued) • Review/designate the construction area in the field with the contractor in accordance with the final grading plan. Haul roads, access roads, and on-site staging and storage areas shall be sited within grading areas to minimize degradation of habitat adjacent to these areas. If activities outside these limits are necessary, they shall be evaluated by the biologist to ensure no special-status species or habitat will be affected. • Conduct a field review of the staking (to be set by the surveyor) designating the limits of all construction activity. Any construction activity areas immediately adjacent to riparian areas or other special-status resources (such as large trees or bird nests) may be flagged or temporarily fenced by the monitor, at his/her discretion. • Periodically visit the site during construction to coordinate and monitor compliance with the above provisions. • Submit to the County an immediate report of any conflicts or errors resulting in impacts to special-status resources as well as a final report on the results of construction and any recommendations for improving the process.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-21 Prior to the issuance of a grading permit for ground disturbance, construction or site preparation activities, the applicant shall retain the services of a qualified biologist, approved by the CDFG and Los Angeles County, to conduct appropriately timed focused surveys for spadefoot toad within all portions of the project site containing suitable breeding habitat. If western spadefoot are not identified on the project site, no further measures would be required. Should western spadefoot be identified on the project site, the following measures would be implemented:	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-21 (continued) (a) Under the direct supervision of the qualified biologist, western spadefoot toad habitat shall be created within suitable natural sites on the Newhall Ranch Specific Plan area, outside of the proposed development envelope. The amount of occupied breeding habitat to be impacted by the Landmark Village project shall be replaced at a 2:1 ratio. The actual relocation site design and location shall be approved by CDFG and consist of a shallow excavated pond(s) utilizing an artificial rubber pond liner as a base. The location shall be as far away as possible from any of the homes and roads to be built. The relocation pond(s) shall be designed such that it only supports standing water for several weeks following seasonal rains in order that aquatic predators (i.e., fish, bullfrogs, crayfish, etc.) cannot become established. The size and number of ponds shall be determined by CDFG. Terrestrial habitat surrounding the proposed relocation site shall be as similar in type, aspect, and density to the location of the existing ponds as possible. No site preparation or construction activities shall be permitted in the vicinity of the currently occupied ponds until the design and construction of the pool habitat in preserved areas of the site has been completed and the relocation of all western spadefoot toad adult, tadpoles, and egg masses detected are moved to the created pool habitat to the satisfaction of the monitoring biologist and CDFG.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-21 (continued) (b) Based on appropriate rainfall and temperatures, generally between the months of February and April, the biologist shall conduct a series of surveys in all appropriate habitats within the development envelope prior to the initiation of construction activities. Surveys will include evaluation of all previously documented occupied areas and a reconnaissance level survey of the remaining natural areas of the site. All western spadefoot adults, tadpoles, and egg masses encountered shall be collected and released in identified relocation pond(s) described above. (c) The qualified biologist shall monitor the relocation site for a minimum period of five years, or as otherwise directed by CDFG. Specific monitoring requirements and success criteria shall be approved by CDFG. It is expected that minimum requirements will include annual monitoring during and immediately following peak breeding season such that surveys can be conducted for adults as well as for egg masses, larval and post larval toads. Further, survey data will be provided to CDFG by the monitoring biologist following each monitoring period and a written report summarizing the monitoring results will be provided to CDFG at the end of the monitoring effort. Success criteria for the monitoring program shall include verifiable evidence of toad reproduction at the relocation site.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-22 A pre-ground disturbance survey shall be conducted by a qualified biologist (subject to approval by the County) within 14 days or any disturbance activities in all areas on the project site containing suitable habitat for coast horned lizard, silvery legless lizard, coastal western whiptail, rosy boa, San Bernardino ringneck snake, and coast patch-nosed snake. If any of these species are observed within the disturbance zone, they shall be relocated to a suitable area outside of the disturbance zone. Results of the surveys and relocation efforts shall be provided to CDFG and the County. Collection and relocation of animals shall only occur with the proper scientific collection and handling permits. LV 4.4-23 Grading activities shall be conducted to allow mobile animals the ability to escape the disturbance area into adjacent undisturbed habitat and to prevent creating fragmented islands of habitat that would eventually be cleared/graded. This shall be accomplished through phased grading, in a uniform direction towards habitats that would not be disturbed by the proposed project. The phasing of grading shall be subject to the approval of the County.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-24 Within 30 days of ground disturbance activities associated with construction or grading that would occur during the nesting/breeding season of native bird species potentially nesting on the site (typically March through August in the project region, or as determined by a qualified biologist), the applicant shall have weekly surveys conducted by a qualified biologist to determine if active nests of bird species protected by the Migratory Bird Treaty Act and/or the California Fish and Game Code are present in the disturbance zone or within 300 feet (500 feet for raptors) of the disturbance zone. The surveys shall continue on a weekly basis with the last survey being conducted no more than seven days prior to initiation of disturbance work. If ground disturbance activities are delayed, then additional pre-disturbance surveys shall be conducted such that no more than seven days will have elapsed between the survey and ground disturbance activities	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-24 (continued) If active nests are found, clearing and construction within 300 feet of the nest (500 feet for raptors) shall be postponed or halted, at the discretion of the biologist, until the nest is vacated and juveniles have fledged, as determined by the biologist, and there is no evidence of a second attempt at nesting. Limits of construction to avoid an active nest shall be established in the field with flagging, fencing, or other appropriate barriers, and construction personnel shall be instructed on the sensitivity of nest areas. The biologist shall serve as a construction monitor during those periods when construction activities will occur near active nest areas to ensure that no inadvertent impacts on these nests occur. The results of the surveys, and any avoidance measures taken, shall be submitted to the County of Los Angeles within 30 days of completion of the pre-construction surveys and/or construction monitoring to document compliance with applicable state and federal laws pertaining to the protection of native birds.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-25 Thirty days prior to construction activities, a qualified biologist shall conduct a survey to determine if the burrowing owl is present at the site, and the nesting status of the individuals at the site. If nesting is not occurring, construction work can proceed after any owls have been evacuated from the site using CDFG-approved burrow closure procedures and after alternative nest sites have been provided in accordance with the CDFG Staff Report on Burrowing Owl Mitigation (10-17-95). If nesting is occurring, construction work within 500 feet shall be delayed until fledglings have left the nest (as described in LV 4.4-25). Pre-construction surveys shall only be conducted in areas dominated by field crops and grassland, or if such habitats occur within 500 feet of a construction zone. LV 4.4-26 A pre-ground disturbance survey shall be conducted by a qualified biologist (subject to approval by the County) within 14 days or any disturbance activities in all areas on the project site containing suitable habitat for American badger, San Diego black-tailed jackrabbit and San Diego desert woodrat. If any of these species are observed within the disturbance zone, they shall be relocated to a suitable area outside of the disturbance zone. Results of the surveys and relocation efforts shall be provided to CDFG and the County. Collection and relocation of animals shall only occur with the proper scientific collection and handling permits.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-26 (continued) If active San Diego desert woodrat nests (stick houses) with young are identified within the disturbance zone or within 100 feet of the disturbance zone, a fence shall be erected around the nest site with a 100-foot minimum buffer from construction activities. This buffer may be greater, if determined to be appropriate by the biologist. At the discretion of the biologist, clearing and construction within the fenced area would be postponed or halted until young have left the nest. The biologist shall serve as a construction monitor during those periods when disturbance activities will occur near active nest areas to ensure that no inadvertent impacts on these nests will occur. If San Diego desert woodrats are observed within the grading footprint outside of the breeding period, individuals shall be trapped and relocated to a suitable location on or in proximity to the project site (outside of the disturbance boundary and as approved by the CDFG) by a qualified biologist in possession of a scientific collecting permit. Any stick nests found near captured woodrats shall also be salvaged and relocated into the identified relocation site where captured woodrats are to be released.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-27 No earlier than 20 days prior to any grading activity that would occur during the breeding season of native bat species potentially utilizing the site (April 1 through August 31), a field survey shall be conducted by a qualified biologist (retained by the applicant, with selection reviewed by the County) to determine if active roosts of special-status bats such as pallid bat, western mastiff bat, pocketed free-tail bat, and yuma myotis are present in areas of the project site containing suitable roosting habitat, such as woodlands and buildings. If active maternity roosts are found, construction within 200 feet shall be postponed or halted, at the discretion of the biological monitor, until the roost is vacated and juveniles have fledged, as determined by the biologist. Implementation of this measure would ensure that no loss of active maternity roosts of special-status bat species will occur and, therefore, will reduce impacts on bat species to a less than significant level.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-28 Prior to the issuance of a grading permit, the applicant shall prepare a landscaping plan. This plan will be subject to review and approval by the County and CDFG and will include a plant palette composed of native or non-native non-invasive species that are adapted to the conditions found on the Landmark Village site, without requiring high irrigation rates. Irrigation of perimeter landscaping shall be limited to temporary (i.e., until plants become established) drip irrigation. The landscaping plan will also include a list of invasive plant species prohibited from being planted on the project site. This list of prohibited plants will be compiled in cooperation with a qualified restoration specialist and will be distributed to future occupants of the Landmark Village site. LV 4.4-29 Waste and recycling receptacles that discourage foraging by wildlife species adapted to urban environments shall be installed in common areas and parks throughout the Landmark Village site. LV 4.4-30 The Landmark Village Home Owners Association shall supply educational information to future residents of the Landmark Village site regarding the importance of not feeding wildlife, ensuring that trash (containing food) is not accessible to wildlife, keeping the ground free of fallen fruit from trees and not leaving pet food outside.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.4 BIOTA (continued)		
	LV 4.4-31 Prior to use and placement on the Landmark Village site, all landscaping materials (including organic mulches) shall be inspected and certified "free" of Argentine ants. Preparation of the CC&Rs for the project site shall include language that prohibits the use of anticoagulants on an individual basis as well as part of maintenance of common areas. LV 4.4-32 The Home Owners Association shall fund or otherwise coordinate the regular removal of trash and debris from riparian habitats on or adjacent to the project site. The removal of trash shall be conducted in a manner as to not disturb sensitive habitats. LV 4.4-33 The Home Owners Association shall supply educational information to future residents regarding not allowing cats outdoors or other pets outdoors while unattended. The material shall discuss the presence of native animals (e.g., coyote, bobcat, mountain lion) that could prey on pets and indicate that no actions shall be taken against native animals should they prey on pets allowed outdoors. LV 4.4-34 Dogs shall be required to be leashed while using the designated trail system and shall be prohibited from within protected riparian and upland habitats bordering the tract map site.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.5 FLOODPLAIN MODIFICATIONS		
The hydraulic impacts on sensitive aquatic/riparian resources in the Santa Clara River corridor due to floodplain modifications associated with construction and operation of the proposed Landmark Village project site would be localized, and not cause significant hydrological impacts adjacent to or downstream from the Landmark Village site. On that basis, and given the limited amount of riparian habitat permanently altered by Landmark Village site development, project construction and operation would not significantly impact the unarmored threespine stickleback (*Gasterosteus aculeatus williamsoni*), arroyo toad (*Bufo californicus*), California red-legged frog (*Rana aurora draytonii*), southwestern pond turtle (*Clemmys marmorata pallida*), or two-striped garter snake (Thamnophis hammondii). "Floodplain modifications" associated with the proposed project include the Long Canyon Road Bridge crossing over the river, bank stabilization along portions of the banks of the river, and importing soils from off-site grading areas to remove mostly agricultural land and non-native grasslands by raising these land areas from the floodplain to allow for development and placement of bank protection.	Please refer to **4.2, Hydrology**, of this summary table for a listing of Program EIR mitigation measures pertaining to flood control. No additional mitigation beyond that contained in the Biota section of this EIR (**Section 4.4, Biota**) is required because no significant impacts to biological resources are anticipated due to the bank stabilization, bridge, or changes in the floodplain due to project modifications. Please refer to **4.4, Biota**, of this summary table for a listing of the recommended Biota mitigation measures.	With implementation of the identified mitigation measures, the proposed project's floodplain modification impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.5 FLOODPLAIN MODIFICATIONS (continued)		
Three distinct habitat types are found in the river corridor including: (1) aquatic habitats, consisting of flowing or ponded water; (2) wetland habitats, consisting of emergent herbs rooted in ponded water or saturated soils along the margins of the flowing water; and (3) riparian habitat, consisting of woody vegetation along the margins of the active channel and on the floodplain. Wildlife species associated with these habitats include: (1) the endangered unarmored threespine stickleback (known to be present adjacent to Landmark Village project site); least Bell's vireo (*Vireo bellii pusillus*) (known to occur within Specific Plan), southwestern arroyo toad (known to occur upstream of the Landmark Village project site), southwestern willow flycatcher (*Empidonax traillii extimus*) (not known to be present on Landmark Village project site), and California red-legged frog (not known to be present on Landmark Village project site); and (2) other sensitive, but not endangered, species such as the arroyo chub (*Gila orcutti*), Santa Ana sucker (*Catastomus santaanae*), two-striped garter snake, western spadefoot toad (*spea hammondii*), and southwestern pond turtle (with the exception of the spadefoot toad, all are known to occur within the Specific Plan). The focus of this analysis is on five sensitive species: unarmored threespine stickleback, arroyo toad, California red-legged frog, southwestern pond turtle, and two-striped garter snake.		

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.6 VISUAL QUALITIES		
The Landmark Village project would significantly alter the visual characteristics of the Santa Clara River/SR-126 corridor. Views in Chiquito Canyon would also be significantly altered due to project implementation. While the Landmark Village project, for the most part, is not replacing prominent visual features, such as river vegetation or river bluffs, the images of residential development, roadways, bridges and other human activity would be a significant change from the existing site characteristics. Such development would also introduce sources of outdoor illumination that do not presently exist. Outdoor lighting, such as streetlights and traffic signals, are essential safety features in development projects that involve new streets and intersections, and cannot be eliminated if the proposed project is implemented. Chapters 3 and 4 of the Specific Plan contain Development Regulations and Design Guidelines, respectively, that apply to the Landmark Village project. These regulations and guidelines address grading, lighting, fencing, landscaping, signage, architecture, and site planning for subsequent subdivisions within the Newhall Ranch Specific Plan. Despite such features, the identified significant visual impacts would still result from the change in the visual character of the site from rural to urban. Consequently, such significant visual impacts would remain significant and unavoidable, as found in the Newhall Ranch Specific Plan Program EIR.	SP 4.7-1 In conjunction with the development review process set forth in Chapter 5 of the Specific Plan, all future subdivision maps and other discretionary permits which allow construction shall incorporate the Development Guidelines (Specific Plan, Chapter 3) and Design Guidelines (Specific Plan Chapter 4), and the design themes and view considerations listed in the Specific Plan. SP 4.7-2 In design of residential tentative tract maps and site planning of multifamily areas and Commercial and Mixed-Use land use designations along SR-126, the following Design Guidelines shall be utilized: • Where the elevations of buildings will obstruct the views from SR-126 to the south, the location and configuration of individual buildings, driveways, parking, streets, signs and pathways shall be designed to provide view corridors of the river, bluffs, and the ridge lines south of the river. Those view corridors may be perpendicular to SR-126 or oblique to it in order to provide for views of passengers within moving vehicles on SR-126. • The Community Park between SR-126 and the Santa Clara River shall be designed to promote views from SR-126 of the river, bluffs and ridge lines to the south of the river.	After implementation of the recommended mitigation measures, visual quality impacts would remain significant and unavoidable.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.6 VISUAL QUALITIES (continued)		
	SP 4.7-2 (continued) • Residential Site Planning Guidelines set forth in Section 4.3.1, Residential and Architectural Guidelines, set forth [in] Section 4.4.1, Residential, shall be employed to ensure that the views from SR-126 are aesthetically pleasing and that views of the river, bluffs and ridge lines south of the river are preserved to the extent practicable. • Mixed-Use and the Commercial Site Planning Guidelines set forth in Section 4.3.2 and Architectural Guidelines set forth Section 4.4.2 shall be incorporated to the extent practicable in the design of the Riverwood Village Mixed-Use and Commercial land use designations to ensure that the views from SR-126 are aesthetically pleasing and to preserve views of the river, bluffs and ridge lines south of the river. • Landscape improvements along SR-126 shall incorporate the Landscape Design Guidelines, set forth in Section 4.6 in order to ensure that the views from SR-126 are aesthetically pleasing and to preserve views of the river, bluffs and ridge lines south of the river.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS		
The proposed project would buildout in three phases. Phase 1 is estimated to generate approximately 4,950 average daily traffic (ADT) with approximately 375 tripends occurring in the AM peak hour and approximately 505 tripends occurring in the PM peak hour. Phase 2 (including Phase 1) is estimated to generate approximately 20,700 total ADT with approximately 1,400 tripends occurring in the AM peak hour and approximately 1,900 tripends occurring in the PM peak hour. Finally, Phase 3 is estimated to generate an additional 21,200 ADT for a total of 41,900 ADT at project buildout. At buildout, the project would generate approximately 2,900 tripends in the AM peak hour and 4,100 tripends in the PM peak hour. Approximately 30 percent of the Phase 1 and 2 tripends would be internal tripends. The remaining tripends would be for trips off site.	SP 4.8-1 The applicants for future subdivision maps which permit construction shall be responsible for funding and constructing all on-site traffic improvements except as otherwise provided below. The obligation to construct improvements shall not preclude the applicants' ability to seek local, state, or federal funding for these facilities.	With implementation of the identified mitigation measures, the proposed project's traffic/access impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
The traffic impact analysis, using the County of Los Angeles performance standards, found that the project at buildout would result in a significant impact at the following intersections: **Phases 1 and 2 Combined** • Wolcott/SR-126 • Commerce Center Drive/SR-126 **Phase 3 (Project Buildout)** • Interstate 5 (I-5) Southbound Ramps/SR-126 • Wolcott/SR-126 • Commerce Center Drive/SR-126 • Chiquito-Long Canyon/SR-126 A traffic signal warrant is met at the Chiquito Canyon Road/Long Canyon Road/SR-126 intersection during Phase 1 of the project, and at the Long Canyon Road/"A" Street intersection for project buildout conditions, thereby necessitating a traffic signal at these locations. Mitigation measures are recommended that would reduce the level of impact at all of these intersections to less than significant. No significant impact to CMP intersections or freeways, or on SR-126 or State Route 23 (SR-23) in Ventura County would occur. Significant cumulative traffic impacts in the project study area would occur at the following locations absent mitigation: **Year 2010 Project Buildout and Related Projects** • I-5 Southbound Ramps/SR-126 • I-5 Northbound Ramps/SR-126 • Wolcott/SR-126 • Chiquito-Long Canyon/SR-126 **Long Range Cumulative Forecast** • I-5 south of Magic Mountain Parkway • I-5 south of Rye Canyon Road	SP 4.8-2 Prior to the approval of each subdivision map which permits construction, the applicant for that map shall prepare a transportation performance evaluation which shall indicate the specific improvements for all on-site roadways which are necessary to provide adequate roadway and intersection capacity as well as adequate right-of-way for the subdivision and other expected traffic. Transportation performance evaluations shall be approved by Los Angeles County Department of Public Works according to standards and policies in effect at that time. The transportation performance evaluation shall form the basis for specific conditions of approval for the subdivision. SP 4.8-3 The applicants for future subdivisions shall provide the traffic signals at the 15 locations labeled "B" through "P" in Figure 4.8-17 [of the Newhall Ranch Specific Plan Final EIR] as well as any additional signals warranted by future subdivision design. Signal warrants shall be prepared as part of the transportation performance evaluations noted in Mitigation 4.8-2 [of the Newhall Ranch Specific Plan Final EIR]. SP 4.8-4 All development within the Specific Plan shall conform to the requirements of the Los Angeles County Transportation Demand Management (TDM) Ordinance.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
In addition, year 2020 buildout of the entire Newhall Ranch Specific Plan would contribute to potentially significant cumulative impacts at the following SR-126 intersections in the community of Piru and City of Fillmore in Ventura County: • Center Street and Telegraph Road (SR-126) • E Street and Ventura Street (SR-126) • El Dorado Road and Ventura Street Identified mitigation measures would reduce the project's contribution to the cumulative impacts in Los Angeles County to a level below significant. Mitigation measures also are proposed that would reduce the Specific Plan buildout traffic's contribution to potentially significant cumulative impacts at SR-126 intersections in Piru and Fillmore in Ventura County to a level below significant.	SP 4.8-5 The applicants for all future subdivision maps which permit construction shall consult with the local transit provider regarding the need for, and locations of, bus pull-ins on highways within the Specific Plan area. All bus pull-in locations shall be approved by the Department of Public Works, and approved bus pull-ins shall be constructed by the applicant. SP 4.8-6 Prior to the recordation of the first subdivision map which permits construction, the applicant for that map shall prepare a transportation performance evaluation which shall determine the specific improvements needed to each off-site arterial and related costs in order to provide adequate roadway and intersection capacity for the expected Specific Plan and General Plan buildout traffic trips. The transportation performance evaluation shall be based on the Master Plan of Highways in effect at that time and shall be approved by the Los Angeles County Department of Public Works. The applicant shall be required to fund its fair share of improvements to these arterials, as stated on Table 4.8-18 [of the Newhall Ranch Specific Plan Final EIR]. The applicants total funding obligation shall be equitably distributed over the housing units and non-residential building square footage (i.e., Business Park, Visitor-Serving, Mixed-Use, and Commercial) in the Specific Plan, and shall be a fee to be paid to the County and/or the City at each building permit. For off-site areas within the County unincorporated area, the applicant may construct improvements for credit against or in lieu of paying the fee.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	SP 4.8-7 Each future performance evaluation which shows that a future subdivision map will create significant impacts on SR-126 shall analyze the need for additional travel lanes on SR-126. If adequate lane capacity is not available at the time of subdivision, the applicant of the subdivision shall fund or construct the improvements necessary to serve the proposed increment of development. Construction or funding of any required facilities shall not preclude the applicant's ability to seek state, federal, or local funding for these facilities. SP 4.8-8 Project-specific environmental analysis for future subdivision maps which allow construction shall comply with the requirements of the *Congestion Management Program* in effect at the time that subdivision map is filed.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	SP 4.8-9 Prior to the recordation of the first subdivision map which permits construction, the applicant for that map shall prepare a transportation evaluation including all of the Specific Plan land uses which shall determine the specific improvements needed to the following intersections with SR-126 in the City of Fillmore and community of Piru in Ventura County: "A," "B," "C," "D," and "E" Streets, Old Telegraph, Olive, Central, Santa Clara, Mountain View, El Dorado Road, and Pole Creek (Fillmore), and Main/Torrey and Center (Piru). The related costs of those intersection improvements and the project's fair share shall be estimated based upon the expected Specific Plan traffic volumes. The transportation performance evaluation shall be based on the Los Angeles *County Master Plan of Highways* in effect at that time and shall be approved by the Los Angeles County Department of Public Works. The applicant's total funding obligation shall be equitably distributed over the housing units and non-residential building square footage (i.e., Business Park, Visitor Center, Mixed Use, and Commercial) in the Specific Plan, and shall be a fee to be paid to the City of Fillmore and the County of Ventura at each building permit.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	SP 4.8-10 The Specific Plan is responsible to construct or fund its fair-share of the intersections and interchange improvements indicated on Table 4.8-18 [of the Newhall Ranch Specific Plan Final EIR]. Each future transportation performance evaluation required by Mitigation 4.8-2 [of the Newhall Ranch Specific Plan Final EIR] which identifies a significant impact at these locations due to subdivision map-generated traffic shall address the need for additional capacity at each of these locations. If adequate capacity is not available at the time of subdivision map recordation, the performance evaluation shall determine the improvements necessary to carry Specific Plan generated traffic, as well as the fair share cost to construct such improvements. If the future subdivision is conditioned to construct a phase of improvements which results in an overpayment of the fair-share cost of the improvement, then an appropriate adjustment (offset) to the fees paid to Los Angeles County and/or City of Santa Clarita pursuant to Mitigation Measure 4.8-6 above shall be made. SP 4.8-11 The applicant of the Newhall Ranch Specific Plan shall participate in an Interstate 5 developer fee program, if adopted by the Board of Supervisors for the Santa Clarita Valley. SP 4.8-12 The applicant of the Newhall Ranch Specific Plan shall participate in a transit fee program, if adopted for the entire Santa Clarita Valley by Los Angeles County and City of Santa Clarita.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	SP 4.8-13 Prior to the approval of each subdivision map which permits construction, the applicant for that map shall prepare a traffic analysis approved by the Los Angeles County Department of Public Works. The analysis will assess project and cumulative development (including an existing plus cumulative development scenario under the County's Traffic Impact Analysis Report Guidelines (TIA) and its Development Monitoring System (DMS)). In response to the traffic analysis, the applicant may construct off-site traffic improvements for credit against, or in lieu of paying, the mitigation fees described in Mitigation Measure 4.8-6 [of the Newhall Ranch Specific Plan Final EIR]. If future subdivision maps are developed in phases, a traffic study for each phase of the subdivision map may be submitted to determine the improvements needed to be constructed with that phase of development. LV 4.7-1 The project applicant shall construct all on-site local roadways and intersections to County of Los Angeles codes and regulations. LV 4.7-2 The main access for River [Landmark] Village will be provided from SR-126 via the existing intersections of Wolcott Way and Chiquito Canyon Road. Future phases of the NRSP will provide access to and from south via Long Canyon Road. Unless an updated long-range study is prepared which demonstrates that the intersections will adequately handle the area buildout traffic as at grade intersections, adequate road right of way shall be reserved for future grade separated interchanges at these two locations, as approved in the NRSP.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-3 80. Wolcott/SR-126 - The project applicant shall add a northbound left turn lane and a northbound right turn lane (resulting in 1 northbound left turn lane, 1 northbound through lane and 1 northbound right turn lane) and convert a shared southbound left turn lane/ southbound through lane to a dedicated southbound through lane (for 1 southbound left turn lane, 1 southbound through lane, and 1 southbound right turn lane) and shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. LV 4.7-4 110. Chiquito Canyon-Long Canyon/SR-126 – The project applicant shall add a northbound left turn lane and a northbound right turn lane (for 1 northbound left turn lane, 1 northbound through lane, and 1 northbound right turn lane), add a southbound left turn lane (for 1 southbound left turn lane and 1 shared southbound through lane/southbound right turn lane), and add a westbound left turn lane (for 1 westbound left turn lane, 2 westbound through lanes, and 1 westbound right turn lane) and shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-5 The study is based on the Santa Clarita Valley Consolidated Traffic Model and assumes the following roadway improvements will be in place with Phase I of the project. In accordance with our Traffic Impact Analysis Report Guidelines (TIARG), these improvements shall be made a condition of approval for the project to be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed: - Reconstruct the Golden State (I-5) Freeway/SR-126 Freeway interchange by adding access to eastbound SR-126 from southbound I-5, access to southbound I-5 from westbound SR-126, direct access to northbound I-5 from westbound SR-126, and widening bridge to 8 lanes. - Construct Newhall Ranch Road segment between Vanderbilt Way and Copper Hill Drive/Rye Canyon Road. LV 4.7-6 Although the traffic study prepared for the project determined that a traffic signal is not warranted at the school, the project applicant shall be required to monitor for the possible installation of a traffic signal once the school is fully occupied.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-7 80. Wolcott/SR-126 – The project applicant shall add a northbound left turn lane and 2 northbound right turn lanes (for 1 northbound left turn lane, 1 northbound through lane, and 2 northbound right turn lanes), add a eastbound right turn lane (for 1 eastbound left turn lane, 2 eastbound through lanes, and 1 eastbound right turn lane), and add a second westbound left turn lane (for 2 westbound left turn lanes, 2 westbound through lanes, and 1 westbound right turn lane) and shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. Signals shall be modified to the satisfaction of Public Works. LV 4.7-8 7. I-5 Southbound Ramps/SR-126 – The project applicant shall finance its fair share to add a third westbound through lane (for 3 westbound through lanes and a free flow westbound right turn lane) and shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. [This measure has been completed.]	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-9 80. Wolcott & SR-126 – The project applicant shall add a third east bound through lane (for one east bound left turn lane, three east bound through lanes, and one east bound right turn lane) and shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. LV 4.7-10 110. Chiquito Canyon/Long Canyon & SR-126 – The project applicant shall add a second northbound through lane and a second northbound right turn lane (for one northbound left turn lane, two northbound through lanes, and two northbound right turn lanes). Also add a southbound right turn lane (for one southbound left turn lane, one southbound through lane, and one southbound right turn lane) one eastbound right turn lane (for one eastbound left turn lane, two eastbound through lanes, and one eastbound right turn lane), and a second westbound left turn lane (for two westbound left turn lanes, two westbound through lanes, and one westbound right turn lane) and shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. Signals shall be modified to the satisfaction of Public Works.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-11 7. I-5 Southbound Ramps & SR-126 –The project applicant shall fund a fair share of the cost to add a third southbound lane (for two southbound lanes, one shared southbound left turn lane/one southbound right turn lane, and one dedicated southbound right turn lane), a third and fourth eastbound through lane (for four eastbound through lanes and one free flow eastbound right turn lane), and a fourth westbound through lane (for four westbound through lanes and one free flow westbound right turn lane). (Project share = 38.3 percent). The project may elect to pay by phase as each phase gets recorded: Phase I= 8.3 percent, Phase II= 8.1 percent and Phase III= 21.9 percent)[2] Said improvements shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. [This measure has been completed.]	

[2] Percentage pro-rata calculation figures were determined by the County of Los Angeles, Department of Public Works, written communication of December 9, 2004.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-12 8. I-5 NB Ramps & SR-126 – The project applicant shall fund a fair share of the cost to add a third northbound left turn lane (for three northbound left turn lanes and one northbound right turn lane), a third and fourth eastbound through lane (for four eastbound through lanes and one free flow eastbound right turn lane), and a third westbound through lane (for three westbound through lanes and one free flow westbound right turn lane). (Project Share = 20.8 percent). The project may elect to pay by phase as each phase gets recorded: Phase I= 4.7 percent, Phase II= 4.0 percent and Phase III= 12.1 percent)[3] Said improvements shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. [This measure has been completed.]	

[3] Ibid.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-13 80. Wolcott & SR-126 –The project applicant shall fund a fair share of the cost to add a second southbound left turn lane (for two southbound left turns, one southbound through lane, and one southbound right turn lane), add a second eastbound left turn lane (for two eastbound left turn lanes, three eastbound through lanes, and one eastbound right turn lane), and a third westbound through lane (for two westbound left turn lanes, three westbound through lanes, and one westbound right turn lane). (Project Share = 62.1 percent). The project may elect to pay by phase as each phase gets recorded: Phase I= 12.2 percent, Phase II= 19.3 percent and Phase III= 30.6 percent)[4] Said improvements shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. LV 4.7-14 81, 82, 83 and 94. Commerce Center/SR-126 – The project applicant shall finance its fair share to construct a Grade Separated Interchange (Project Share = 33.8 percent). The project may elect to pay by phase as each phase gets recorded: Phase I= 6.6 percent, Phase II= 9.1 percent and Phase III= 18.1 percent) Said improvements shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed.	

[4] Ibid.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-15 110. Chiquito Canyon/Long Canyon Road & SR-126 –The project applicant shall fund its fair share to add a second northbound left turn lane (for two northbound left turn lanes, two northbound through lanes and two northbound right turn lanes), add a second southbound left turn lane, and second and third southbound through lanes (for two southbound left turn lanes, three southbound through lanes and one southbound right turn lane), add a second eastbound left turn lane and third eastbound through lane (for two eastbound left turn lanes, three eastbound through lanes, and one eastbound right turn lane), and add a third westbound through lane (for two westbound left turn lanes, three westbound through lanes, and one westbound right turn lane). (Project Share = 62 percent) or construct a grade separated crossing to the satisfaction of the County of Los Angeles Department of Public Works. Said improvements shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-16 Prior to issuance of occupancy permits for the elementary school, a painted school pedestrian crossing with associated signing shall be installed across "A" Street and across "U" Street at the elementary school access from "A" Street. Driver behavior shall be monitored as the community develops and, if necessary, additional treatments shall be installed to further enhance the pedestrian crossing. These may include crossing guards at an intersection, such as the "A" Street/"U" Street intersection, and pedestrian activated in-pavement warning lights or overhead flashing lights to identify the pedestrian crossing. These warnings can be configured with automated detection units that would activate the lights automatically given the presence of a pedestrian rather than relying on the children to manually engage the system. LV 4.7-17 Applicable transit mitigation fees shall be paid at the time of final map recordation, unless modified by an approved development agreement. LV 4.7-18 Prior to the commencement of project construction activities, the applicant shall institute construction traffic management controls in accordance with the California Department of Transportation (Caltrans) traffic manual. These traffic management controls shall include measures determined on the basis of site-specific conditions including, as appropriate, the use of construction signs (e.g., "Construction Ahead") and delineators, and private driveway and cross-street closures.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-19 The traffic signals shall be installed at the following intersections. The design and the construction of the traffic signals shall be the sole responsibility of the project. The signals shall be completed at their ultimate design locations and operational to the satisfaction of Public Works concurrently with the installation of the curb, gutter, the first lift of asphalt pavement, and the temporary traffic detection loops, if needed. Phase I: Wolcott Way at Henry Mayo Drive (SR-126) Phase II: Chiquito Canyon Road and Long Canyon Road (Future) at Henry Mayo Drive (SR-126) Phase III: Long Canyon Road at "Y" Street and "A" Street (TT 53108) LV 4.7-20 The developer shall coordinate with and notify the Castaic Union School District (CUSD) that traffic circulation plan and the drop-off/pick-up procedures shall be prepared and submitted to Traffic and Lighting Division for review and approval. We recommend a mechanism for enforcement and levying of noncompliance penalties be included in the plan. The CUSD shall prepare informational packets containing the approved drop-off/pick-up procedures and provide to the parents/guardians of students of the school. The recordation of the phase containing Lot 345 where the school is proposed shall be withheld until the student drop-off/pick-up procedures, the informational packets or brochures, and the revised school site plan have been received and approved by Public Works.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.7 TRAFFIC/ACCESS (continued)		
	LV 4.7-21 The project applicant shall fund fair share capacity augmentation of the segment of I-5 through the Santa Clarita Valley following the examples shown on **Table 4.7-31**. All other development that would impact the affected freeway segments shall also pay a fair share of required funding. LV 4.7-22 Concurrent with issuance of the first building permit for Landmark Village, the project applicant shall submit a one-time payment of $300,000 to the City of Fillmore (City) in Ventura County to fund transportation-related improvements in the City consistent with the March 2000 agreement entered into between The Newhall Land and Farming Company and the City. LV 4.7-23 Concurrent with the issuance of each Newhall Ranch Specific Plan building permit, the project applicant shall pay to the County of Ventura that development's pro-rata share of the entire Newhall Ranch Specific Plan's fair-share (nine percent) of the costs to implement the following roadway improvements at the intersection of Center Street and Telegraph Road (SR-126) in the Ventura County community of Piru: (1) Re-stripe the Center Street southbound approach lane resulting in separate left and right turn lanes; (2) Add a westbound right turn deceleration lane to Telegraph Road; and (3) Install a traffic signal at the intersection when warranted.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE		
Development of the Landmark Village site over a 54-month period would involve clearing and grading of the ground surface, trucks importing approximately 5.8 million cubic yards of fill material, and the building of the proposed improvements. These activities typically involve the temporary use of heavy equipment, smaller equipment, and motor vehicles, which generate both continuous and episodic noise. This noise would primarily affect the occupants of on-site uses constructed in the earlier phases of the development (assuming that the site is occupied in sections as other portions are still under construction) and would be audible to occupants of the off-site Travel Village Recreational Vehicle (RV) Park when construction activities occur. Grading operations at the site and the off-site borrow sites would occur over a 46-week period. Because the Adobe Canyon borrow site is not in close proximity to existing sensitive receptors, grading operations at this site would not result in a significant noise impact. The construction noise would not be audible within the community of Val Verde due to intervening distances and topography.	SP 4.9-1 All construction activity occurring on the Newhall Ranch Specific Plan site shall adhere to the requirements of the "County of Los Angeles Construction Equipment Noise Standards," County of Los Angeles Ordinance No. 11743, §12.08.440 as identified in [Newhall Ranch Specific Plan Program EIR] Table 4.9-3. SP 4.9-2 Limit all construction activities near occupied residences to between the hours of 6:30 AM and 8:00 PM, and exclude all Sundays and legal holidays pursuant to County Department of Public Works, Construction Division standards. SP 4.9-3 When construction operations occur adjacent to occupied residential areas, implement appropriate additional noise reduction measures that include changing the location of stationary construction equipment, shutting off idling equipment, notifying adjacent residences in advance of construction work, and installing temporary acoustic barriers around stationary construction noise sources. SP 4.9-4 Locate construction staging areas on site to maximize the distance between staging areas and occupied residential areas.	Should pile driving be required to construct the Long Canyon Road bridge, and should the project applicant not find it feasible to complete the pile driving prior to occupancy of on-site noise-sensitive uses within 5,000 feet of the pile driving, a short-term significant and unavoidable significant construction noise impact would occur. Furthermore, construction within the utility corridor immediately north of Travel Village RV Park could expose occupants of the RV Park to excessive noise levels during its construction. Even with the mitigation measures in place the resulting noise levels may continue to exceed the applicable thresholds, resulting in a significant and unavoidable impact.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
On-site occupants who would have an uninterrupted line of sight to the construction noise sources could be exposed to increased noise levels during construction, resulting in potentially significant impacts unless mitigated. Noise impacts from these construction activities would be less than significant at the Travel Village RV Park. However, occupants of the RV Park could be exposed to excessive noise levels during utility corridor construction, resulting in significant impacts as construction activity occurs adjacent to the Park. Although mitigation is recommended to reduce these impacts, the resulting noise levels may continue to exceed the applicable thresholds, resulting in a significant and unavoidable impact. On-site construction noise would not be audible at the community of Val Verde due to distances between the site and the community of Val Verde, the intervening topography that would attenuate on-site noise, and traffic noise along SR-126 that would "drown out" on-site construction noise to the north. In the event construction of the Long Canyon Road Bridge requires pile driving into the bed of the Santa Clara River, the noise levels associated with these activities would be audible to occupants of on-site uses constructed prior to the bridge, and would exceed County noise thresholds within 5,000 feet of the pile-driving activities. Therefore, if it is not feasible to complete the pile driving prior to occupancy of on-site noise sensitive residential uses located within 5,000 feet of the pile-driving activities, a short-term significant and unavoidable construction noise impact would occur. If pile drilling were utilized instead of pile driving, short-term noise impacts would be significant and unavoidable at noise sensitive uses located within 1,600 feet of the pile-drilling activities.	SP 4.9-5 Where new single-family residential buildings are to be constructed within an exterior noise contour of 60 dB(A) CNEL or greater, or where any multi-family buildings are to be constructed within an exterior noise contour of 65 dB(A) CNEL or greater, an acoustic analysis shall be completed prior to approval of building permits. The acoustical analysis shall show that the building is designed so that interior noise levels resulting from outside sources will be no greater than 45 dB(A) CNEL. SP 4.9-6 For single-family residential lots located within the 60 dB(A) CNEL or greater noise contour, an acoustic analysis shall be submitted prior to tentative approval of the subdivision. The acoustic analysis shall show that exterior noise in outdoor living areas (e.g., back yards, patios, etc.) will be reduced to 60 dB(A) CNEL or less. (The noise impacts analysis presented in this EIR **Section 4.8**, and the accompanying technical report presented in **Appendix 4.8**, provide the acoustic analysis required by this mitigation measure.)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
Sound levels from long-range traffic volumes along SR-126 and on proposed "A" Street would exceed the thresholds of significance for noise sensitive uses proposed along these roadways within the project boundaries. With implementation of the recommended mitigation measures, noise impacts at these noise sensitive uses would be reduced to levels below significant. Upon buildout, the project would not result in point-source noise impacts to off-site locations. However, future traffic along SR-126, with and without the project, would cause mobile source noise levels at the Travel Village RV Park to exceed 70.0 decibels on an A-weighted scale (dB(A)) community noise equivalent level (CNEL) by 2010. Pursuant to Mitigation Measure 4.9-14 from the Newhall Ranch Specific Plan Program EIR, once noise levels reach 70 dB(A) CNEL at certain locations on the RV Park site, the project applicant will be required to mitigate highway noise levels at Travel Village to 70 dB(A) or less. Point sources of noise from the proposed on-site parks would include ball fields used during evening hours by the school and/or intramural events that could last for more than several hours. Noises typical of such uses would be from parking lots, participants and observers, loud speakers, etc. Noise levels from these activities could exceed the County Noise Ordinance at residences within Landmark Village that are proposed in close proximity to the school and the public parks, resulting in a significant impact on the residents unless mitigated.	SP 4.9-7 For multi-family residential lots located within the 65 dB(A) CNEL or greater noise contour, an acoustic analysis shall be submitted prior to tentative approval of the subdivision. The acoustic analysis shall show that exterior noise in outdoor living areas (e.g., back yards, patios, etc.) will be reduced to 65 dB(A) CNEL or less. (The noise impacts analysis presented in this EIR **Section 4.8**, and the accompanying technical report presented in **Appendix 4.8**, provide the acoustic analysis required by this mitigation measure.) SP 4.9-8 For school sites located within the 70 dB(A) CNEL or greater noise contour, an acoustic analysis shall be submitted prior to tentative approval of the subdivision. The acoustic analysis shall show that noise at exterior play areas will be reduced to 70 dB(A) CNEL or less. (The noise impacts analysis presented in this EIR **Section 4.8**, and the accompanying technical report presented in **Appendix 4.8**, provide the acoustic analysis required by this mitigation measure.) SP 4.9-9 All residential air conditioning equipment installed within the Newhall Ranch Specific Plan site shall adhere to the requirements of the County of Los Angeles Residential Air Conditioning and Refrigeration Noise Standards, County of Los Angeles Ordinance No. 11743, §12.08.530.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	SP 4.9-10 All stationary and point sources of noise occurring on the Newhall Ranch Specific Plan site shall adhere to the requirements of the County of Los Angeles Ordinance No. 11743, §12.08.390 as identified in Table 4.9-2, County of Los Angeles Exterior Noise Standards for Stationary and Point Noise Sources. SP 4.9-11 Loading, unloading, opening, closing, or other handling of boxes, crates, containers, building materials, garbage cans or similar objects between the hours of 10:00 PM and 6:00 AM in such a manner as to cause a noise disturbance is prohibited in accordance with the County of Los Angeles Ordinance No. 11743, §12.08.460. SP 4.9-12 Loading zones and trash receptacles in commercial and Business Park areas shall be located away from adjacent residential areas, or provide attenuation so that noise levels at residential uses do not exceed the standards identified in §12.08.460 of the Ordinance No. 11743. SP 4.9-13 Not applicable. SP 4.9-14 After the time that occupancy of uses on the Newhall Ranch Specific Plan site occurs, AND when noise levels at the Travel Village RV Park reach 70 dB(A) CNEL at locations where recreational vehicles are inhabited, the applicant shall construct a noise abatement barrier to reduce noise levels at the RV Park to 70 dB(A) CNEL or less.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	SP 4.9-15 Despite the absence of a significant impact, applicants for all building permits of Residential, Mixed-Use, Commercial, and Business Park land uses (Project) shall pay to the Santa Clara Elementary School District, prior to issuance of building permits, the project's pro rata share of the cost of a sound wall to be located between SR-126 and the Little Red School House. The project's pro rata share shall be determined by multiplying the estimated cost of the sound wall by the ratio of the project's estimated contribution of ADTs on SR-126 at the Little Red School House (numerator) to the total projected cumulative ADT increase at that location (denominator). The total projected cumulative ADT increase shall be determined by subtracting the existing trips on SR-126 from the projected cumulative trips as shown in Table 1 of **Topical Response 5**: Traffic Impacts to State and Local Roads in Ventura County after adding the total Newhall Ranch ADT traveling west of the City of Fillmore. (Prior to the issuance of building permits for Landmark Village, the project applicant shall calculate and pay to the Santa Clara Elementary School District the pro-rata share of the cost to construct the subject sound wall. See, EIR **Section 4.5**, which determined that the Landmark Village project at buildout in 2010 would generate 105 ADTs on SR-126 at the Little Red School House (EIR **Table 4.7-22**). **Section 4.5** also determined that the 2010 ADT on SR-126 at the Little Red School House would be 35,000 (EIR **Table 4.7-22**).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	SP 4.9-16 Despite the absence of a significant impact, the applicant for all building permits of Residential, Mixed-Use, Commercial and Business Park land uses (Project) shall participate on a fair-share basis in noise attenuation programs developed and implemented by the City of Moorpark to attenuate vehicular noise on SR-23 just north of Casey Road for the existing single-family homes which front SR-23. The mitigation criteria shall be to reduce noise levels to satisfy state noise compatibility standards. The project's pro rata share shall be determined by multiplying the estimated cost of attenuation by the ratio of the project's estimated contribution of ADTs on SR-23 north of the intersection of SR-23 and Casey Road (numerator) to the total projected cumulative ADT increase at that location (denominator). The total projected cumulative ADT increase shall be determined by subtracting the existing trips on SR-23 north of Casey Road from the projected cumulative trips as shown in Topical Response 5 – Traffic Impacts of the Program EIR to State and Local Roads in Ventura County after adding the total Newhall Ranch ADT traveling south of the City of Fillmore. (Prior to the issuance of building permits for Landmark Village, the project applicant shall calculate and pay to the City of Moorpark noise attenuation program the project's pro rata share of the estimated cost of attenuation. See, EIR Section **4.5**, which determined that the Landmark Village project at buildout in 2010 would generate 10 ADTs on SR-23 north of Casey Road (EIR **Table 4.7-22**). **Section 4.5** also determined that the 2010 ADT on SR-23 at north of Casey Road would be 8,000 (EIR **Table 4.7-22**).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	SP 4.9-17 Prior to the approval of any subdivision map which permits construction within the Specific Plan area, the applicant for that map shall prepare an acoustical analysis assessing project and cumulative development (including an existing plus project analysis, and an existing plus cumulative development analysis including the project). The acoustical analysis shall be based upon state noise land use compatibility criteria and shall be approved by the Los Angeles County Department of Health Services. (**Section 4.8** of this EIR and the accompanying technical report (**Appendix 4.8**) provide the acoustical analysis required by this mitigation measure.) In order to mitigate any future impacts resulting from the project's contribution to significant cumulative noise impacts to development in existence as of the adoption of the Newhall Ranch Specific Plan and caused by vehicular traffic on off-site roadways, the applicant for building permits of Residential, Mixed-Use, Commercial, Visitor Serving and Business Park land uses shall, prior to issuance of building permits, pay a fee to Los Angeles County, Ventura County, the City of Fillmore or the City of Santa Clarita. The amount of the fee shall be the project's fair-share under any jurisdiction-wide or Santa Clarita Valley-wide noise programs adopted by any of the above jurisdictions. (This measure is not applicable to the Landmark Village project because the project does contribute significant unmitigated cumulative noise impacts and no jurisdiction-wide noise programs have been adopted by the County.)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8-1 The project applicant, or its designee, shall not undertake construction activities that can generate noise levels in excess of the County's Noise Ordinance on Sundays or legal holidays. LV 4.8-2 When construction operations occur in close proximity to on- or off-site occupied residences, and if it is determined by County staff during routine construction site inspections that the construction equipment could generate a noise level at the residences that would be in excess of the Noise Ordinance, the project applicant or its designee shall implement appropriate additional noise reduction measures. These measures shall include, among other things, changing the location of stationary construction equipment, shutting off idling equipment, notifying residents in advance of construction work, and installing temporary acoustic barriers around stationary construction noise sources.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8-3 Prior to construction of the utility corridor north of the Travel Village RV Park, the project applicant or its designee shall erect solid construction and continuous temporary noise barriers south of the utility corridor north of the RV Park without blocking ingress/egress at the Park. Prior to issuance of the construction permit for the utility corridor, a qualified acoustic consultant shall be retained to specify the placement and height of the noise barriers in order to maximize their effectiveness in attenuating noise levels. Construction activities north of the RV Park shall comply with the Los Angeles County Noise Ordinance; stationary construction equipment shall be placed as far away from occupied spaces within the RV Park, and equipment shall not be permitted to idle. A qualified acoustic consultant shall be retained to monitor construction noise once a month at occupied RV spaces to ensure noise levels are in compliance with the County's Noise Ordinance for the duration of the construction.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8-4 To the extent feasible, the project developer shall utilize cast-in-drilled-hole piles in lieu of pile driving if residential units are constructed within 5,000 feet of the Long Canyon Bridge prior to any pile driving activity. Pile drilling is an alternate method of pile installation where a hole is drilled into the ground up to the required elevations and concrete is then cast into it. The estimated noise level of pile drilling at 50 feet is 80 to 95 dB(A) Equivalent Continuous Noise Level (L_{eq}) compared to 90 to 105 dB(A) L_{eq} of conventional pile driving.[5] Therefore, pile drilling generally produces noise levels approximately 10 to 15 decibels lower than pile driving. LV 4.8-5 To mitigate noise impacts on Lots 8 to 12 and Lots 20 to 24 from traffic along "A" Street, the project applicant or its designee shall, prior to occupancy, construct a minimum 6-foot wall along the northern property lines of these lots. LV 4.8-6 To mitigate noise impacts on Lots 115 to 128, 146 to 152, 188, and 313 from traffic along "A" Street, the project applicant or its designee shall, prior to occupancy, construct a minimum 5-foot wall along the northern property lines of these lots. The 5-foot wall shall wrap around the entire length of the eastern boundary of Lot 152.	

[5] U.S. Environmental Protection Agency, *Noise from Construction Equipment and Operations, Building Equipment, and Home Appliances*, December 1971.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8-7 To mitigate noise impacts on Lots 325, 326, 349, and 350 (condominiums and apartments east of Wolcott Road) from traffic along SR-126, the project applicant or its designee shall, prior to occupancy, construct a 7-foot berm/solid wall at top of slope along northern edge of Lots 326, 325, 349 and 350, to the northwestern corner of Lot 349. The berm/wall shall be continuous with no breaks or gaps. LV 4.8-8 To mitigate noise impacts on Lots 343 and 377 (condominium) and on Lot 376 (apartment east of Long Canyon Road) from SR-126, the project applicant or its designee shall, prior to occupancy, construct an 8-foot berm/solid wall along the northern edge of Lots 380, 381, 379, and 360. The berm/wall shall be continuous with no openings or gaps. LV 4.8-9 Prior to occupancy of Lot 346 (condominium west of Wolcott Road), the project applicant or its designee, shall construct an 8-foot berm/solid wall along the eastern boundary of Lot 346 to mitigate delivery truck traffic noise from Lot 347 (mixed use commercial).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8-10 To mitigate noise impacts on Lot 346 (condominiums west of Wolcott Road) from SR-126 the project applicant or its designee shall, prior to occupancy, construct a 10-foot berm/solid wall along the northern edge of Lot 346 from its northeastern corner to a point approximately 325 feet to the west along the lot line. From this point, a 10-foot berm/solid wall shall be constructed through Lot 383 (open space) to the edge of the Caltrans right-of-way where the wall shall continue westerly to the northwestern corner of Open Space Lot 383. The wall shall be continuous with no openings or gaps. LV 4.8-11 Prior to occupancy of Lot 346 (condominium west of Wolcott Road), the project applicant or its designee, shall construct an 8-foot berm/solid wall along the eastern boundary of Lot 346 to mitigate delivery truck traffic noise from Lot 347 (mixed use commercial). LV 4.8-12 To mitigate delivery truck and other noises from the commercial center west of Long Canyon Road on Lot 354 (apartments west of Long Canyon Road), the project applicant or its designee shall, prior to occupancy, construct an 8-foot berm/solid wall along the eastern perimeter of Lot 354.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8-13 To mitigate noise impacts on Lot 354 (apartments west of Long Canyon Road) from SR-126, the project applicant or its designee shall, prior to occupancy, construct a 9-foot berm/solid wall along the northern boundary of Lot 354, and along the northern 200 feet of the western lot line. To preserve views of the Santa Clara River, 0.625-inch Plexiglas or transparent material with equivalent or better acoustic value may be incorporated into the wall design. In lieu of constructing the 9-foot berm/solid wall, the parcel shall be developed so that frequent use areas, including balconies, are placed toward the interior of the lot and fully shielded from noise from SR-126 by the apartment structure. LV 4.8-14 To mitigate noise impacts on Lot 376 (apartments east of Long Canyon Road) from delivery truck and other noise from the commercial center proposed east of Long Canyon Road, the project applicant or its designee shall, prior to occupancy, construct an 8-foot berm/solid wall along the western boundary of Lot 376. LV 4.8-15 Residences within mixed-use commercial areas shall be discouraged within 500 feet of the centerline of SR-126. Residences that do occur within mixed use commercial lots shall be set back as far as possible from SR-126, Wolcott Road, Long Canyon Road, and "A" Street in order to minimize the need for acoustic insulation of the units. When the plot plan for the commercial center is complete, acoustic analyses shall be conducted by a qualified acoustic consultant to ensure that interior noise levels of any residences within the commercial center can be feasibly reduced to 45 dB(A).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8.16 Balconies with direct lines of sight to SR-126, Wolcott Road, Long Canyon Road, and/or "A" Street shall be discouraged from exposure to exterior noise levels greater than the 60 dB(A) CNEL standard for single-family residences or the 65 dB(A) CNEL standard for multi-family residences through architectural or site design. Alternatively, balconies shall be enclosed by solid noise barriers, such as 0.375-inch glass or 0.625-inch Plexiglas to a height specified by a qualified noise consultant. LV 4.8-17 All single-family and multi-family structures, including multi-family units incorporated into commercial centers, within 500 feet of SR-126 and all residential units with direct lines of sight to SR-126, Wolcott Road, Long Canyon Road, and/or "A" Street shall incorporate the following into the exterior wall that faces onto those roadways: (a) All windows, both fixed and operable, shall consist of either double-strength glass or double-paned glass. All windows facing sound waves generated from the mobile source noise shall be manufactured and installed to specifications that prevent any sound from window vibration caused by the noise source. (b) Doors shall be solid core and shall be acoustically designed with gasketed stops and integral drop seals. (c) If necessitated by the architectural design of a structure, special insulation or design features shall be installed to meet the required interior ambient noise level.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.8 NOISE (continued)		
	LV 4.8-18 Air conditioning units shall be installed to serve all living areas of all residences incorporated into commercial centers, and those with direct lines of sight to SR-126, and/or "A" Street so that windows may remain closed without compromising the comfort of the occupants.	

Environmental Impact	Mitigation Measures		Level of Significance After Mitigation
4.9 AIR QUALITY			
Implementation of the Landmark Village project would generate both construction and operational air pollutant emissions. Construction-related emissions would be generated by on-site stationary sources, on- and off-road heavy-duty construction vehicles, and construction worker vehicles. Operation-related emissions would be generated by on-site and off-site stationary sources and by mobile sources. During project construction, emissions of carbon monoxide (CO), volatile organic compounds (VOC), and oxides of nitrogen (NO_x) would exceed the thresholds of significance recommended by the South Coast Air Quality Management District (SCAQMD) for all but one construction subphase. The analysis of local significance threshold (LST) impacts suggests that PM_{10} emissions could exceed the limitations in SCAQMD Rule 403. While the nitrogen dioxide (NO_2) concentrations exceed the LST thresholds, the California Ambient Air Quality Standards (CAAQS) would be exceeded only if (1) the actual background concentrations were as high as those on which the LSTs thresholds are based during the worst-case construction day,; (2) the amount of construction activity (e.g., number and types of equipment, hours of operation) assumed in this analysis actually occurred,; and (3) the meteorological conditions in the data set used in the dispersion modeling analysis occurred in the vicinity of the project site on the worst-case construction day. At project buildout, operational emissions of CO, VOC, NO_x, and PM_{10} would exceed SCAQMD thresholds, primarily due to mobile source emissions in the summertime and to mobile source and wood-burning fireplace emissions in the wintertime.	SP 4.10-1	The Specific Plan will provide Commercial and Service Uses in close proximity to residential subdivisions. (The Landmark Village project provides Commercial and Service Uses in close proximity to residential subdivisions).	No feasible mitigation exists that would reduce construction and operational emissions to below the SCAQMD's recommended thresholds of significance. The project's construction-related emissions of VOC, NO_x, and PM_{10}, and operation-related emissions of CO, VOC, and NO_x are considered significant and unavoidable.
	SP 4.10-2	The Specific Plan will locate residential uses in close proximity to Commercial Uses, Mixed-Uses, and Business Parks. (The Landmark Village project locates residential uses in close proximity to Commercial Uses and Mixed Uses).	
	SP 4.10-3	Bus pull-ins will be constructed throughout the Specific Plan site. (The Landmark Village project provides for bus pull-ins at designated locations).	
	SP 4.10-4	Pedestrian facilities, such as sidewalks, and community regional, and local trails, will be provided throughout the Specific Plan site. (Pedestrian facilities, such as sidewalks, bike paths, and trails, will be constructed throughout the Landmark Village project, with future connections to other on-site and off-site future developments and designated trails).	
	SP 4.10-5	Roads with adjacent trails for pedestrian and bicycle use will be provided throughout the Specific Plan site connecting the individual Villages and community. (Roads with adjacent trails for pedestrian and bicycle use will be provided throughout the Landmark Village project site with future connections to future developments within Newhall Ranch).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
No project land use would be exposed to CO hotspots and the project would not cause a CO hotspot at other locations of sensitive receptors in the project study area. In addition, population growth attributed to the project is consistent with the approved Newhall Ranch Specific Plan and is within growth forecasts contained in the 2001 Regional Transportation Plan (2001 RTP) prepared by the Southern California Association of Governments (SCAG). The 2001 RTP forms the basis for the land use and transportation control portions of the 2003 AQMP. Because the project is within the growth forecasts for the region, it would, consequently, be consistent with the 2003 AQMP, indicating that it would not jeopardize attainment of state and federal ambient air quality standards in the Santa Clarita Valley or throughout the South Coast Air Basin (the Basin).	SP 4.10-5 (continued) Each future subdivision proposed in association with the Newhall Ranch Specific Plan shall implement the following if found applicable and feasible for that subdivision: ***Grading*** a. Apply non-toxic soil stabilizers according to manufacturers' specification to all inactive construction areas (previously graded areas inactive for 10 days or more). b. Replace groundcover in disturbed areas as quickly as possible. c. Enclose, cover, water twice daily, or apply non-toxic soil binders according to manufacturers' specifications, to exposed piles (i.e., gravel, sand, dirt) with 5 percent or greater silt content. d. Water active sites at least twice daily. e. Suspend all excavating and grading operations when wind speeds (as instantaneous gusts) exceed 25 mph. f. Monitor for particulate emissions according to district-specified procedures. g. All trucks hauling dirt, sand, soil, or other loose materials are to be covered or should maintain at least 2 feet of freeboard (i.e., minimum vertical distance between top of the load and the top of the trailer) in accordance with the requirements of CVC Section 23114.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-5 (continued) ***Paved Roads*** h. Sweep paved streets at the end of the day if visible soil material is carried onto adjacent public paved roads (recommend water sweepers with reclaimed water). i. Install wheel washers where vehicles enter and exit unpaved roads onto paved roads, or wash off trucks and any equipment leaving the site each trip. ***Unpaved Roads*** j. Apply water three times daily, or non-toxic soil stabilizers according to manufacturers' specifications, to all unpaved parking or staging areas or unpaved road surfaces. k. Reduce traffic speeds on all unpaved roads to 15 mph or less. l. Pave construction roads that have a traffic volume of more than 50 daily trips by construction equipment, 150 total daily trips for all vehicles. m. Pave all construction access roads at least 100 feet on to the site from the main road. n. Pave construction roads that have a daily traffic volume of less than 50 vehicular trips.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-7 Prior to the approval of each future subdivision proposed in association with the Newhall Ranch Specific Plan, each of the construction emission reduction measures indicated below (and in Tables 11-2 and 11-3 of the SCAQMD's *CEQA Air Quality Handbook*, as amended) shall be implemented if found applicable and feasible for that subdivision: **On-Road Mobile Source Construction Emissions** a. Configure construction parking to minimize traffic interference. b. Provide temporary traffic controls when construction activities have the potential to disrupt traffic to maintain traffic flow (e.g., signage, flag person, detours). c. Schedule construction activities that affect traffic flow to off-peak hours (e.g., between 7:00 PM and 6:00 AM and between 10:00 AM and 3:00 PM). d. Develop a trip reduction plan to achieve a 1.5 average vehicle ridership (AVR) for construction employees. e. Implement a shuttle service to and from retail services and food establishments during lunch hours.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-7 (continued) **On-Road Mobile Source Construction Emissions (continued)** f. Develop a construction traffic management plan that includes the following measures to address construction traffic that has the potential to affect traffic on public streets: - Rerouting construction traffic off congested streets; - Consolidating truck deliveries; and - Providing temporary dedicated turn lanes for movement of construction trucks and equipment on and off of the site. g. Prohibit truck idling in excess of two minutes. **Off-Road Mobile Source Construction Emissions** d. Use methanol-fueled pile drivers. e. Suspend use of all construction equipment operations during second stage smog alerts. f. Prevent trucks from idling longer than two minutes. g. Use electricity from power poles rather than temporary diesel-powered generators. h. Use electricity from power poles rather than temporary gasoline-powered generators. i. Use methanol- or natural gas-powered mobile equipment instead of diesel. j. Use propane- or butane-powered on-site mobile equipment instead of gasoline.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-8 The applicant of future subdivisions shall implement all rules and regulations adopted by the Governing Board of the SCAQMD which are applicable to the development of the subdivision (such as Rule 402 – Nuisance, Rule 461 – Gasoline Transfer And Dispensing, Rule 1102 – Petroleum Solvent Dry Cleaners, Rule 1111 – NO_x Emissions from Natural Gas-Fired, Fan-Type Central Furnaces, Rule 1138 – Control Of Emissions From Restaurant Operations, Rule 1146 – Emissions of Oxides of Nitrogen from Industrial, Institutional, and Commercial Boilers, Steam Generators, and Process Heaters) and which are in effect at the time of occupancy permit issuance.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-9 Prior to the approval of each future subdivision proposed in association with the Newhall Ranch Specific Plan, each of the operational emission reduction measures indicated below (and in Tables 11-6 and 11-7 of the SCAQMD's CEQA *Air Quality Handbook*, as amended) shall be implemented if found applicable and feasible for that subdivision. **On Road Mobile Source Operational Emissions** ***Residential Uses*** b. Establish shuttle service from residential subdivision to commercial core areas. c. Construct on-site or off-site bus stops (e.g., bus turnouts, passenger benches, and shelters). d. Construct off-site pedestrian facility improvements, such as overpasses and wider sidewalks. e. Include retail services within or adjacent to residential subdivisions. f. Provide shuttles to major rail transit centers or multi-modal stations. g. Contribute to regional transit systems (e.g., right-of-way, capital improvements, etc.). h. Synchronize traffic lights on streets impacted by development. i. Construct, contribute, or dedicate land for the provision of off-site bicycle trails linking the facility to designated bicycle commuting routes.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-9 (continued) ***Commercial Uses*** j. Provide preferential parking spaces for carpools and vanpools and provide 7′2″ minimum vertical clearance in parking facilities for vanpool access. k. Implement on-site circulation plans in parking lots to reduce vehicle queuing. l. Improve traffic flow at drive-throughs by designing separate windows for different functions and by providing temporary parking for orders not immediately available for pickup. m. Provide video-conference facilities. n. Set up resident worker training programs to improve job/housing balance. s. Implement a lunch shuttle service from a worksite(s) to food establishments. w. Establish a home-based telecommuting program. x. Provide on-site child care and after-school facilities or contribute to off-site development within walking distance. y. Require retail facilities or special event centers to offer travel incentives such as discounts on purchases for transit riders. z. Provide on-site employee services such as cafeterias, banks, etc. aa. Establish a shuttle service from residential core areas to the worksite. ab. Construct on-site or off-site bus stops (e.g., bus turnouts, passenger benches, and shelters).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-9 (continued) ***Commercial Uses (continued)*** ac. Implement a pricing structure for single-occupancy employee parking and/or provide discounts to ridesharers. ad. Include residential units within a commercial project. ae. Utilize parking in excess of code requirements as on-site park-n-ride lots or contribute to construction of off-site lots. af. Any two of the following: - Construct off-site bicycle facility improvements, such as bicycle trails linking the facility to designated bicycle commuting routes, or on-site improvements, such as bicycle paths. - Include bicycle parking facilities, such as bicycle lockers and racks. - Include showers for bicycling employees' use. ag. Any two of the following: - Construct off-site pedestrian facility improvements, such as overpasses, wider sidewalks. - Construct on-site pedestrian facility improvements, such as building access which is physically separated from street and parking lot traffic and walk paths. - Include showers for pedestrian employees' use.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-9 (continued) ***Commercial Uses (continued)*** ah. Provide shuttles to major rail transit stations and multi-modal centers. ai. Contribute to regional transit systems (e.g., right-of-way, capital improvements, etc.). aj. Charge visitors to park. ak. Synchronize traffic lights on streets impacted by development. al. Reschedule truck deliveries and pickups to off-peak hours. am. Set up paid parking systems where drivers pay at walkup kiosk and exit via a stamped ticket to reduce emissions from queuing vehicles. an. Require on-site truck loading zones. ao. Implement or contribute to public outreach programs. ap. Require employers not subject to Regulation XV (now Rule 2202) to provide commuter information area.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-9 (continued) **Stationary Source Operational Emissions** ***Residential*** br. Use solar or low emission water heaters. bs. Use central water heating systems. bt. Use built-in energy-efficient appliances. bu. Provide shade trees to reduce building heating/cooling needs. bv. Use energy-efficient and automated controls for air conditioners. bw. Use double-paned windows. bx. Use energy-efficient low-sodium parking lot lights. by. Use lighting controls and energy-efficient lighting. bz. Use fuel cells in residential subdivisions to produce heat and electricity. (This measure is not yet considered technically or economically feasible. There are presently no commercially available fuel cell applications for individual home use at a reasonable cost.)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-9 (continued) **Stationary Source Operational Emissions (continued)** ***Residential (continued)*** ca. Orient buildings to the north for natural cooling and include passive solar design (e.g., daylighting). cb. Use light-colored roofing materials to reflect heat. cc. Increase walls and attic insulation beyond Title 24 requirements ***Commercial Uses*** cd. Use solar or low emission water heaters. ce. Use central water heating systems. cf. Provide shade trees to reduce building heating/cooling needs. cg. Use energy-efficient and automated controls for air conditioners. ch. Use double-paned windows. ci. Use energy-efficient low-sodium parking lot lights. cj. Use lighting controls and energy-efficient lighting. ck. Use light-colored roofing materials to reflect heat. cl. Increase walls and attic insulation beyond Title 24 requirements. cm Orient buildings to the north for natural cooling and include passive solar design (e.g., daylighting).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-10 All non-residential development of 25,000 gross square feet or more shall comply with the County's Transportation Demand Management (TDM) Ordinance (Ordinance No. 93-0028M) in effect at the time of subdivision. The sizes and configurations of the Specific Plan's non-residential uses are not known at this time and the Ordinance specifies different requirements based on the size of the project under review. All current provisions of the ordinance are summarized in **Appendix 4.10**. SP 4.10-11 Subdivisions and buildings shall comply with Title 24 of the California Code of Regulations which are current at the time of development. SP 4.10-12 Lighting for public streets, parking areas, and recreation areas shall utilize energy efficient light and mechanical, computerized or photo cell switching devices to reduce unnecessary energy usage. SP 4.10-13 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	SP 4.10-14 The sellers of new residential units shall be required to distribute brochures and other relevant information published by the SCAQMD or similar organization to new homeowners regarding the importance of reducing vehicle miles traveled and related air quality impacts, as well as on local opportunities for public transit and ridesharing. LV 4.9-1 Maintain construction equipment and vehicle engines in good condition and in proper tune as per manufacturers' specifications and per SCAQMD rules, to minimize exhaust emissions. LV 4.9-2 All on-road and off-road construction equipment shall use aqueous fuel, to the extent feasible, as determined by the County of Los Angeles.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	LV 4.9-3 All on-road and off-road construction equipment shall employ cooled exhaust gas recirculation technology, to the extent feasible, as determined by the County of Los Angeles. Cooled exhaust gas recirculation (EGR) reduces CO, VOC, NO_x, and PM_{10} emissions as follows: Oxygen is required for fuel to be consumed in a combustion engine. The high temperatures found within combustion engines cause nitrogen in the surrounding air to react with any unused oxygen from the combustion process to form NO_x. EGR technology directs some of the exhaust gases that have already been used by the engine and no longer contain much oxygen back into the intake of the engine. By mixing the exhaust gases with fresh air, the amount of oxygen entering the engine is reduced. Since there is less oxygen to react with, fewer nitrogen oxides are formed and the amount of nitrogen oxides that a vehicle releases into the atmosphere is decreased. Based on information provided in the URBEMIS2002 model for its use in construction equipment, cooled exhaust gas recirculation technology can reduce CO and VOC emissions by 90 percent, NO_x emissions by 40 percent and PM_{10} emissions by 85 percent. LV 4.9-4 All on-road and off-road construction equipment shall employ diesel particulate filters, which can reduce PM_{10} emissions from construction equipment by as much as 80 percent based on information provided in the URBEMIS2002 model.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.9 AIR QUALITY (continued)		
	LV 4.9-5 Any dry cleaners proposing to locate on site shall utilize the services of off-site cleaning operations at already SCAQMD-permitted locations. No on-site dry cleaning operations shall be permitted within Landmark Village. LV 4.9-6 The project developer(s) shall coordinate with Santa Clarita Transit to identify appropriate bus stop/turnout locations. LV 4.9-7 Kiosks containing transit information shall be constructed by the project applicant adjacent to selected future bus stops prior to initiation of bus service to the site. LV 4.9-8 Wood-burning fireplaces and stoves shall be prohibited in all residential units. Use of wood in fireplaces shall be prohibited through project Covenants, Codes & Restrictions (CC&Rs).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES		
The proposed Landmark Village project would generate a total water demand of 1,038 acre-feet per year (afy), 702 afy of potable water demand, and 336 afy of non-potable demand. The proposed project's potable water demand (702 afy) would be met by the Valencia Water Company through the use of the project applicant's rights to 7,038 afy of groundwater from the Alluvial aquifer. Non-potable water demand (336 afy) would be met through the use of recycled (reclaimed) water from the initial phase of the Newhall Ranch Water Reclamation Plant (WRP), with build-out of the WRP occurring over time as demand for treatment increases with implementation of the Newhall Ranch Specific Plan. Alternatively, if the Newhall Ranch WRP is not operating at the time of project occupancy, the non-potable water demand would be met through the use of recycled water from the existing Valencia WRP, located upstream of the Landmark Village project site. Based on the above analysis, an adequate supply of water is available to serve the Landmark Village project, and the project will not contribute to any significant cumulative water supply impacts in the Santa Clarita Valley, because it would rely on local groundwater and recycled water from local water reclamation plants and not use or rely on CLWA's SWP supplies, including the 41,000 afy water transfer, which is a part of CLWA's SWP supplies. No significant water supply or water quality impacts are expected from supplying available water to meet the demands of the Landmark Village project. No significant cumulative water supply impacts are expected to result from supplying water to the Landmark Village project, because it would not use or rely on CLWA's SWP supplies or the 41,000 afy water transfer, which is a part of those supplies.	SP 4.11-1 The proposed Specific Plan shall implement a water reclamation system in order to reduce the Specific Plan's demand for imported potable water. The Specific Plan shall install a distribution system to deliver non-potable reclaimed water to irrigate land uses suitable to accept reclaimed water, pursuant to Los Angeles County Department of Health Standards. (Consistent with this measure, the Project Description section of this EIR discusses the fact that the Landmark Village project will install and implement a recycled water delivery system in order to reduce the project's demand for imported potable water. As required by this measure, recycled (reclaimed) water would be used to irrigate land uses suitable to accept recycled water, pursuant to Los Angeles County Department of Health standards.) SP 4.11-2 Landscape concept plans shall include a palette rich in drought-tolerant and native plants. (Consistent with this measure, the Landmark Village project's landscape plans shall include a palette rich in drought-tolerant and native plants.)	With implementation of the identified mitigation measures, the proposed project's water resources impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-3 Major manufactured slopes shall be landscaped with materials that will eventually naturalize, requiring minimal irrigation. (Consistent with this measure, the Landmark Village project's grading/landscape plans shall include a note requiring landscaping with materials that will eventually naturalize, requiring minimal irrigation.) SP 4.11-4 Water conservation measures as required by the State of California shall be incorporated into all irrigation systems. (Consistent with this measure, the Landmark Village project shall incorporate into all of its irrigation systems, water conservation measures required by the State of California.) SP 4.11-5 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-6 In conjunction with the submittal of applications for tentative tract maps or parcel maps which permit construction, and prior to approval of any such tentative maps, and in accordance with the requirements of the Los Angeles County General Plan Development Monitoring System (DMS), as amended, Los Angeles County shall require the applicant of the map to obtain written confirmation from the retail water agency identifying the source(s) of water available to serve the map concurrent with need. If the applicant of such map cannot obtain confirmation that a water source(s) is available for buildout of the map, the map shall be phased with the timing of an available water source(s), consistent with the County's DMS requirements. (Consistent with this measure, Valencia Water Company, the retail water purveyor for the Landmark Village project, has issued its SB 610 water supply assessment for the project, confirming the availability of water to serve the project concurrent with need.) SP 4.11-7 Prior to commencement of use, all uses of recycled water shall be reviewed and approved by the State of California Health and Welfare Agency, Department of Health Services. (Consistent with this measure, the Landmark Village project's recycled water delivery system shall be reviewed and approved by the State of California Health and Welfare Agency, Department of Health Services.)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-8 Prior to the issuance of building permits that allow construction, the applicant of the subdivision shall finance the expansion costs of water service extension to the subdivision through the payment of connection fees to the appropriate water agency(ies). (Consistent with this measure, prior to issuance of building permits, the applicant for the Landmark Village project shall finance the required water service extension/expansion costs to the Landmark Village subdivision through the payment of connection fees to the appropriate water agency or agencies.)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-9 Pursuant to Public Resources Code §21081(a)(2), the County shall recommend that the Upper Santa Clara Water Committee (or Santa Clarita Valley Water Purveyors), made up of the Castaic Lake Water Agency, Los Angeles County Waterworks District No. 36, Newhall County Water District, Santa Clarita Water Division of Castaic Lake Water Agency (CLWA) and the Valencia Water Company, prepare an annual water report that will discuss the status of groundwater within the Alluvial and Saugus Aquifers, and State Water Project water supplies as they relate to the Santa Clarita Valley. The report will also include an annual update of the actions taken by CLWA to enhance the quality and reliability of existing and planned water supplies for the Santa Clarita Valley. In those years when the Committee or purveyors do not prepare such a report, the applicant at its expense shall cause the preparation of such a report that is acceptable to the County to address these issues. This annual report shall be provided to Los Angeles County who will consider the report as part of its local land use decision-making process. (To date, four such water reports have been prepared (1998, 1999, 2000 and 2001) and provided to both the County of Los Angeles and the City of Santa Clarita.) (As an update, a total of seven annual water reports have been prepared and provided to the County of Los Angeles, the City of Santa Clarita and other interested persons and organizations from 1998 through 2004. The latest 2004 Santa Clarita Valley Water Report is included in **Appendix 4.10** of this EIR.)	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-10 Pursuant to Public Resources Code §21081(a)(2), the County shall recommend that CLWA, in cooperation with other Santa Clarita Valley retail water providers, continue to update the Urban Water Management Plan (UWMP) for Santa Clarita Valley once every five years (on or before December 31) to ensure that the County receives up-to-date information about the existing and planned water supplies in the Santa Clarita Valley. The County will consider the information contained in the updated UWMP in connection with the County's future local land use decision-making process. The County will also consider the information contained in the updated UWMP in connection with the County's future consideration of any Newhall Ranch tentative subdivision maps allowing construction. (CLWA and other local retail water purveyors are expected to complete the 2005 Urban Water Management Plan (2005 UWMP) for the CLWA service area in the fall 2005. The County will consider the information contained in the adopted 2005 UWMP in connection with the Landmark Village project.) (This mitigation will be also applicable to subsequent updates to the UWMP). SP 4.11-11 Not applicable. SP 4.11-12 Not applicable. SP 4.11-13 Not applicable. SP 4.11-14 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-15 Groundwater historically and presently used for crop irrigation on the Newhall Ranch Specific Plan site and elsewhere in Los Angeles County shall be made available by the Newhall Land and Farming Company, or its assignee, to partially meet the potable water demands of the Newhall Ranch Specific Plan. The amount of groundwater pumped for this purpose shall not exceed 7,038 AFY. This is the amount of groundwater pumped historically and presently by the Newhall Land and Farming Company in Los Angeles County to support its agricultural operations. Pumping this amount will not result in a net increase in groundwater use in the Santa Clarita Valley. To monitor groundwater use, the Newhall Land and Farming Company, or its assignee, shall provide the County an annual report indicating the amount of groundwater used in Los Angeles County and the specific land upon which that groundwater was historically used for irrigation. For agricultural land located off the Newhall Ranch Specific Plan site in Los Angeles County, at the time agricultural groundwater is transferred from agricultural uses on that land to Specific Plan uses, The Newhall Land and Farming Company, or its assignee, shall provide a verified statement to the County's Department of Regional Planning that Alluvial aquifer water rights on that land will now be used to meet Specific Plan demand. (Consistent with this measure, the applicant will provide the County with the required annual report.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-16 The agricultural groundwater used to meet the needs of the Specific Plan shall meet the drinking water quality standards required under Title 22 prior to use. (Consistent with this measure, the agricultural groundwater used to meet the needs of the Landmark Village project shall meet the drinking water quality standards required under Title 22 prior to use.) SP 4.11-17 In conjunction with each project-specific subdivision map for the Newhall Ranch Specific Plan, the County shall require the applicant of that map to cause to be prepared a supplemental or subsequent Environmental Impact Report, as appropriate, pursuant to CEQA requirements. By imposing this EIR requirement on each Newhall Ranch tentative subdivision map application allowing construction, the County will ensure that, among other things, the water needed for each proposed subdivision is confirmed as part of the County's subdivision map application process. This mitigation requirement shall be read and applied in combination with the requirements set forth in revised Mitigation Measure 4.11-6, above, and in Senate Bills 221 and 610, as applicable, regardless of the number of lots in a subdivision map. (This measure has been satisfied by the County requiring preparation of this EIR for the Landmark Village project.) SP 4.11-18 Not applicable.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-19 A Memorandum of Understanding (MOU) and Water Resource Monitoring Program have been entered into between United Water Conservation District and the Upper Basin Water Purveyors, effective August 20, 2001. The MOU/Water Resource Monitoring Program, when executed, will put in place a joint water resource monitoring program that will be an effective regional water management tool for both the Upper and Lower Santa Clara River areas as further information is developed, consistent with the MOU. This monitoring program will result in a database addressing water usage in the Saugus and Alluvium aquifers over various representative water cycles. The parties to the MOU intend to utilize this database to further identify surface water and groundwater impacts on the Santa Clara River Valley. The applicant, or its designee, shall cooperate in good faith with the continuing efforts to implement the MOU and Water Resource Monitoring Program. As part of the MOU process, the United Water Conservation District and the applicant have also entered into a "Settlement and Mutual Release" agreement, which is intended to continue to develop data as part of an on-going process for providing information about surface and groundwater resources in the Santa Clara River Valley. In that agreement, the County and the applicant have agreed to the following:	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-19 (continued) "4.3 Los Angeles County and Newhall will each in good faith cooperate with the parties to the MOU and will assist them as requested in the development of the database calibrating water usage in the Saugus and Alluvium aquifers over multi-year water cycles. Such cooperation will include, but not be limited to, providing the parties to the MOU with historical well data and other data concerning surface water and groundwater in the Santa Clara River and, in the case of Newhall, providing Valencia Water Company with access to wells for the collection of well data for the MOU. 4.4 Los Angeles County and Newhall further agree that the County of Los Angeles will be provided with, and consider, the then-existing data produced by the MOU's monitoring program in connection with, and prior to, all future Newhall Ranch subdivision approvals or any other future land use entitlements implementing the Newhall Ranch Specific Plan. If the then-existing data produced by the MOU's monitoring program identifies significant impacts to surface water or groundwater resources in the Santa Clara River Valley, Los Angeles County will identify those impacts and adopt feasible mitigation measures in accordance with the California Environmental Quality Act."	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-19 (continued) (Since the MOU was signed in 2001, the United Water Conservation District and the Upper Basin Water Purveyors (CLWA, Los Angeles County Waterworks District #36, CLWA Santa Clarita Water Division, NCWD and Valencia Water Company) have worked together to accomplish the stated purpose and objectives of the MOU. The MOU has resulted in the collection and analysis of groundwater and other hydrologic data, along with construction and calibration of a sophisticated regional groundwater flow model for the Upper Basin. These efforts benefit the service areas of both the United Water Conservation District and the Upper Basin water purveyors.) SP 4.11-20 Not applicable. SP 4.11-21 The applicant, in coordination with RWQCB staff, shall select a representative location upstream and downstream of the Newhall Ranch Specific Plan and sample surface and groundwater quality. Sampling from these two locations would begin upon approval of the first subdivision map and be provided annually to the RWQCB and County for the purpose of monitoring water quality impacts of the Specific Plan over time. If the sampling data results in the identification of significant new or additional water quality impacts resulting from the Specific Plan, which were not previously known or identified, additional mitigation shall be required at the subdivision map level.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.10 WATER RESOURCES (continued)		
	SP 4.11-22 Beginning with the filing of the first subdivision map allowing construction on the Specific Plan site and with the filing of each subsequent subdivision map allowing construction, the Specific Plan applicant, or its designee, shall provide documentation to the County of Los Angeles identifying the specific portion(s) of irrigated farmland in the County of Los Angeles proposed to be retired from irrigated production to make agricultural water available to serve the subdivision. As a condition of subdivision approval, the applicant or its designee, shall provide proof to the County that the agricultural land has been retired prior to issuance of building permits for the subdivision. (Consistent with this measure, the applicant of the Landmark Village project has provided the County with the required documentation. As a condition of approval of the Landmark Village tract map, the applicant will provide proof to the County that the agricultural land in the County proposed to be retired from irrigated production, in fact, has been retired prior to issuance of building permits for the Landmark Village subdivision.) **SP Condition of Approval** Prior to approval of the first subdivision map which permits construction, a report will be provided by the applicant which evaluates methods to recharge the Saugus Aquifer within the Specific Plan, including the identification of appropriate candidate land areas for recharge. The report shall be subject to approval by the Department of Public Works (DPW) and other applicable regulatory agencies, as determined by DPW.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.11 WASTEWATER DISPOSAL		
Construction impacts would be less than significant, as portable, on-site sanitation facilities would be utilized during construction activities. The proposed Landmark Village project would generate a worst-case average total of 0.41 million gallons per day (mgd) of wastewater that would be treated by the Newhall Ranch WRP. The treatment capacity of the Newhall Ranch WRP would be 6.8 mgd, with a maximum flow of 13.8 mgd. Until the development of the Newhall Ranch WRP is complete, there are two options for the temporary conveyance and treatment of wastewater generated by the proposed project. The first option is to construct an initial phase of the Newhall Ranch WRP to serve the project site, with build-out of the WRP occurring over time as demand for treatment increases. As the WRP is intended to serve the Newhall Ranch Specific Plan area, of which Landmark Village is a part, the initial phase of the WRP would be designed and constructed to accommodate the project's predicted wastewater generation of 0.41 mgd. The second option would temporarily direct wastewater flows to the Valencia WRP until the first phase of the Newhall Ranch WRP is complete. Based on County Sanitation Districts of Los Angeles County (CSDLAC) future wastewater generation estimates and the planned expansion of the Saugus and Valencia WRPs, the Valencia WRP would have sufficient capacity to temporarily accommodate the project's predicted wastewater generation of 0.41 mgd. For these reasons, wastewater disposal impacts would be less than significant.	SP 4.12-1 The Specific Plan shall reserve a site of sufficient size to accommodate a water reclamation plant to serve the Newhall Ranch Specific Plan. (This measure has been implemented by the Board of Supervisors' approval of the Newhall Ranch WRP within the boundary of the Specific Plan.) SP 4.12-2 A 5.8 to 6.9 mgd water reclamation plant shall be constructed on the Specific Plan site, pursuant to County, state and federal design standards, to serve the Newhall Ranch Specific Plan. (This measure will be implemented pursuant to the project-level analysis already completed for the Newhall Ranch WRP in the certified Newhall Ranch Specific Plan EIR.) SP 4.12-3 The Conceptual Backbone Sewer Plan shall be implemented pursuant to County, state and federal design standards. SP 4.12-4 Prior to recordation of each subdivision permitting construction, the applicant of each subdivision shall obtain a letter from the new County sanitation district stating that treatment capacity will be adequate for that subdivision. SP 4.12-5 All facilities of the sanitary sewer system will be designed and constructed for maintenance by the County of Los Angeles Department of Public Works and the County Sanitation Districts of Los Angeles County, and/or the new County sanitation district or similar entity in accordance with their manuals, criteria, and requirements.	With implementation of the identified mitigation measures, the proposed project's wastewater disposal impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.11 WASTEWATER DISPOSAL (continued)		
	SP 4.12-6 Pursuant to Los Angeles County Code, Title 20, Division 2, all industrial waste pretreatment facilities shall, prior to the issuance of building permits, be reviewed by the County of Los Angeles Department of Public Works, Industrial Waste Planning and Control Section and/or the new County sanitation district, to determine if they would be subject to an Industrial Wastewater Disposal Permit. SP 4.12-7 Each subdivision permitting construction shall be required to be annexed into the Los Angeles County Consolidated Sewer Maintenance District.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.12 SOLID WASTE DISPOSAL		
Site preparation (vegetation removal and grading activities) and construction activities would generate a total of approximately 20,556 tons, or an average of approximately 4,111 tons per year of construction wastes over the 5-year buildout of the project assuming no recycling, or approximately 10,278 total tons assuming a 50 percent diversion rate. The Landmark Village project would generate approximately 20,858 pounds per day, or approximately 3,807 tons per year, of solid waste upon buildout assuming no solid wastes from the project would be recycled (a worst-case scenario). The project may also generate household type hazardous wastes. Cumulative development within the Santa Clarita Valley would generate 395,452 tons per year of solid waste, as well as hazardous waste, assuming no recycling. The project's share of 3,807 tons per year would represent 0.96 percent of this total. Mitigation has been identified to reduce construction and operation wastes to the extent feasible. Los Angeles County's landfills have approved adequate capacity to service the existing population and planned growth until the year 2017. Capacity is projected to extend beyond the year 2017, when combined with other events that have expanded landfill capacity within the County. However, land suitable for landfill development or expansion is quantitatively finite and limited due to numerous environmental, regulatory, and political constraints. This is not to say, though, that alternative solid waste disposal technologies that could substantially reduce landfill disposal will not be developed and legislatively approved in the future; given the market forces that drive the solid waste industry, it seems reasonable to assume they will. Nevertheless, until other disposal alternatives that will be adequate to serve existing and future uses for the foreseeable future are found and because landfill space is a finite resource, the potential project and cumulative solid and hazardous waste impacts are considered significant unavoidable impacts.	SP 4.15-1 Each future subdivision which allows construction within the Newhall Ranch Specific Plan shall meet the requirements of all applicable solid waste diversion, storage, and disposal regulations that are in effect at the time of subdivision review. Current applicable regulations include recycling areas that are: • compatible with nearby structures; • secured and protected against adverse environmental conditions; • clearly marked, and adequate in capacity, number and distribution; • in conformance with local building code requirements for garbage collection access and clearance; • designed, placed and maintained to protect adjacent developments and transportation corridors from adverse impacts, such as noise, odors, vectors, or glare; • in compliance with federal, state, or local laws relating to fire, building, access, transportation, circulation, or safety; and • convenient for persons who deposit, collect, and load the materials. SP 4.15-2 Future multi-family, commercial, and industrial projects within the Specific Plan shall provide accessible and convenient areas for collecting and loading recyclable materials. These areas are to be clearly marked and adequate in capacity, number, and distribution to serve the development.	Even with mitigation, the project's solid and hazardous waste impacts would be considered significant and unavoidable. In addition, cumulative solid and hazardous waste impacts would be considered significant and unavoidable.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.12 SOLID WASTE DISPOSAL (continued)		
	SP 4.15-3 The first purchaser of each residential unit within the Specific Plan shall be given educational or instructional materials which will describe what constitutes recyclable and hazardous materials, how to separate recyclable and hazardous materials, how to avoid the use of hazardous materials, and what procedures exist to collect such materials. SP 4.15-4 The applicant of all subdivision maps which allow construction within the Specific Plan shall comply with all applicable future state and Los Angeles County regulations and procedures for the use, collection and disposal of solid and hazardous wastes. LV 4.12-1 The project shall comply with Title 20, Chapter 20.87, of the Los Angeles County Code, Construction and Demolition Debris Recycling. The project proponent shall also provide a Waste Management Plan to recycle, at a minimum, 50 percent of the construction and demolition debris. Reports shall be submitted to the Los Angeles County Environmental Programs Division.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.13 SHERIFF SERVICES		
The Los Angeles County Sheriff's Department provides primary police protection service for the Newhall Ranch Specific Plan site and the surrounding Santa Clarita Valley. Additionally, the Department of California Highway Patrol provides traffic regulation enforcement; emergency incident management; and service and assistance on I-5, SR-126, State Route 14 (SR-14), and other major roadways in the unincorporated portions of the Santa Clarita Valley area. The Sheriff's Department current officer to population ratio is less than the desired level of service set by the department. The California Highway Patrol (CHP) protection service for the project site and other unincorporated areas within the Santa Clarita Valley at the time of this writing is considered less than adequate. Buildout of the Landmark Village project would significantly increase the demand for police protection and traffic-related services on the project site and the local vicinity in terms of personnel and equipment needed to adequately serve the project. The project would require the services of an additional four sworn Sheriff's Department officers, based on Department ideal deputy to resident ratio. However, the Department has indicated that the proposed project would require 15 additional deputies. These increased service demands can be met through the provision of increased Sheriff's Department personnel paid for by new tax revenues generated by the project as it builds out. Therefore, any potential impacts to the Sheriff's Department would less than significant. Additionally, although not made necessary by the project, the applicant has entered into negotiations with the Sheriff's Department for the provision of a Sheriff station site within the Newhall Ranch Specific Plan that would serve the buildout of all uses within the Newhall Ranch Specific Plan boundary.	SP 4.17-1 As subdivision maps are submitted to the County for approval in the future, the applicant shall incorporate County Sheriff's Department design requirements (such as those pertaining to site access, site security lighting, etc.) which will reduce demands for Sheriff's service to the subdivisions and which will help ensure adequate public safety features within the tract designs. LV 4.13-1 Construction signs shall be posted with a reduced construction zone speed limit. These signs shall be posted to the satisfaction of the California Highway Patrol. LV 4.13-2 Prior to the commencement of construction activities, the project applicant, or its designee, shall retain the services of a private security company to patrol the construction site, as necessary, to minimize, the potential for trespass, theft and other unlawful activity associated with construction-related activities. LV 4.13-3 Prior to the commencement of construction activities, the project applicant, or its designee shall prepare an approved traffic management plan for construction activities affecting rights-of-way within the jurisdiction of the California Department of Transportation (Caltrans) and the Los Angeles County Department of Public Works.	With implementation of the identified mitigation measures, the proposed project's Sheriff services impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.13 SHERIFF SERVICES (continued)		
Construction of the proposed project would increase the incidence of petty crimes on the site and also would increase construction traffic on SR-126 that may potentially delay emergency vehicles traveling through the area. However, by retaining the services of a private security company to patrol the project construction site, and by implementing a construction traffic control plan, any potentially. significant construction-related impacts to law enforcement services would be reduced to a level below significant. The proposed project also would increase demands for CHP services in the project area. Through increased revenues generated by the project as it builds out (via motor vehicle registration and drivers license fees paid by new on-site residents and businesses), the funding for additional staffing and equipment would be made available to the CHP for allocation by the state CHP office to the Santa Clarita Valley station to meet future demands. Therefore, project-related impacts to the CHP would be less than significant.	LV 4.13-4 A long-term funding agreement with the California Highway Patrol shall be explored to supplement the personnel assigned to the Newhall California Highway Patrol Area commensurate with the increased growth generated by the Landmark Village project.	

Environmental Impact	Mitigation Measures		Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES			
Fire protection and emergency medical response services for the Landmark Village project and the surrounding area are provided by the County's Fire District. Nine fire stations and three fire camps provide fire protection services for the Santa Clarita Valley area. Fire Station 76, located at 27223 Henry Mayo Drive in Valencia is the closest station to the project site. The closest available district response units would provide fire protection services. Should a significant incident occur, the entire resources of the Fire Department, not just the stations closest to the site, would serve the project. The County's Fire Department and a franchise private ambulance company also provide paramedic services to the area. The Landmark Village project site is located in an area that has been designated as a Very High Fire Hazard Severity Zone (formerly called Fire Zone 4) by the County's Fire Department, which denotes the County Forester's highest fire hazard potential. The applicant is currently in discussions with the County's Fire Department with respect to the required MOU for Newhall Ranch. At this time, it is expected that the permanent off-site fire station to be constructed at the Del Valle Training Facility would ultimately provide the fire protection services for the Landmark Village project. As part of this negotiation the MOU process, The general locations of three fire stations within the Newhall Ranch Specific Plan have been agreed upon at this time. One station would be located within the Landmark Village site. In addition, stations are planned for within both the Mission Village and Potrero Village sites to the west and southwest of the Landmark Village project site, respectively. Until such time as the Del Valle first of the fire stations is completed, existing Fire Station No. 76 would serve the project site.	SP 4.18-1	At the time of final subdivision maps permitting construction in development areas that are adjacent to Open Area and the High Country SMA, a Wildfire Fuel Modification Plan shall be prepared and submitted for approval by the County Fire Department. The Wildfire Fuel Modification Plan shall include the following construction period requirements: (a) a fire watch during welding operations; (b) spark arresters on all equipment or vehicles operating in a high fire hazard area; (c) designated smoking and non-smoking areas; and (d) water availability pursuant to County Fire Department requirements. The wildfire fuel modification plan shall depict a fuel modification zone in conformance with the Fuel Modification Ordinance in effect at the time of subdivision. Within the zone, tree pruning, removal of dead plant material and weed and grass cutting shall take place as required by the County Forester. Fire resistant plant species containing habitat value may be planted in the fuel modification zone.	With implementation of the identified mitigation measures, the proposed project's fire protection services impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.
	SP 4.18-2	Each subdivision and site plan for the proposed Specific Plan shall provide sufficient capacity for fire flows of 1,250 gallons per minute (gpm) at 20 pounds per square inch (psi) residual pressure for a two hour duration for single family residential units, and 5,000 gpm at 20 psi residual pressure for a five-hour duration for multi-family residential units and commercial/ retail uses, or whatever fire flow requirement is in effect at the time of subdivision and site plan approval.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
The proposed project would be required to meet all County codes and requirements relative to providing adequate fire protection services to the site during both the construction and operational stages of the project. As a result, the project would not diminish the staffing or the response times of existing fire stations in the Santa Clarita Valley, nor would it create a special fire protection requirement on the site that would result in a decline in existing service levels. Therefore, by implementing the adopted Specific Plan mitigation measures in combination with the recommended project-specific mitigation, the proposed project would not have a significant project or cumulative impact on fire protection services or fire hazards in Santa Clarita Valley	SP 4.18-3 Each subdivision map and site plan for the proposed Specific Plan shall comply with all applicable building and fire codes and hazard reduction programs for Fire Zones 3 and 4 that are in effect at the time of subdivision map and site plan approval. SP 4.18-4 The developer will provide funding for three fire stations to the Consolidated Fire Protection District of Los Angeles County (the "Fire District") in lieu of developer fees. The developer will dedicate two fire station sites for the two fire stations located in Newhall Ranch. The Fire District will dedicate the site for the fire station to be located at the Del Valle Training Facility. Each fire station site will have a building pad consisting of a net buildable area of 1 acre. If the cost of constructing the three fire stations, providing and dedicating the two fire station sites, and providing 3-engines, 1 paramedic squad and 63 percent of a truck company exceeds the developer's developer fee obligation for the Newhall Ranch development as determined by the Fire District, the Fire District will fund the costs in excess of the fee obligation.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	SP 4.18-4 (continued) Two of the three fire stations to be funded by the developer will not exceed 6,000 square feet; the third fire station to be funded by the developer will not exceed 8,500 square feet. The Fire District, will fund the cost of any space/square footage of improvement in excess of these amounts as well as the cost of the necessary fire apparatus for any such excess square footage of improvements. The cost of three fire engines, a proportionate share of a truck and one squad to be provided by the developer will be determined based upon the apparatus cost at the time the apparatus is placed in service.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	SP 4.18-4 (continued) The Fire District and the developer will mutually agree to the requirements of first-phase protection requirements based upon projected response/travel coverage. Such mutual agreement regarding first-phase fire protection requirements ("fire protection plan") and the criteria for timing the development of each of the three fire stations will be defined in a Memorandum of Understanding between the developer and the Fire District. Delivery of fire service for Newhall Ranch will be either from existing fire stations or one of the three fire stations to be provided by the developer pursuant to this section. Prior to the commencement of the operation of any of the three fire stations, fire service may be delivered to Newhall Ranch from existing fire stations or from temporary fire stations to be provided by the developer at mutually agreed-upon locations, to be replaced by the permanent stations which will be located within the Newhall Ranch development. The developer and the Fire District will annually review the fire protection plan to evaluate development and market conditions and modify the Memorandum of Understanding accordingly. *(This measure has been superceded by the ongoing MOU negotiations process. **Mitigation Measure LV 4.14-2** contains the updated requirements.).* LV 4.14-1 Prior to approval of a final subdivision map for the project, the applicant must prepare and submit for approval by the County Fire Department a fuel modification plan, a landscape plan and an irrigation plan for the project, as required by Section 1117.2.1 of the County of Los Angeles Fire Code.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-2 The applicant will construct three fully equipped and furnished fire stations (including all ancillary requirements such as landscaping, parking, fuel tanks, storage rooms, etc., required for normal fire station operations). Such stations are to be conveyed to the Consolidated Fire Protection District of Los Angeles County (the "Fire District") in lieu of developer fees. The Fire District shall approve all plans and designs for the three fire stations. The applicant will dedicate fire station sites for all three fire stations within Newhall Ranch. Two fire station sites will have a building pad consisting of a minimum net buildable area of 1.25 acres, and one fire station site will have a building pad consisting of a minimum net buildable area of 1.5 acres; the locations and configurations of each site shall be approved by the Fire District. Two of the three fire stations to be constructed by the applicant will not exceed 11,000 square feet; the third fire station to be constructed by the applicant will not exceed 13,500 square feet. Future changes in federal, state, or local requirements may affect these station minimum sizes.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-2 (continued) One of the three fire stations will be located within the Landmark project, at a location approved by the Fire District. Such station shall be 11,000 square feet constructed upon a minimum 1.25 net building pad. The fully constructed, equipped, and furnished station shall be conveyed to the Fire District prior to the issuance of the 723rd certificate of occupancy issued for the Landmark project. Additionally, the applicant shall provide funding for the purchase of one Fire District standard, fully equipped fire pumper engine and paramedic squad prior to the issuance of the 723rd certificate of occupancy.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-2 (continued) For the remaining two fire stations, the Fire District will evaluate with the applicant the requirements of first-phase protection based upon projected response/travel coverage with the goal of achieving 5-minute response coverage. The results of such evaluation shall include requirements for first-phase fire protection ("fire protection plan") and the criteria for timing the development of each of the fire stations, which will be defined in a Memorandum of Understanding between the applicant and the Fire Chief of the Fire District. Prior to the commencement of the operation of any of the three fire stations, fire service may be delivered to Newhall Ranch from existing fire stations or from temporary fire stations to be provided by the applicant at mutually agreed-upon locations, to be replaced by the permanent stations, which will be located within the Newhall Ranch development. The use of such temporary fire stations must be approved by the Fire District and detailed in the Memorandum of Understanding. The applicant and the Fire District will annually review the fire protection plan to evaluate development and market conditions and modify the Memorandum of Understanding accordingly. LV 4.14-3 If the project applicant alters the Fire District's road access, it must provide paved access acceptable to the Fire District from Chiquito Canyon Road to the Del Valle facility.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-4 The proposed development shall provide multiple ingress/egress access for the circulation of traffic, and emergency response issues. Said determinations shall be approved through the tentative map approval. LV 4.14-5 The development of this project shall comply with all applicable code and ordinance requirements for construction, access, water mains, fire flows and fire hydrants. Specifics for said requirements shall be established during the review and approval process of the tentative map. LV 4.14-6 This property is located within the area described by the Forester and Fire Warden as a Fire Zone 4, Very High Fire Hazard Severity Zone (VHFHSZ). All applicable fire code and ordinance requirements for construction, access, water mains, fire hydrants, fire flows, brush clearance and fuel modification plans, must be met. LV 4.14-7 Specific fire and life safety requirements for the construction phase will be addressed at the building fire plan check. There may be additional fire and life safety requirements during this time. LV 4.14-8 Every building constructed shall be accessible to Fire Department apparatus by way of access roadways, with an all-weather surface of not less than the prescribed width and indicated on the Tentative or Exhibit "A" maps. The roadway shall be extended to within 150 feet of all portions of the exterior walls when measured by an unobstructed route around the exterior of the building.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-9 Access roads shall be maintained with a minimum of 10 feet of brush clearance on each side. Fire access roads shall have an unobstructed vertical clearance clear-to-sky with the exception of protected tree species. Protected tree species overhanging fire access roads shall be maintained to provide a vertical clearance of 13 feet, 6 inches. Applicant to obtain all necessary permits prior to the commencement of trimming of any protected tree species. LV 4.14-10 The maximum allowable grade shall not exceed 15 percent except where topography makes it impractical to keep within such grade; in such cases, an absolute maximum of 20 percent will be allowed for up to 150 feet in distance. The average maximum allowed grade, including topographical difficulties, shall be no more than 17 percent. Grade breaks shall not exceed 10 percent in 10 feet. LV 4.14-11 When involved with a subdivision in unincorporated areas within the County of Los Angeles, Fire Department, requirements for access, fire flows and hydrants are addressed at the Los Angeles County Subdivision Committee meeting during the subdivision tentative map stage. LV 4.14-12 Fire sprinkler systems are required in some residential and most commercial occupancies. For those occupancies not requiring fire sprinkler systems, it is encouraged that fire sprinkler systems be installed. This will reduce potential fire and life losses. Systems are now technically and economically feasible for residential use.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-13 Prior to construction, the following items shall be addressed: a. Installation and inspection of the required all weather access to be provided as determined by either the tentative map review process or building penult issuance. b. Fire hydrants shall be installed and tested prior to the clearance for the commencement of construction. **INSTITUTIONAL:** LV 4.14-14 The development may require fire flows up to 8,000 gpm at 20 psi residual pressure for up to a four-hour duration as outlined in the 2002 County of Los Angeles Fire Code Appendix III-AA. Final fire flows will be based on the size of buildings, their relationship to other structures, property lines, and types of construction used. LV 4.14-15 Fire hydrant spacing shall be based on fire flow requirements as outlined in the 2002 County of Los Angeles Fire Code Appendix III-BB. Additional hydrants will be required if hydrant spacing exceeds specified distances. LV 4.14-16 All access devices and gates shall comply with California Code of Regulations, Title 19, Article 3.05 and Article 3.16, Los Angeles County Fire Department Regulation #5.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	COMMERCIAL/HIGH-DENSITY RESIDENTIAL: LV 4.14-17 The development may require fire flows up to 5,000 gpm at 20 psi residual pressure for up to a five-hour duration. Final fire flows will be based on the size of buildings, their relationship to other structures, property lines, and types of construction used. Fire flows shall be established as part of the tentative map review process with the submittal of architectural details to determine actual flow requirement. If adequate architectural detail is unavailable during the tentative map review process, maximum fire flows will be established with the ability of the fire flow to be changed during the actual architectural plan review by Fire Prevention Engineering for building permit issuance.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-18 Fire hydrant spacing shall be 300 feet and shall meet the following requirements: a. No portion of lot frontage shall be more than 200 feet via vehicular access from a public fire hydrant. b. No portion of a building shall exceed 400 feet via vehicular access from a properly spaced public fire hydrant. c. Additional hydrants will be required if hydrant spacing exceeds specified distances. d. When cul-de-sac depth exceeds 200 feet on a commercial street, hydrants shall be required at the corner and mid-block. e. A cul-de-sac shall not be more than 500 feet in length, when serving land zoned for commercial use. LV 4.14-19 Turning radii shall not be less than 32 feet. This measurement shall be determined at the centerline of the road. A Fire Department approved turning area shall be provided for all driveways exceeding 150 feet in length and at the end of all cul-de-sacs. LV 4.14-20 All on-site driveways/roadways shall provide a minimum unobstructed width of 28 feet, clear-to-sky. The on-site driveway is to be within 150 feet of all portions of the exterior walls of the first story of any building. The centerline of the access driveway shall be located parallel to, and within 30 feet of an exterior wall on one side of the proposed structure.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-21 Driveway width for non-residential developments shall be increased when any of the following conditions will exist: a. Provide 34 feet in width, when parallel parking is allowed on one side of the access roadway/driveway. Preference is that such parking is not adjacent to the structure. b. Provide 42 feet in width, when parallel parking is allowed on each side of the access roadway/driveway. c. Any access way less than 34 feet in width shall be labeled "Fire Lane" on the final recording map, and final building plans. d. For streets or driveways with parking restrictions: The entrance to the street/driveway and intermittent spacing distances of 150 feet shall be posted with Fire Department approved signs stating "NO PARKING – FIRE LANE" in 3-inch-high letters. Driveway labeling is necessary to endure access for Fire Department use. **SINGLE-FAMILY/TWO-FAMILY DWELLING UNITS:** LV 4.14-22 Single-family detached homes shall require a minimum fire flow of 1,250 gpm at 20 psi residual pressure for a 2-hour duration. Two-family dwelling units (duplexes) shall require a fire flow of 1,500 gpm at 20 psi residual pressure for a 2-hour duration. When there are five or more condominium units are taking access on a single driveway, the minimum fire flow shall be increased to 1,500 gpm at 20 psi residual pressure for a 2-hour duration.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-23 Fire hydrant spacing shall be 600 feet and shall meet the following requirements: a. No portion of lot frontage shall be more than 450 feet via vehicular access from a public fire hydrant. b. Lots of 1 acre or more shall place no portion of a structure where it exceeds 750 feet via vehicular access from a properly spaced public fire hydrant. c. When cul-de-sac depth exceeds 450 feet on a residential street, fire hydrants shall be required at the corner and mid-block. d. Additional hydrants will be required if hydrant spacing exceeds specified distances during the tentative map review process or building permit plan check.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.14 FIRE PROTECTION SERVICES (continued)		
	LV 4.14-24 Streets or driveways within the development shall be provided with the following: a. Provide 36 feet in width on all streets where parking is allowed on both sides. b. Provide 34 feet in width on cul-de-sacs up to 700 feet in length. This allows parking on both sides of the street. c. Provide 36 feet in width on cul-de-sacs from 701 to 1,000 feet in length. This allows parking on both sides of the street. d. For streets or driveways with parking restrictions: The entrance to the street/driveway and intermittent spacing distances of 150 feet shall be posted with Fire Department approved signs stating "NO PARKING – FIRE LANE" in 3-inch-high letters. Driveway labeling is necessary to ensure access for Fire Department use. e. Turning radii shall not be less than 32 feet. This measurement shall be determined at the centerline of the road. LV 4.14-25 A Fire Department approved turning area shall be provided for all driveways exceeding 150 feet in length and at the end of all cul-de-sacs.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.15 EDUCATION		
The Castaic Union School District (Castaic District) and the William S. Hart Union High School District (Hart District) currently provide public elementary, junior high/middle school and senior high school education in the Landmark Village project area. The Castaic District provides elementary school service (Kindergarten [K} and grades 1—6) and middle school service (grades 7 and 8) to the project site. The Hart District provides junior high school (grades 7 and 8) and senior high school (grades 9—12) service. The Landmark Village project would generate an estimated 336 new elementary students, 93 new middle school students, and 161 new senior high school students for the two Districts at build-out. The "School Facilities Funding Agreement Between the Castaic Union School District and Newhall Land and Farming Company" (Castaic School Funding Agreement), effective November 20, 1997, and included in this EIR (**Appendix 4.15**), would mitigate Landmark Village impacts on the Castaic District. Under the Castaic School Funding Agreement, the applicant and the Castaic District have provided a financing schedule and a financing plan, in combination with certain mitigation payments, which will provide permanent facilities, including land, buildings, furnishings and equipment to house grades K–5 and 6–8 students who will reside in the Riverwood Village Planning Area of the Newhall Ranch Specific Plan. The proposed Landmark Village project is part of the Riverwood Village Planning Area. Once implemented, the Castaic School Funding Agreement would fully mitigate Landmark Village's direct and cumulative impacts on the Castaic District's educational facilities.	SP 4.16-1 The Specific Plan developer shall reserve five elementary schools sites, one junior high school site and one high school site, of 7 to 10, 20 to 25, and 40 to 45 acres in size, respectively, depending upon adjacency to local public parks and joint use agreements. SP 4.16-2 The developer of future subdivisions which allow construction will comply with the terms and conditions of the School Facilities Funding Agreement between The Newhall Land and Farming Company and the Newhall School District. SP 4.16-3 The developer of future subdivisions which allow construction will comply with the terms and conditions of the School Facilities Funding Agreement between The Newhall Land and Farming Company and the William S. Hart Union High School District. SP 4.16-4 The developer of future subdivisions which allow construction will comply with the terms and conditions of the School Facilities Funding Agreement between The Newhall Land & Farming Company and the Castaic Union School District. SP 4.16-5 In the event that School District boundaries on the Specific Plan site remain unchanged, prior to recordation of all subdivision maps which allow construction, the developer of future subdivisions which allow construction is to pay to the Castaic Union School District the statutory school fee for commercial/industrial square footage pursuant to Government Code Sections 65995 and 65996, unless a separate agreement to the contrary is reached with the District.	With implementation of the identified mitigation measures, the proposed project's education impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.15 EDUCATION (continued)		
Project-specific impacts on the Hart District would be mitigated through the separate "School Facilities Funding Agreement Between the William S. Hart Union High School District and The Newhall Land and Farming Company" (Hart School Funding Agreement), effective October 1998, and included in this EIR (**Appendix 4.15**). The Hart School Funding Agreement conditionally obligates The Newhall Land and Farming Company to provide up to three additional junior high schools and two additional senior high schools to the Hart District. Once implemented, the Hart School Funding Agreement would fully mitigate Landmark Village's direct and cumulative impacts on the Hart District's educational facilities. Cumulative student generation under the Development Monitoring System (DMS) Build-Out Scenario and the Santa Clarita Valley Build-Out Scenario cannot be accommodated by existing or planned facilities within the school facilities that serve the valley; therefore, cumulative impacts on the school districts would be significant. Compliance, as appropriate, with existing School Facilities Funding Agreements and other mechanisms (e.g., Senate Bill [SB] 50, the Valley-Wide Joint Fee Resolution, and/or new school facilities funding agreements) would reduce cumulative development impacts on the school districts to below a level of significance and no significant unavoidable cumulative impacts to educational services are anticipated. *No significant unavoidable impacts would result from implementation of the proposed Landmark Village project.*		

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.16 PARKS AND RECREATION		
The proposed Landmark Village project includes a 16-acre Community Park, consistent with the Specific Plan's Land Use Overlay Community Park designation for the area, 3.13 acres of the Specific Plan's Regional River Trail, and 4.10 acres of community trails. The basic Quimby park land obligation for the subdivision is 11.34 net acres of park land and the project will provide an improved 9.74 net acre Community park. The remaining park obligation will be fulfilled by the subdivision providing a 6.39-acre private park; 5.23 net acres in recreational centers, and a 3.10 net-acre trail easement. Pursuant to the Newhall Ranch Specific Plan, the 13.12 aces by which the subdivision exceeds its Quimby obligation will be credited against other subdivisions within the Newhall Ranch Specific Plan area. Implementation of these project components results in a parkland dedication equivalent to approximately 7.1 acres per 1,000 persons, which is greater than the County and Quimby Act requirements of 3.0 acres per 1,000 persons. The proposed project includes a hierarchy of community, local and other trails connecting to the Specific Plan's Regional River Trail, which traverses the Santa Clara River. Measured against the identified significance thresholds, the proposed Landmark Village project meets County parkland requirements, exceeds Quimby Act parkland standards, and would not result in significant impacts to local parks and recreation facilities. Implementation of cumulative projects would incrementally increase demand for local park facilities. However, the proposed project would meet County parkland requirements and exceed the Quimby Act parkland standards. Further, future development projects would be subject to the Quimby Act and County requirements, which would mitigate the demand associated with each future project. As a result, no significant cumulative impacts on County parks and recreation facilities would occur with implementation of the proposed project.	SP 4.20-1 Development of the Newhall Ranch Specific Plan will provide the following acreages of parks and open area: • Ten public Neighborhood Parks totaling 55 acres, • Open Areas totaling 1,106 acres of which 186 acres are Community Parks, • High Country Special Management Area of 4,214 acres, • River Corridor Special Management Area of 819 acres, • A 15-acre lake, • An 18-hole golf course, and • A trail system consisting of: - Regional River Trail, - Salt Creek Corridor, - Community trails, and - Unimproved trails. SP 4.20-2 Prior to the construction of the proposed trail system, the Specific Plan applicant shall finalize the alignment of trails with the County Department of Parks and Recreation. SP 4.20-3 Trail construction shall be in accordance with the County of Los Angeles Department of Parks and Recreation trail system standards. Because the proposed Landmark Village project meets the County parkland requirements and exceeds the Quimby Act requirements, no further mitigation measures are required for the proposed project beyond those adopted as part of the Newhall Ranch Specific Plan.	With implementation of the identified mitigation measures, the proposed project's parks and recreation impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.17 LIBRARY SERVICES		
The project site of the proposed Landmark Village project is located in the Valencia Library Service area of the County of Los Angeles Public Library (County Library). In addition to the Valencia library, the Santa Clarita Valley area is served by three County libraries (Newhall Library, and Canyon Country Jo Anne Darcy Library) and the Santa Clarita Valley Bookmobile. Existing library space in the Santa Clarita Valley does not meet the County Library's service Level Guidelines. Based on the County Library's service level guidelines of 0.50 square foot of library facilities per capita and a collection size of 2.75 items (books, magazines, periodicals, audio, video, etc.) per the development of the proposed project would require a total of 1,840 square feet of library facilities and 10,120 items. As part of the County's approval of the Newhall Ranch Specific Plan, the County adopted a library mitigation measure requiring that the developer provide funding for the construction and development of library facilities on the Specific Plan site. The mitigation measure provides that, prior to issuance of the first residential building permit on Newhall Ranch, the County Librarian and the developer must develop a mutually acceptable "Library Construction Plan." The plan must outline the library construction requirements and define elements such as location, size, funding, and timing of facilities. The Library Construction Plan, a completion schedule, land dedication criteria, and a funding plan must be defined and set forth in a MOU between the developer and the County Librarian. Revenues collected by the County library over the course of buildout of the project would partially fund library services in the new library. With mitigation, any potential impacts to library services caused by project construction and occupancy would be reduced to less than significant levels.	SP 4.19-1 The developer will provide funding for a maximum of two libraries (including the site(s), construction, furniture, fixtures, equipment, and materials) to the County Librarian. The developer will dedicate a maximum of two library sites for a maximum of two libraries located in Newhall Ranch in lieu of the land component of the County's library facilities mitigation fee, in accordance with the provisions of Section 22.72.090 of Section 2 of Ordinance No. 98-0068. The actual net buildable library site area required and provided by the developer will be determined by the actual size of the library building(s), the Specific Plan parking requirements, the County Building Code, and other applicable rules. The total library building square footage to be funded by the developer will not exceed 0.35 net square feet per person. The developer's funding of construction of the library(s) and furnishings, fixtures, equipment and materials for the library(s) will be determined based on the cost factors in the library facilities mitigation fee in effect at the time of commencement of construction of the library(s).	With implementation of the identified mitigation measures, the proposed project's library services impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.17 LIBRARY SERVICES (continued)		
With respect to cumulative impacts, new development occurring within the Santa Clarita Valley would increase demand for books and library space. However, the payment of the Library Developer Fee, $737.00 per residential unit as of July 1, 2006, would mitigate potentially significant cumulative impacts on the County Library to less than significant levels.	SP 4.19-1 (continued) Prior to County's issuance of the first residential building permit of Newhall Ranch to the developer, the County Librarian and the developer will mutually agree upon the library construction requirements (location, size, funding and time of construction) based upon the projected development schedule and the population of Newhall Ranch based on the applicable number of average persons per household included in the library facilities mitigation fee in effect at the time. Such mutual agreement regarding the library construction requirements ("Library Construction Plan") and the criteria for timing the completion of the library(s) will be defined in a MOU between the developer and the County Librarian. Such MOU shall include an agreement by the developer to dedicate sufficient land and pay the agreed amount of fees on a schedule to allow completion of the library(s) as described below. The developer's funding for library facilities shall not exceed the developer's fee obligation at the time of construction under the developer fee schedule.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.17 LIBRARY SERVICES (continued)		
	SP 4.19-1 (continued) If two libraries are to be constructed, the first library will be completed and operational by the time of County's issuance of the 8,000th residential building permit of Newhall Ranch, and the second library will be completed and operational by the time of County's issuance of the 15,000th residential building permit of Newhall Ranch. If the County Librarian decides that only one library will be constructed, the library will be completed and operational by the time of County's issuance of the 10,000th residential building permit of Newhall Ranch. No payment of any sort with respect to library facilities will be required under Section 2.5.3.d. of the Specific Plan in order for the developer to obtain building permits for nonresidential buildings.	
4.18 AGRICULTURAL RESOURCES		
Development of the Landmark Village tract map and related off-site improvements would convert to non-agricultural land uses 194 acres of Prime Farmland, 7 acres of Farmland of Statewide Importance, and 126 acres of Unique Farmland for a total of 327 acres of threshold criterion agricultural land. Additionally, site development would disturb 18 acres of Farmland of Local Importance and 647 acres of Grazing Land. No feasible mitigation exists to reduce the impacts resulting from the conversion of threshold criterion agricultural land to a less than significant level. The irreversible loss of 327 acres of threshold criterion agricultural land as a result of the Landmark Village project is considered a significant impact consistent with the findings of the Newhall Ranch Specific Plan Program EIR. Based on the applicable significance thresholds, the loss of Farmland of Local Importance and Grazing Land is not considered a significant impact.	SP 4.4-1 Purchasers of homes located within 1,500 feet of an agricultural field or grazing area are to be informed of the location and potential effects of farming uses prior to the close of escrow.	The project-specific impacts resulting from the loss of prime agricultural land are considered significant and unavoidable. In addition, the cumulative conversion of prime agricultural land to non-agricultural uses constitutes a loss of an irreplaceable resource and is considered a significant and unavoidable cumulative impact.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.19 UTILITIES		
Uses proposed by the Landmark Village project are within those allowed by the Newhall Ranch Specific Plan and that were previously analyzed in the Newhall Ranch Specific Plan Program EIR. The Landmark Village project would require energy resources and infrastructure to serve the project site. Projections for energy supply and demand by Southern California Edison and the Southern California Gas Company indicate that the agencies would have sufficient electricity and natural gas supply to serve the project site. Consistent with the Newhall Ranch Specific Plan Program EIR, providing electricity and natural gas to the Landmark Village project site would not require considerable extension of infrastructure. In addition, the Landmark Village project would be required to comply with Title 24 and Assembly Bill (AB) 970 energy conservation measures. With implementation of the mitigation measures from the certified Newhall Ranch Specific Plan Program EIR, no significant impacts to electricity and natural gas resources or infrastructure would occur as a result of the Landmark Village project.	SP 4.14-1 All development within the Specific Plan area shall comply with the Energy Building Regulations adopted by the California Energy Commission (Title 24 of the *California Code of Regulations*). SP 4.14-2 Southern California Edison or other energy provider is to be notified of the nature and extent of future development on the Specific Plan site prior to recordation of all future subdivisions. SP 4.14-3 All future tract maps are to comply with Southern California Edison or other energy provider guidelines for grading, construction, and development within SCE easements. SP 4.14-4 Electrical infrastructure removals and relocations are to be coordinated between the Specific Plan engineer and Southern California Edison or other energy provider as each tract is designed and constructed. SP 4.14-5 All future tract maps are to be reviewed by Los Angeles County to ensure adequate accessibility to Edison or other energy provider facilities as a condition of their approvals.	With implementation of the identified mitigation measures, the proposed project's utilities impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.19 UTILITIES (continued)		
	SP 4.13-1 All development within the Specific Plan area shall comply with the Energy Building Regulations adopted by the California Energy Commission (Title 24 of the *California Code of Regulations*). SP 4.13-2 A letter from the Southern California Gas Company or other gas provider is to be obtained prior to recordation of all future subdivisions stating that service can be provided to the subdivision under construction. SP 4.13-3 The Specific Plan is to meet the requirements of SCGC in terms of pipeline relocation, grading in the vicinity of gas mains, and development within Southern California Gas Company easements. These requirements would be explicitly defined by SCGC at the future tentative map stage. SP 4.13-4 All potential buyers or tenants of property in the vicinity of Southern California Gas Company transmission lines are to be made aware of the line's presence in order to assure that no permanent construction or grading occurs over and within the vicinity of the high-pressure gas mains.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.20 MINERAL RESOURCES		
The Landmark Village project site, utility corridor, and borrow site are located within an MRZ-2 zone, which indicates that information exists which that identifies the area as a location with significant mineral deposits present, or a location with a high likelihood of the presence of mineral deposits. The water tank sites are located in the MRZ-3 zone, which indicates that mineral deposits are expected to occur in this area, but the extent of such deposits is unknown at the present time. However, neither the tract map site, utility corridor, borrow site, nor water tank sites are the subjects of active mineral extraction operations. Further, the tract map site, utility corridor, borrow site, and water tank sites are not identified as a "locally-important mineral resource recovery site" or a "regionally significant construction aggregate resource area" by the County of Los Angeles General Plan or the Santa Clarita Valley Area Plan. In addition, at the time the Newhall Ranch site was designated by the County of Los Angeles as "Specific Plan," which serves as the zoning designation for the property, there were no areas within Newhall Ranch used for mineral extraction. Under the Specific Plan designation, the area currently is zoned for development of various Specific Plan land uses and not long-term mineral extraction activities.	None required	Less Than Significant

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.20 MINERAL RESOURCES (continued)		
The Specific Plan zoning designation allows for the development of a mixed-use planned community, with sand and gravel extraction activities allowed during tract grading and construction phases on the sites to be developed. Additionally, extraction activities are permitted in the Visitor-Serving (VS) and Open Area (OA) zones under a conditional use permit, which is not proposed. Thus, the current zoning designation for the entire Newhall Ranch site allows the area to be available for mineral extraction uses on a limited basis in areas that are already proposed for, and in association with, development (i.e., on tentative tract map sites). Furthermore, the majority of mineral resources of value are expected to be located in the River Corridor and not on the project site, and, therefore, the continued availability of these resources would not be significantly affected by the proposed project. Therefore, project implementation will not result in a significant impact in relation to the loss of availability of a known mineral resource or a locally important mineral resource recovery site.	None required	Less Than Significant

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.21 ENVIRONMENTAL SAFETY		
The potential environmental safety impacts relative to development of the Landmark Village project site include soil contamination attributable to past and present agricultural activities, on-site petroleum (i.e., oil) drilling and pipeline activities, and the disposal of on-site hazardous materials debris. Hazardous materials generally include petroleum products (including oil and gasoline), automotive fluids (antifreeze, hydraulic fluid), paint, cleaners (dry cleaning solvents, cleaning fluids), and pesticides from agricultural uses (at higher concentrations). Byproducts generated as a result of activities using hazardous materials (such as dry cleaning solvents, oil, and gasoline) are considered hazardous waste. Contamination usually takes the form of a hazardous materials or waste spill in soil. Such contamination can penetrate soils into the groundwater table, resulting in the pollution of a local water supply. Commercial uses, particularly those using underground storage tanks (UST), are most common in causing such contamination.	SP 4.5-1 Not applicable. SP 4.5-2 Only non-habitable structures shall be located within SCE easements. SP 4.5-3 Prior to issuance of grading permits, all abandoned oil and natural gas-related sites must be remediated to the satisfaction of the California Department of Oil and Gas, the Los Angeles County Hazardous Materials Control Program, the SCAQMD, and/or the RWQCB (Los Angeles region). SP 4.5-4 Not applicable. SP 4.5-5 The Specific Plan is to meet the requirements of Southern California Gas Company (SCGC) in terms of pipeline relocation, grading in the vicinity of gas mains, and development within SCGC easements. These requirements would be explicitly defined at the future tentative map stage.	With implementation of the identified mitigation measures, the proposed project's environmental safety impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.21 ENVIRONMENTAL SAFETY (continued)		
Potential environmental safety impacts associated with the project site involve observed stained soil (including possible petroleum hydrocarbon contamination) near abandoned oil wells and pipelines, aboveground storage tanks (ASTs) and equipment storage areas. Unless mitigated, these potentially contaminated soils could result in significant impacts, especially if construction utilizing these soils, or contamination within these soils, was permitted without proper monitoring and testing. When remediated to local, state and federal standards, including re-abandonment procedures for previously abandoned wells and pipelines, any potentially significant impacts relative to these conditions would be reduced to below a level of significance and, therefore, would not result in environmental safety hazards to Landmark Village residents, employees and/or visitors or to adjacent properties. Another potential safety impact associated with the project site relates to the disposal of on-site debris, including asbestos-containing materials (ACMs). Unless appropriately disposed of, ACMs could result in safety hazards to project construction workers.	SP 4.5-6 All potential buyers or tenants of property in the vicinity of Southern California Gas Company transmission lines are to be made aware of the line's presence in order to assure that no permanent construction or grading occurs over and within the vicinity of the high-pressure gas mains. SP 4.5-7 In accordance with the provisions of the Los Angeles County Building Code, Section 308(d), all buildings and enclosed structures that would be constructed within the Specific Plan located within 25 feet of oil or gas wells shall be provided with methane gas protection systems. Buildings located within 25 feet and 200 feet of oil or gas wells shall, prior to the issuance of building permits by the County of Los Angeles, be evaluated in accordance with the current rules and regulations of the State of California Division of Oil and Gas. SP 4.5-8 In accordance with the provisions of the Los Angeles County Building Code, Section 308(c), all buildings and structures located within 1,000 feet of a landfill containing decomposable material (in this case, Chiquita Canyon Landfill) shall be provided with a landfill gas migration protection and/or control system. SP 4.5-9 In accordance with the provisions of the Los Angeles County Code, Title 11, Division 4, Underground Storage of Hazardous Materials regulations, the County of Los Angeles Department of Public Works shall review, prior to the issuance of building permits by the County of Los Angeles, any plans for underground hazardous materials storage facilities (e.g., gasoline) that may be constructed or installed within the Specific Plan.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.21 ENVIRONMENTAL SAFETY (continued)		
The presence of pesticides in the soils from historic agricultural operations, and the continuing use of pesticides in connection with ongoing agricultural activities, constitutes a potential impact, although the impact does not rise to a significant level. Soil sampling has been conducted to determine on-site concentrations of pesticides. The results showed no concentration of hazardous pesticides exceeding the residential or industrial use Preliminary Remediation Goals. Additionally, no Proposition 65 pesticides have been used on the Landmark Village project site. With respect to the future use of pesticides, due to the regulation of those pesticides used by agricultural activities occurring on Newhall Ranch, including the chemical and physical properties of those pesticides used, the requirement to use the pesticides in accordance with manufacturer specifications, and the mode of application of the pesticides, it is not expected that humans would be subject to either acute overexposure or chronic exposure to any of the pesticides used. Therefore, the on-site use of pesticides would not create a potential public health hazard, and would create no significant impact to the development property or its residents.	LV 4.21-1 Prior to the issuance of grading permits, those areas of the Landmark Village tract map property, the Adobe Canyon borrow site and the Chiquito Canyon grading site identified as formerly containing above-ground storage tanks, current agricultural storage areas and current soil staining by the Phase I Environmental Site Assessment of Landmark Village Tentative Tract Map No. 53108, Highway 126, Newhall Ranch, California (BNA Environmental, May 2004) and Addendum Letter Phase I Environmental Site Assessment of Proposed Water Tank Locations and Utility Corridor Easements Associated With the Proposed Landmark Village Development Tentative Tract Map No. 53108, State Highway 126, Newhall Ranch, California (BNA Environmental, September 2004)(see **Appendix 4.21**), shall be investigated for the presence of petroleum hydrocarbons and hazardous materials and/or wastes, and, where necessary, shall be remediated in conformance with applicable federal, state, and local laws, to the satisfaction of the California Department of Conservation, Division of Oil and Gas, the Los Angeles County Hazardous Materials Control Program, the SCAQMD, and/or the RWQCB (Los Angeles region). LV 4.21-2 Prior to the issuance of grading permits, all former oil wells located on the Landmark Village tract map property, the Adobe Canyon borrow site and the Chiquito Canyon grading site shall be reabandoned according to the requirements of the California Department of Conservation, Division of Oil and Gas, if such sites are to be disturbed or are located in an area of development.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.21 ENVIRONMENTAL SAFETY (continued)		
	LV 4.21-3 Prior to the issuance of grading permits, all pipelines located on the Landmark Village tract map property or the Chiquito Canyon grading site that will no longer be used to transport oil products shall be reabandoned according to the requirements of the California Department of Conservation, Division of Oil and Gas. The soil beneath these pipelines shall be assessed for petroleum hydrocarbons. Any contaminated soil located within grading operations or development areas shall be remediated in conformance with applicable federal, state, and local laws, to the satisfaction of the California Department of Conservation, Division of Oil and Gas, the Los Angeles County Hazardous Materials Control Program, the SCAQMD, and/or the RWQCB (Los Angeles region). Any pipeline to remain in use shall be assessed for hydrocarbon leakage. LV 4.21-4 Prior to the issuance of grading permits, all scattered suspect asbestos-containing material debris located on the Landmark Village tract map property, the Adobe Canyon borrow site and the Chiquito Canyon grading site shall be disposed of in accordance with applicable federal, state, and local requirements.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.21 ENVIRONMENTAL SAFETY (continued)		
	LV 4.21-5 In the event that previously unidentified, obvious, or suspected hazardous materials, contamination, underground storage tanks, or other features or materials that could present a threat to human health or the environment are discovered during construction, construction activities shall cease immediately until the subject site is evaluated by a qualified professional. Work shall not resume until appropriate actions recommended by the professional have been implemented to demonstrate that contaminant concentrations do not exceed risk-based criteria.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.22 CULTURAL/PALEONTOLOGICAL RESOURCES		
Phase I and II archaeological surveys of all cultural resources were undertaken within the Newhall Ranch Specific Plan, including the Landmark Village tract map site. The Phase I survey resulted in the discovery and recording of two prehistoric archaeological sites. Subsequently, Phase II archaeological studies were conducted at these sites. One site (CA-LAN-2233) was found to contain two components: a northern component containing a subsurface archaeological deposit and intact artifacts; and a southern component consisting solely of a surface scatter of stone artifacts. The northern component contains scientific information that may contribute to the reconstruction of local prehistory; therefore, development of this northern area has the potential to result in significant impacts to cultural resources. The second component represented lithic scatter that had been extensively disturbed and did not contribute to the knowledge of prehistoric pathways. The Phase II testing determined that the second site (CA-LAN-2234) did not represent an extant archaeological site. Inadvertent direct and/or indirect disturbance during construction to any sensitive cultural resource found on the project site would be considered a significant impact absent mitigation.	SP 4.3-1 Any adverse impacts to California-LAN-2133, -2235, and the northern portion of -2233 are to be mitigated by avoidance and preservation. Should preservation of these sites be infeasible, a Phase III data recovery (salvage excavation) operation is to be completed on the sites so affected, with archaeological monitoring of grading to occur during subsequent soils removals on the site. This will serve to collect and preserve the scientific information contained therein, thereby mitigating all significant impacts to the affected cultural resource. SP 4.3-2 Any significant effects to California-LAN-2241 are to be mitigated through site avoidance and preservation. Should this prove infeasible, an effort is to be made to relocate, analyze, and re-inter the disturbed burial at some more appropriate and environmentally secure locale within the region. SP 4.3-3 In the unlikely event that additional artifacts are found during grading within the development area or future roadway extensions, an archaeologist will be notified to stabilize, recovers and evaluate such finds.	With implementation of the identified mitigation measures, the proposed project's cultural/paleontological resources impacts would be mitigated to below a level of significance, and no unavoidable significant impacts would occur.

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.22 CULTURAL/PALEONTOLOGICAL RESOURCES (continued)		
A Phase I paleontologic report was prepared to determine the likelihood of encountering paleontologic resources on the project site. This report focused on a literature and records search, as well as an extensive field survey of the area proposed for development. The proposed project would occur in geologic formations with high and moderate potential for the discovery of fossil remains. Therefore, grading activities associated with the proposed project could have significant impacts on the region's paleontological resources absent mitigation.	SP 4.3-4 As part of an inspection testing program, a Los Angeles County Natural History Museum-approved inspector is to be on site to salvage scientifically significant fossil remains. The duration of these inspections depends on the potential for the discovery of fossils, the rate of excavation, and the abundance of fossils. Geological formations (like the Saugus Formation) with a high potential will initially require full time monitoring during grading activities. Geologic formations (like the Quaternary terrace deposits) with a moderate potential will initially require half-time monitoring. If fossil production is lower than expected, the duration of monitoring efforts should be reduced. Because of known presence of microvertebrates in the Saugus Formation, samples of at least 2,000 pounds of rock shall be taken from likely horizons, including localities 13, 13A, 14, and 23. These samples can be stockpiled to allow processing later to avoid delays in grading activities. The frequency of these samples will be determined based on field conditions. Should the excavations yield significant paleontological resources, excavation is to be stopped or redirected until the extent of the find is established and the resources are salvaged. Because of the long duration of the Specific Plan, a reassessment of the paleontological potential of each rock unit will be used to develop mitigation plans for subsequent subdivisions.	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.22 CULTURAL/PALEONTOLOGICAL RESOURCES (continued)		
	SP 4.3-4 (continued) The report shall include an itemized inventory of the fossils, pertinent geologic and stratigraphic data, field notes of the collectors and include recommendations for future monitoring efforts in those rock units. Prior to grading, an agreement shall be reached with a suitable public, non-profit scientific repository, such as the Los Angeles County Museum of Natural History or similar institution, regarding acceptance of fossil collections. LV 4.22-1 Although no other significant cultural resources were observed or recorded, all grading activities and surface modifications must be confined to only those areas of absolute necessity to reduce any form of impact on unrecorded (buried) cultural resources that may existing within the confines of the project area. In the event that resources are found during construction, activity shall stop and a qualified archaeologist shall be contacted to evaluate the resources. If the find is determined to be a historical or unique archaeological resource, contingency funding and a time allotment sufficient to allow for implementation of avoidance measures or appropriate mitigation should be available. Construction work may continue on other parts of the construction site while historical/archeological mitigation takes place, pursuant to Public Resources Code Section 21083.2(i).	

Environmental Impact	Mitigation Measures	Level of Significance After Mitigation
4.22 CULTURAL/PALEONTOLOGICAL RESOURCES (continued)		
	LV 4.22-2 For archeological sites accidentally discovered during construction, there shall be an immediate evaluation of the find by a qualified archeologist. If the find is determined to be a historical or unique archeological resource, as defined under CEQA, contingency funding and a time allotment sufficient to allow for implementation of avoidance measures or appropriate mitigation shall be provided. Construction work may continue on other parts of the construction site while historical/archeological mitigation takes place, pursuant to Public Resources Code Section 21083.2(i).	

(d) **Vesting Tentative Tract Map No. 53108.** Approval of the Vesting Tentative Tract Map is required to subdivide the Landmark Village site into 308 single-family units, 18 multi-family lots, 26 mixed-use lots, and lots for, among other uses, recreation, parks, school site, and open space. The proposed map would subdivide the site into a total of 416 lots (with 1,444 dwelling units).

(e) **SEA Conditional Use Permit.** On May 27, 2003, the County's Board of Supervisors approved a program-level General Plan Amendment 94-087-(5)), as part of the Board's project approvals for the Newhall Ranch Specific Plan. The prior General Plan Amendment approved (a) adjustments to the existing boundaries of SEA 23, consistent with General Plan policies requiring protection of natural resources within SEAs; and (b) Specific Plan development within the SEA boundaries, including bridge crossings (e.g., Long Canyon Road Bridge), trails, bank stabilization, and other improvements. The approved SEA boundary adjustments were found to be consistent with the adopted Specific Plan, which established a Specific Plan "Special Management Area" designation over the adjusted SEA 23 boundaries. Although the adjusted boundaries within SEA 23 were designated as the River Corridor SMA in the adopted Specific Plan, the County's underlying SEA designation remains in effect.

As part of the Landmark Village Project Approvals, the project applicant is requesting a project-level SEA CUP to provide the County with the regulatory framework for determining if the Landmark Village development within the approved River Corridor SMA/SEA 23 boundaries is consistent with both the adopted Specific Plan and previously approved program-level SEA CUP No. 94-087-(5). Specifically, the proposed project-level improvements within the River Corridor SMA/SEA 23 include the Long Canyon Road Bridge, trails, water quality basins, bank stabilization, water and sewer utility crossings, storm drain outlets and potential riparian mitigation sites.

The Los Angeles County General Plan requires that any development proposal within an SEA be reviewed for compliance with certain "design compatibility criteria." The Los Angeles County Zoning Code implements this General Plan requirement. In addition, the General Plan requires that an application for an SEA CUP must undergo an "SEA Performance Review." This process involves review of the application by the appointed Significant Ecological Area Technical Advisory Committee (SEATAC). SEATAC reviews the application and accompanying biological resources report for adequacy, and makes recommendations for final project design. Such recommendations are then considered by the Los Angeles County Regional Planning Commission and Board of Supervisors.

(f) **Oak Tree Permit**. The County Zoning Code contains provisions protecting trees of the oak genus. As a result, the removal or damage of certain "protected" oak trees is unlawful without a permit (Los Angeles County Zoning Code, Section 22.56.2050). An Oak Tree Permit is required for the removal of ~~66~~67 of the 200 oak trees located on the project site, which includes the Landmark Village Vesting Tentative Tract Map No. 53108, all proposed grading limits (including access roads and infrastructure), and the area within 200 feet of the grading line. Up to 36 of these oak trees proposed for removal would be transplanted within the Newhall Ranch Specific Plan site. A final evaluation of these trees proposed for transplanting would be completed prior to implementing the transplanting operation. In addition, 14 oak trees would be impacted by encroachment (e.g., grading, excavation) within the protective zone of those trees. The proposed project does not impact the remaining 119 oak trees identified on the site.

Table 4.2-2
Existing Santa Clara River Conditions
Discharge by Return Period (cfs)

Location	Station	2-Year[1]	5-Year[1]	10-Year[1]	20-Year[1]	50-Year[1]	100-Year[1]	ML Map Qcap[2]	Revised QCap[3]
Upstream of Castaic Creek Confluence	35245	1,720	5,240	9,490	15,600	27,500	40,300	138,000	116,236
At Castaic Confluence	32265	2,527	8,232	14,942	24,157	41,141	58,207	163,000	140,776
Downstream of Chiquito Creek Confluence	22195	2,558	8,333	15,123	24,453	41,646	58,922	165,000	141,426
At Grande Canyon Creek Confluence	17360	2,581	8,408	15,263	24,675	42,025	59,457	166,500	141,426
Downstream of Potrero Creek Confluence	15125	2,600	8,480	15,400	24,900	42,400	60,000	168,000	142,475

Source: Pacific Advanced Civil Engineering, Inc., Landmark Village Flood Technical Report *(August 2006).*

[1] *These recurrence intervals were obtained from ACOE.* Santa Clara River Adopted Discharge Frequency Values *(adopted May 3, 1994 by the ACOE, the Ventura County Flood Control Department, and the LACDPW).*

[2] *This recurrence interval is from the LACDPW ML Maps 43-ML-24 and 43-ML-25 of floodplain and floodway. This published Q_{cap} flow rate from LACDPW was recently revised downward.*

[3] *Revised Capital Flood Flow Rates from LACDPW 2005 - see PACE January 2006 Santa Clara River HEC-RAS Modeling report (EIR,* ***Appendix 4.2****).*

5. PLANS AND POLICIES FOR FLOOD CONTROL

Storm runoff from the project site, and discharges of runoff into and/or encroachment upon natural drainages, wetlands, and/or floodplains are subject to the Federal Clean Water Act (CWA) (33 U.S.C. Section 1251 et seq.) and associated regulations; the State Porter-Cologne Water Quality Control Act (Water Code Section 13000 et seq.) and associated regulations; Sections 1600–1607 of the California Fish and Game Code; and the requirements established by the ACOE, the CDFG, the State Water Resources Control Board (SWRCB), the Regional Water Quality Control Board (RWQCB), and the Flood Control and Watershed Management Divisions of the LACDPW. Many of these regulations control water quality and floodplain modifications, and, where applicable, are addressed in this EIR in **Section 4.3**, **Water Quality**, and **Section 4.5**, **Floodplain Modifications**, respectively.

a. The Federal Clean Water Act

The project would be subject to federal permit requirements under the federal Clean Water Act.

In 1972, the federal Water Pollution Control Act (later referred to as the CWA) was amended to require that the discharge of pollutants to "waters of the U.S." from any point source be effectively prohibited, unless the discharge is in compliance with a National Pollutant Discharge Elimination System (NPDES)

5-year flood event. The proposed bridge improvements would cause a localized narrowing at the channel at the bridge; however, flooding up to a capital flood event would still be contained within the channel. The Long Canyon Road Bridge and associated bank protection are consistent with the improvements described in the approved Specific Plan.

Erosion at Drainage Discharge Points

The Los Angeles MS4 Permit notes that increased volume, velocity, and discharge duration of stormwater runoff from developed areas could potentially accelerate downstream erosion and impair stream habitat. As a result, the permit stipulates, "Permittees shall control post-peak stormwater runoff in Natural Drainage Systems to prevent accelerated stream erosion and protect stream habitat." The following discussion supports the conclusion that there would be no significant downstream impacts potentially accelerating stream erosion as a result of the project. (See this EIR, **Section 4.5**, **Floodplain Modifications**, for a discussion of the project's potential impacts on biological resources in the river and other affected drainages.)

~~Development of the Landmark project site would place bank stabilization further inland from the existing riparian corridor. Subsequent revegetation installed after bank stabilization is in place would create more vegetated corridor than presently occurs under existing conditions. It is acknowledged that there is a potential for a portion of bank stabilization to become exposed during a major storm event. However, with the greater riverian corridor in place it is unlikely that large portions of bank stabilization will become exposed. For instance, 25-year storm events were experienced in the Santa Clara River in January 2005. At that time, none of the projects located along the Santa Clara River that had incorporated buried bank stabilization into their design experienced any exposure of bank stabilization. The success of the bank stabilization, in part, can be attributed to revegetation efforts required with the placement of buried bank stabilization. Lastly, the County of Los Angeles does not intend to refill portions of vegetated fill associated with bank stabilization should any be lost during periods of high storm water flows.~~

Most of the restoration areas associated with the Landmark Village tract map site are located outside of the existing riparian corridor and are presently being utilized for agricultural purposes. These restoration areas will be planted with native vegetation. With the revegetation in restored areas, there would be more vegetated corridor than presently occurs under existing conditions. While it is acknowledged there is a potential for a portion of the buried bank stabilization to become exposed during a major storm event, it is not a likely or probable outcome. To illustrate this point, site visits were conducted of the Bridgeport project and other project sites, which utilize buried soil cement bank protection along the Santa Clara River upstream of the Landmark Village project site. The site visits were conducted after the 2004/2005 winter rainy season, which proved to be one of the wettest years on record and produced an approximate 50-year flood in the Santa Clara River; however, storm flows did not expose any of the buried soil cement bank protection and no damage occurred to the revegetated areas at these upstream project sites.

In addition, Pacific Advanced Civil Engineering, Inc. (PACE) prepared a technical memorandum evaluating buried bank stabilization installed upstream of the Landmark Village project site after the 2004/2005 winter storms.

In terms of erosion, PACE concluded that the majority of the river bank protection construction includes a horizontal location of the bank protection that is located outside of or adjacent to the existing riparian edge. PACE found that the placement of the bank protection outside of the existing river corridor substantially decreases the likelihood that the river scour will remove the buried soil and vegetation placed over the soil cement bank protection. As noted above, the majority of the bank protection is located outside of the existing riparian corridor where areas will typically experience velocities much less

than the main channel creek velocities (typically velocities of 2-8 fps along the banks while velocities >15 fps in the main channel occur adjacent to these locations during a 100-year discharge). Lower, non-erosive, velocities in the areas along the buried bank stabilization indicate that it is unlikely that all or part of the buried bank stabilization will become exposed. In light of the above, the County of Los Angeles does not foresee a need, nor does it intend, to refill portions of revegetated fill associated with bank stabilization should any be lost during periods of high stormwater flows.

In natural riverine systems, such as the Santa Clara River and its tributaries, frequent discharges (on the order of the average annual and 2-year flows) dictate stream geomorphology. Extended and frequent discharges at these critical flow rates would potentially impact stream health. The project proposes to install water quality basins, which would capture runoff from small, frequent storms and release flows at non-erosive rates. This means that water from the basins would be released at a rate substantially less than discharges associated with 2-year storms; therefore, erosive impacts would be reduced to less than significant levels.

To reduce storm flow velocities during smaller, more frequent flows (i.e., 2-year storm events) and to prevent erosion at stormwater discharge points into the river, the Landmark Village Drainage Concept includes energy dissipaters consisting of either rip-rap or larger standard impact type energy dissipaters at affected storm system outlets in the river. These energy dissipaters would slow the rate of flow of discharge into the river in order to prevent erosion of the stream channel.

Energy dissipaters and water quality basins used to reduce erosion risk in smaller events also would reduce erosion risk in larger events.

The project would not affect the rate of flow, currents, or the course and direction of surface water of the side drainages as the project would be required to adhere to Los Angeles County requirements for detention basins and pipe sizing. As a result, project impacts under this criterion would be less than significant.

Fluvial Impacts

Development along the river within the study area has the potential to modify the fluvial mechanics of the river, and the PACE fluvial analysis evaluates impacts from buildout of Newhall Ranch from (1) fluvial modifications of the riverbed from single hypothetical storm events; and (2) changes in the floodplain fluvial operation over the long-term. It is important to note that the HEC-RAS and fluvial study covers an area from I-5 to generally west of the Ventura County/Los Angeles County line and is not limited to the Landmark project site.

The fluvial study examined local, long-term, and episodic components of riverbed adjustment. The study found that localized impacts from proposed bridge piers would occur, however, these impacts would not be significant. The study also found that the Landmark Village project would not change the fluvial mechanics of the Santa Clara River and, therefore, would not create a significant impact.

(b) Result in Runoff Flow Rates in Excess of Existing or Planned Drainage Systems

Because the proposed upstream debris basins are part of the project's drainage system design, runoff flow rates from the entire 996-acre tributary area are addressed in the following analysis. Runoff from the 349-acre Chiquita Canyon Landfill drainage area would be channelized through the Landmark Village site and no project site runoff would discharge into that separate facility. Runoff from the landfill is addressed in a separate report and improvements associated with that drainage area are determined to have adequate capacity to accommodate runoff from that acreage and facility. This report, Chiquito Landfill Drainage Report, Psomas is located in **Appendix 4.2**.

BMPs appropriate and applicable to the subdivision. The County of Los Angeles Department of Public Works shall monitor compliance with those NPDES requirements.

b. Additional Mitigation Measures Proposed by this EIR

LV 4.3-1 Prior to issuance of a building permit, and as a part of the design level hydrology study and facilities plan, the project applicant shall submit to planning staff for review drainage plans showing the incorporation into the project of those water quality and hydrologic control project design features (i.e., the post-development water quality and hydrologic control BMPs)(the "PDFs"), identified in this **Section 4.3**, which PDFs shall be designed to meet the standards set forth in this **Section 4.3**, including the sizing, capacity, and volume reduction performance standards set forth herein, all as summarized in **Table 4.3-12~~7~~**.

9. CUMULATIVE IMPACTS

a. Surface Water Quality

This section defines the geographic area of potential impact for the cumulative impacts analysis, and evaluates impacts from probable future projects together with the incremental effects of the proposed Project to determine effects on water quality and hydromodification within this geographic area. The model results presented below are used in addition to consideration of the other projects reflected in adopted plans and projections for areas tributary to Santa Clara River Reach 5 to get a better overall assessment of cumulative water quality effects on the Santa Clara River.

The geographic area for evaluating cumulative impacts includes the unincorporated area of Los Angeles County west of I-5 to the Ventura County line, excluding the Six Flags Magic Mountain area (see **Figure 4.3-1**). This geographic area includes the Newhall Ranch Sub-region, the Entrada Sub-region, the Legacy Village Sub-region, and the Valencia Commerce Center.

The proposed Entrada project site is located directly east of the NRSP area and west of the Santa Clara River. Entrada is bounded by the Santa Clara River to the east and north, the Mission Village project within the NRSP to the west, and the Westridge project to the south. The existing Six Flags Magic Mountain Theme Park is located adjacent to the NRSP and Entrada, but is not included in the project site. The Entrada project proposes development of single and multi-family residential units, commercial/retail uses, and a hotel on 813 acres. The project also includes private recreational facilities and various trail and road improvements.

The proposed Legacy Village project is located south of the NRSP area, bordering the Mission Village and Homestead projects, and north of Stevenson Ranch. The 1,750-acre Legacy project proposes construction

stage of channel adjustment, current and expected amount of basin imperviousness, and existing or planned hydromodification control strategies.

The absolute measure of watershed imperviousness that could cause stream instability in the Santa Clara River depends on many factors, including watershed area, land cover, and soil type; development impervious area and connectedness; longitudinal slope of the river; channel geometry; and local boundary materials, such as bed and bank material properties and vegetation characteristics. Based on land use data provided by the County of Los Angeles, the estimated cumulative level of percent impervious area at build-out in the Santa Clara River watershed upstream from the confluence with Castaic Creek ~~is 8.3NRSP area~~ is nine percent.

The SCCWRP found signs of hydromodification impacts in Southern California streams when watershed percent imperviousness was around two to three percent for streams with a catchment drainage area of less than 5 mi^2 (SCCWRP, 2005). Recognizing that their findings are limited to the type and size of catchments that were measured, the researchers in the SCCWRP study attempted to develop a framework by which their results could be extended to other stream types. They developed a classification system based on watershed characteristics, stream channel characteristics, and stream channel resistance, and suggested these features could be important in selecting management strategies and approaches. The Level 1 classification is based on watershed characteristics that include the size, shape, and topography of the watershed. The catchment drainage area (CDA) is stated to be the most obvious differentiator among watersheds, as this is likely to have the greatest effect on runoff. The SCCWRP study focused on small watershed (< 5 mi^2); whereas; the CDA of the Santa Clara River at the Los Angeles County line, near the western edge of the NRSP area is about 625 mi^2. Based on the differences in CDA, it is unlikely that the SCCWRP results are applicable to the Santa Clara River. Information in the SCCWRP report, based in part on the work of Zielinski (2002), suggests that smaller watersheds are more responsive and sensitive to changes in land use, whereas larger watersheds (> 30 mi^2) were said to be less responsive to land use changes; however, other studies, including GeoSyntec's work in the San Francisco Bay area, found significant hydromodification impacts on streams of watersheds that were 40 mi^2 in size; however, this is still substantially smaller than the Santa Clara River watershed at the Castaic Creek confluence. Given the large CDA for the Santa Clara River, the river is likely less responsive to potential hydromodification effects, but channel morphology must still be examined to determine the level and potential significance of Santa Clara River response.

Fluvial Study. Additional study of the Santa Clara River has been performed by Pacific Advanced Civil Engineering, Inc., who prepared a comprehensive fluvial analysis for Santa Clara River through the NRSP area (PACE, 2006) for LACDPW. A river fluvial analysis is the study of the river bed and bank sediment movement over time and as a result of flow in the river and changes in the tributary watershed.

4.4 BIOTA

This section replaces the prior version of Section 4.4 Biota, of the Landmark Village Draft EIR. The section has been revised to address comments received on the Draft EIR, and to incorporate the results of recent field surveys and studies. Although this revised section replaces the prior version, the basic findings with respect to impacts on special-status biological resources remain unchanged. The primary changes made to this revised section include (1) updating the plant communities classification to the current system used by the CDFG (CDFG 2003); (2) incorporating the results of recent bird surveys conducted by Bloom Biological, Inc., and the identification of additional special-status bird species occurring or potentially occurring on the project site; (3) incorporating the results of recent protocol-level surveys for coastal California gnatcatcher conducted by Dudek; (4) incorporating the results of recent protocol-level surveys for arroyo toad conducted by Bloom Biological; (5) restructuring the mitigation section to more clearly identify the previously adopted mitigation measures and the additional measures required by this EIR; (6) providing additional mitigation measures to further reduce potential impacts associated with wildlife loss during grading activities and indirect impacts associated with increased human and domestic animals presence; and (7) expanding the cumulative impact discussion to incorporate the findings of Dudek's Santa Clara River Watershed Study (Dudek 2007).

1. SUMMARY

The Landmark Village project, including the necessary off-site project components, would result in the permanent conversion of, or temporary disturbance to, 387.03 acres of land currently used for agricultural purposes, 49.94 acres of California annual grassland, 1.76 acres of coast live oak woodland, 49.47 acres of undifferentiated chaparral and alliances, 9.25 acres of mulefat scrub, 21.00 acres of southern cottonwood-willow riparian forest, 208.00 acres of coastal scrub and alliances/associations, 3.69 acres of southern willow scrub, 9.96 acres of river wash, 0.47 acre of alluvial scrub, 12.13 acres of big sagebrush scrub alliances, 0.63 acre of southern coast live oak riparian forest, 6.12 acres of arrow weed scrub, 0.93 acre of herbaceous wetland, 0.02 acre of developed open channel, and 235.99 acres of disturbed land.

Significant impacts would occur with respect to the loss of mulefat scrub, coast live oak woodland, southern coast live oak riparian forest, southern willow scrub, southern cottonwood-willow riparian forest, big sagebrush scrub, coastal scrub and alliances/associations, wildlife habitat, special-status birds and other non-avian special-status wildlife species, special-status plant species, protected oaks, and California Department of Fish and Game (CDFG) and U.S. Army Corps of Engineers (ACOE) jurisdictional resources. Significant indirect impacts would occur as a result of increased light and glare, increased non-native plant species, and increased human and domestic animal presence.

The direct and indirect impacts associated with development and operation of the Landmark Village project are consistent with the findings of the Newhall Ranch Specific Plan Program EIR (Impact Sciences, Inc. March 1999) and Revised Additional Analysis (Impact Sciences, Inc. May 2003). Implementation of the mitigation measures required by the Newhall Ranch Specific Plan Program EIR and the Specific Plan Resource Management Plan (RMP), as well as the additional mitigation measures required by this EIR, would mitigate some, but not all, of the identified project-specific impacts to less than significant levels. However, consistent with the findings of the Newhall Ranch Specific Plan Program EIR, significant unavoidable impacts would occur due to the loss of special-status wildlife species, coastal scrub, wildlife habitat, and the increase in human and domestic animal presence. The project would also contribute to a significant unavoidable cumulative impact related to the ongoing loss of sensitive biological resources in the project region.

2. INTRODUCTION

a. Relationship of Project to Newhall Ranch Specific Plan Program EIR

Section 4.6 of the Newhall Ranch Specific Plan Program EIR identified and analyzed the existing conditions, potential impacts, and mitigation measures associated with biological resources for the entire Newhall Ranch Specific Plan. Subsequent, more detailed review was conducted of the biological effects of the Specific Plan caused by changes to the hydrology and hydraulics of the Santa Clara River in the Newhall Ranch Revised Additional Analysis (2003), Section 2.3, Floodplain Modifications. The Revised Additional Analysis (Sections 2.2 and 2.4) also examined in greater depth the Salt Creek Corridor and Specific Plan consistency against Los Angeles County (County) General Plan policies pertaining to Significant Ecological Areas (SEA).

This project-level EIR is tiering from the previously certified Newhall Ranch Specific Plan Program EIR. **Section 4.4** assesses the Landmark Village project's existing conditions, the project's potential environmental impacts, and the applicable mitigation measures from the Newhall Ranch Specific Plan Program EIR, and any additional mitigation measures recommended by this EIR for the Landmark Village project.

All subsequent project-specific development plans and tentative subdivision maps must be consistent with the Newhall Ranch Specific Plan and the County of Los Angeles General Plan and Santa Clarita Valley Areawide Plan.

3. SUMMARY OF THE NEWHALL RANCH SPECIFIC PLAN PROGRAM EIR FINDINGS

The Newhall Ranch Specific Plan would develop approximately 5,793 acres of the 11,963-acre Specific Plan site (or 49 percent of the site), and would preserve as undeveloped land a total of approximately 6,170 acres (or 51 percent of the site). In addition, an off-site condition requires the applicant to dedicate

to the public 1,517 acres of land in the remaining Salt Creek watershed in Ventura County, adjacent to the Specific Plan site. This land is also required to be managed in conjunction with and in the same manner as the High Country Special Management Area (SMA)/SEA 20. Portions of proposed development within the Specific Plan area would occur in sensitive upland and riparian habitats. Therefore, the Specific Plan was determined to have significant impacts on the biological resources located on the site. Implementation of measures contained in the Specific Plan RMP and those measures contained in the Newhall Ranch certified environmental documentation would reduce some, but not all, Specific Plan impacts to special-status resources to below CEQA thresholds of significance. Specifically, direct impacts to special-status plant species and riparian plant communities would be reduced to below CEQA thresholds of significance. Specific Plan impacts to some special-status wildlife species, coastal scrub, the overall loss of wildlife habitat, and indirect and cumulative impacts to biological resources would remain significant. Also, despite the preservation of the major wildlife corridor along the Santa Clara River, the Specific Plan would significantly impact the ability of some animals to move across portions of the Specific Plan area. **Table 4.4-1**, **Significant Biological Impacts – Newhall Ranch Specific Plan and WRP**, summarizes the Specific Plan's impacts on biological resources, the applicable mitigation measures, and the significance findings after the mitigation is implemented.

Table 4.4-1
Significant Biological Impacts – Newhall Ranch Specific Plan and WRP

Impact Description	Mitigation Measures	Conclusion After Mitigation
General Wildlife Impacts – Based on the amount of habitat lost (5,132 acres), the impact potential of implementation of the Newhall Ranch Specific Plan on the diminishment of habitat for wildlife or plants is considered significant.	See measures listed below for impacts to sensitive animal species.	Significant
The impact potential of implementation of the Newhall Ranch Specific Plan on the movement of resident wildlife species is considered significant due to the reduction in open land available for wildlife movement between the river and upland areas.	See measures listed below for impacts to sensitive animal species and habitats.	Significant
Loss of Habitat –As approved, implementation of the Specific Plan would result in the loss of 1,820 of the 5,183 acres of coastal sage scrub (coastal scrub), 202 of the 1,213 acres of chaparral, and 1,480 of the 1,896 acres of non-native grassland habitat present on the site (when combined, 42 percent of these vegetation types would be lost).	See measures listed below for impacts to sensitive animal species and habitats.	Significant
It is acknowledged that any loss of plant species listed as Rare, Threatened, or Endangered is considered a significant impact. Those include the following:		
Slender-horned spineflower (significant if present)	Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53	Not Significant
California Orcutt grass	Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53	Not Significant
Lyon's pentachaeta	Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53	Not Significant

Impact Description	Mitigation Measures	Conclusion After Mitigation
Nevin's barberry	Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53	Not Significant
Thread-leaved brodiaea	Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53	Not Significant
Santa Susana tarplant	Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53	Not Significant
Braunton's milk vetch	Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53	Not Significant
San Fernando Valley spineflower (significant in Additional Analysis)	Mitigation Measures 4.6-53, 59, and 65–80	Not Significant
Short-joint beavertail cactus (significant in Additional Analysis)[a]	Mitigation Measures 4.6-27, 34, 35, 53, and 59	Not Significant
Calochortus (potentially significant in Additional Analysis depending upon actual species present)	Mitigation Measures 4.6-27, 34, 35, 53, and 59	Not Significant
Dudleya (potentially significant depending upon actual species present)[a]	Mitigation Measures 4.6-27, 34, 35, 53, and 59	Not Significant
Based on this analysis of indirect impacts to spineflower and other special-status plants, seven indirect impacts/edge effects are considered significant in connection with the proposed development of Newhall Ranch.	Mitigation Measures 4.6-53, 4.6-59, and 4.6-65–80	Not Significant
Project construction and operation may have potential significant impacts on a number of sensitive animal species through loss of habitat and/or decrease in water quality if impacts are unmitigated. Species include the following:		
Santa Ana sucker	Mitigation Measures 4.6-44, 4.6-53, 4.6-55, 4.6-57, and 4.6-58	Not Significant
Unarmored threespine stickleback	Mitigation Measures 4.6-53, 4.6-54, 4.6-55, 4.6-57, 4.6-58, and 4.6-59	Not Significant
Arroyo chub	Mitigation Measures 4.6-44, 4.6-53, 4.6-55, 4.6-57, and 4.6-58	Not Significant
Arroyo toad	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Western spadefoot toad	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-56, and 4.6-55	Not Significant
Silvery legless lizard	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Southwestern pond turtle	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-56, and 4.6-55	Not Significant
Coastal rosy boa	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
San Bernardino ringneck snake	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Two-striped garter snake	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-56, and 4.6-55	Not Significant
Coast horned lizard	Mitigation Measures 4.6-27–4.6-43, 4.6-53, 4.6-56, and 4.6-55	Significant
Coast patch-nosed snake	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant

Impact Description	Mitigation Measures	Conclusion After Mitigation
Least Bell's vireo	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-56, and 4.6-59	Not Significant
Southwestern willow flycatcher	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-56, and 4.6-59	Not Significant
Northern harrier	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Cooper's hawk	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Vermilion flycatcher	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Yellow warbler	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Summer tanager	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Southern California rufous-crowned sparrow	Mitigation Measures 4.6-27–4.6-43, 4.6-53, 4.6-56, and 4.6-55	Significant
Tricolored blackbird	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-56, and 4.6-55	Significant
Great blue heron	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Great egret	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Snowy egret	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55 and 4.6-56	Not Significant
Black-crowned night heron	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
White-tailed kite	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Swainson's hawk	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Mountain plover	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Western least bittern	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Fulvous whistling duck	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Bell's sage sparrow	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Ferruginous hawk	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Western burrowing owl	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Sharp-shinned hawk	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Golden eagle	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
Pallid bat	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant

Impact Description	Mitigation Measures	Conclusion After Mitigation
Pocketed free-tailed bat	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Pale Townsend's big-eared bat	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Greater western mastiff bat	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Mountain lion	Mitigation Measures 4.6-27–4.6-43, and 4.6-53	Significant
San Diego black-tailed jackrabbit	Mitigation Measures 4.6-27–4.6-43, 4.6-53, 4.6-56, and 4.6-55	Significant
San Diego desert woodrat	Mitigation Measures 4.6-27–4.6-43, 4.6-53, 4.6-56, and 4.6-55	Significant
Yuma myotis	Mitigation Measures 4.6-1–4.6-26, 4.6-53, 4.6-55, and 4.6-56	Not Significant
Development of the Specific Plan would result in impacts to sensitive habitats including the following:		
Coastal scrub	Mitigation Measures 4.6-27–4.6-43	Significant
Valley oak woodland/savanna	Mitigation Measures 4.6-27–4.6-43	Significant
Elderberry scrub	Mitigation Measures 4.6-27–4.6-43, and 4.6-60	Not Significant
Mainland cherry forest	Mitigation Measures 4.6-27–4.6-43, and 4.6-61	Not Significant
Southern willow scrub	Mitigation Measures 4.6-1–4.6-26	Not Significant
Southern cottonwood-willow riparian forest and southern willow riparian woodland	Mitigation Measures 4.6-1–4.6-26	Not Significant
Coastal and valley freshwater marsh and ponds	Mitigation Measures 4.6-1–4.6-26	Not Significant
Wetlands	Mitigation Measures 4.6-1–4.6-26	Not Significant
SEA 20 – High Country	Mitigation Measures 4.6-1–26	Not Significant
SEA 23 – River Corridor	Mitigation Measures 4.6-26a–52	Not Significant
Indirect Impacts – Implementation of the Newhall Ranch Specific Plan has the potential to indirectly impact adjacent natural areas and sensitive biological resources that occur proximal to the site. This would occur as a result of increased use of the Santa Clara River and upland areas by humans and domestic animals, increased use of adjacent natural areas by animals typical of an urban environment, and the potential effects of light, glare, sediment, and urban pollutant runoff, unless mitigated.	Mitigation Measures 4.6-18, 4.6-19 and 4.6-56	Significant
Cumulative Biological Impacts	None Proposed/Required	Significant

Source: Biota Report for the Newhall Ranch Specific Plan (July 1996), Newhall Ranch Specific Plan Program EIR (March 1999) and Revised Additional Analysis (May 2003).

[a] *It has since been confirmed that this taxon does not occur on the Newhall Ranch Specific Plan site.*

Based on the Newhall Ranch Specific Plan Program EIR and record, the County's Board of Supervisors found that the Specific Plan would result in impacts (as identified in **Table 4.4-1**) that would be unavoidably significant even with implementation of all identified feasible mitigation measures. Consistent with Section 15093 of the *CEQA Guidelines*, the Board of Supervisors found that the Specific Plan offered overriding public benefits that outweighed the identified significant unavoidable impacts and made them acceptable.

4. EXISTING CONDITIONS

a. General Project Site Characteristics

The 292.6-acre Landmark Village tract map site is located on the Val Verde 7.5-minute U.S. Geological Survey (USGS) quadrangle map (**Figure 4.4-1, Project Vicinity Map**), and is in northwestern Los Angeles County, approximately 30 miles northwest of downtown Los Angeles. The site lies on flat terraces above the Santa Clara River. The majority of the site is currently used for agricultural purposes and is subject to agricultural disking. Topography across the site is relatively flat, with elevations ranging from 800 feet to 960 feet above mean sea level (amsl). Habitat on the tract map site varies in quality from high biological value in riparian areas associated with the Santa Clara River channel, to highly disturbed habitat such as upland agricultural areas.

To facilitate development of the Landmark Village tract map site, several off-site, project-related components would be implemented on an additional 750.9 acres of land within the boundaries of the approved Specific Plan (see **heading 8., Proposed Project Improvements**). The Adobe Canyon borrow site south of the river is characterized by sloping hillsides and adjacent agricultural use. The borrow site is dominated by California sagebrush-black sage scrub, but also includes areas of undifferentiated chaparral scrub, California annual grassland, and coast live oak woodland. Elevations on the borrow site range from approximately 920 feet (near the river) rising to 1,260 feet amsl further south. The Chiquito Canyon grading site is characterized by California annual grassland, coastal scrub, and agricultural/disturbed areas, with smaller amounts of California sagebrush-California buckwheat scrub and California sagebrush-purple sage. Elevations at this off-site grading site range from approximately 970 feet near State Route 126 (SR-126) rising to 1,190 feet amsl further north.

The utility corridor alignment and the water tank site in the Valencia Commerce Center represent disturbed, vacant land containing ruderal vegetation and disturbed/developed uses. Vegetation on the reclaimed water tank site within Chiquito Canyon is dominated by coastal scrub.

The Long Canyon Road Bridge and portions of the buried bank stabilization would be placed on land within the river corridor. Plant communities such as mulefat scrub, river wash, southern cottonwood-

willow riparian forest, herbaceous wetlands, and seasonal aquatic habitats dominate these areas. Please refer to **6.a., Plant Communities and Land Uses**, for an in-depth description of the biological character of the project site and related off-site improvements.

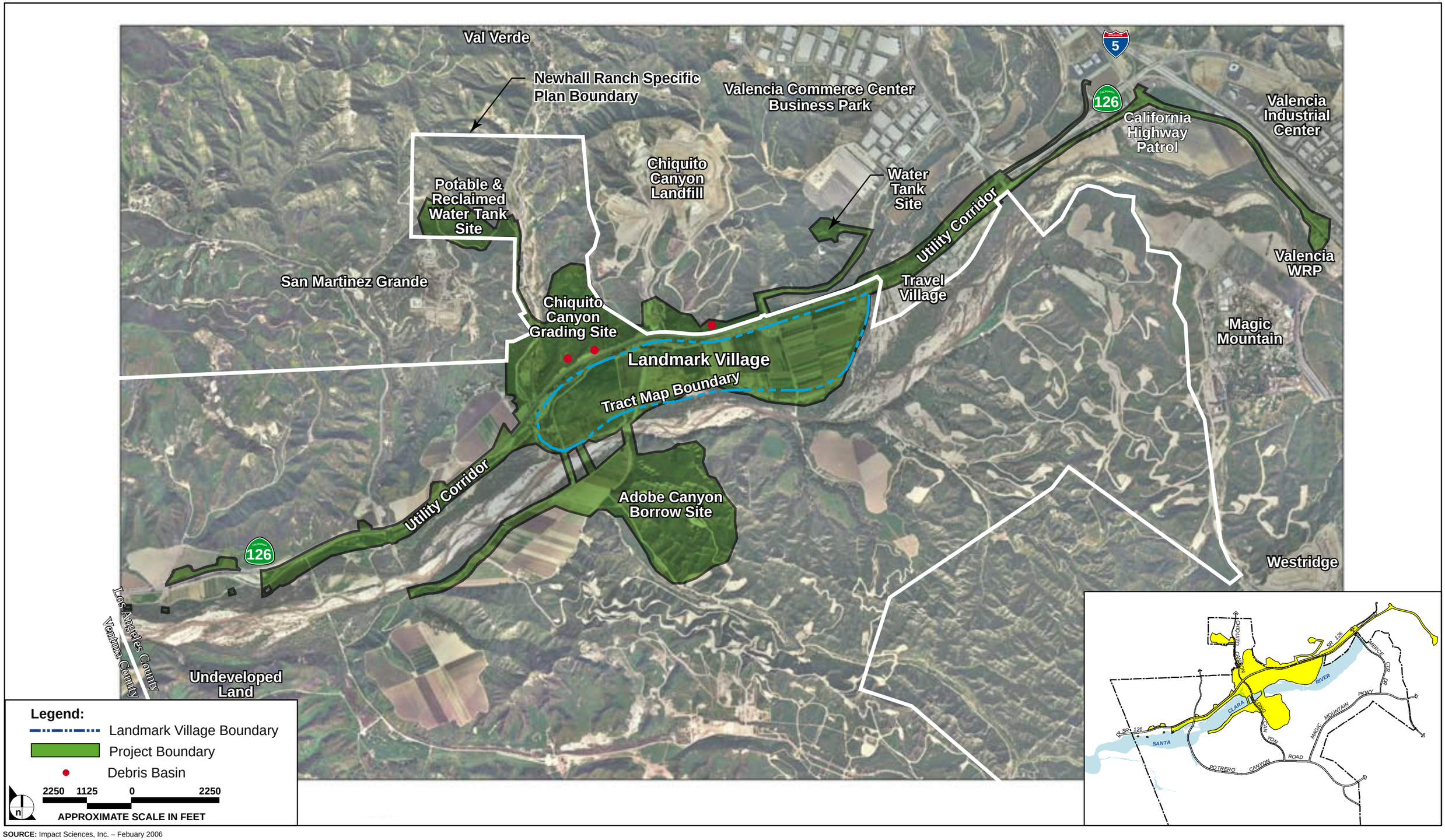
b. Soil Characteristics

According to the Antelope Valley Area Soil Survey (Soil Conservation Service 1970), 12 soil types occur on the project site: Cortina sandy loam (0 to 2 percent), Sandy alluvial land, Metz sandy loam (0 to 2 percent), Metz sandy loam (2 to 9 percent), Mocho loam (0 to 2 percent), Hanford sandy loam (0 to 2 percent), Hanford sandy loam (2 to 9 percent), Sorrento loam (0 to 2 percent), river wash, Castaic and Saugus soils (30 to 65 percent), Yolo loam (0 to 2 percent), and Zamora loam (9 to 15 percent). These soils are discussed below in **Table 4.4-2**, **On-Site Soils**, and the location of the mapped soil polygons are shown in **Figure 4.4-2**, **Site Soils**.

Artificial fill has been placed on the tract map portion of the project site as a result of road construction, oil well drilling activities, previous utility line placement, agricultural activities, and the abandoned Southern Pacific railroad line. Artificial fill also exists at various locations on the borrow site and the Chiquito Canyon grading site, ranging from minor spill fills to large dumped fill pads associated with oil well activities.

c. Drainage Patterns

The project site is located within the Santa Clara River basin and its watershed. The river borders the south side of the Landmark Village tract map site and flows from east to west through the Specific Plan area. The Chiquito Canyon drainage area borders the tract map site to the west, and the Castaic Creek drainage area borders the tract map site to the east; both of these drainages are tributaries of the Santa Clara River.

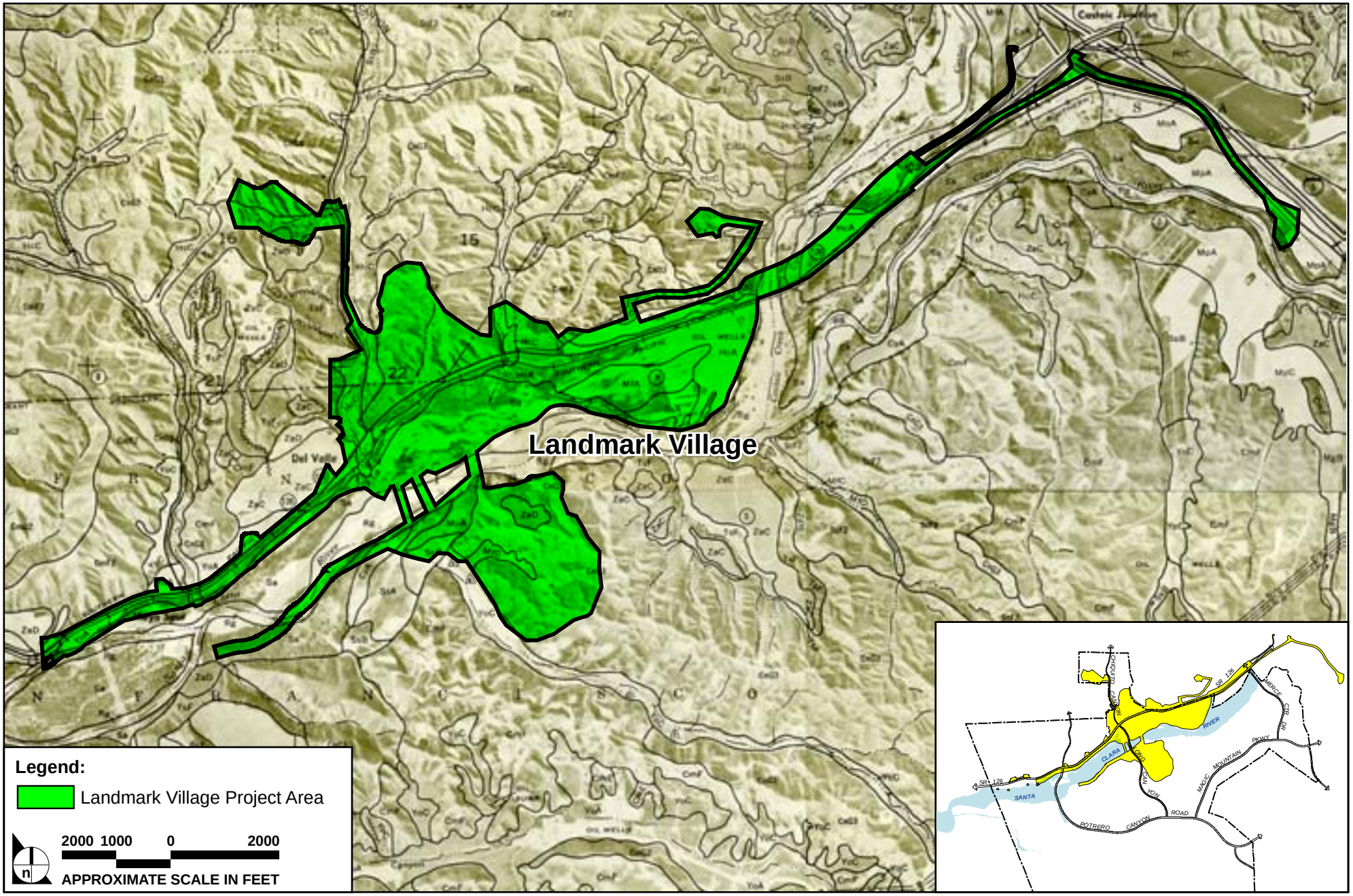


SOURCE: Impact Sciences, Inc. – Febuary 2006

FIGURE **4.4-1**

Project Vicinity Map

32-92•05/06



SOURCE: USDA Soil Conservation Service – January 1970, Impact Sciences, Inc. – February 2006

FIGURE **4.4-2**

Site Soils

32-92•05/06

Table 4.4-2
On-Site Soils

Mapped Soil	Soil Characteristics (Descriptive terms are defined as standard terms in SCS soil surveys.)	Associated Project Site Plant Communities
Cortina Sandy Loam, 0 to 2 % (CYA)	• Runoff is very slow; • Hazard of erosion is slight.	Agricultural, mulefat scrub
Sandy Alluvial Land (Sa)	• Mostly on floodplains along the Santa Clara River and its larger tributaries; • Consists of unconsolidated alluvium; • Ranges from sand to loamy sand in texture; • Hazard of soil blowing is moderate.	Agricultural, mulefat scrub, southern cottonwood-willow riparian forest, arrow weed scrub
Metz Sandy Loam, 0 to 2% (MfA)	• Permeability is rapid; • Runoff is very slow; • Hazard of erosion is slight.	Agricultural
Metz Loamy Sand, 2 to 9% (MfC)	• Runoff is slow; • Hazard of erosion is slight.	Coastal scrub, coast live oak woodland
Mocho Loam, 0 to 2% (MpA)	• Moderately permeable; • Runoff is very slow; • Hazard of erosion is none to slight.	Agricultural, southern willow scrub
Hanford Sandy Loam, 0 to 2% (HcA)	• Runoff is slow; • Hazard of erosion is slight.	Agricultural, southern cottonwood-willow riparian forest, California annual grassland, southern willow scrub
Hanford Sandy Loam, 2 to 9% (HcC)	• Runoff is slow to medium; • Hazard of erosion is slight to moderate.	Agricultural, coastal scrub, big sagebrush scrub, California annual grassland
Sorrento Loam, 0 to 2% (SsA)	• On alluvial fans along the Santa Clara River and its major tributaries; • Runoff is very slow; • Hazard of erosion is slight.	Agricultural, cottonwood-willow riparian forest
River Wash (Rg)	• Consists of sandy material in the beds of intermittent streams; • Hazard of soil blowing is slight to moderate.	River wash
Castaic and Saugus Soils, 30 to 65% (CnG3)	• Runoff is very rapid; • Hazard of erosion is very high.	Coastal scrub, undifferentiated chaparral scrub
Zamora Loam, 9 to 15% (ZaD)	• Runoff is medium; • Hazard of erosion is moderate.	Coastal scrub
Yolo Loam, 0 to 2% (YoA)	• Permeability is moderate; • Runoff is very slow; • Hazard of erosion is none to slight.	Agricultural, cottonwood-willow riparian woodland

5. METHODS

a. Literature/Database Review

To evaluate the natural resources found or potentially occurring on the Landmark Village project site, literature searches and database reviews were conducted by Impact Sciences. Specifically, reports reviewed included the Biota chapter of the Newhall Ranch Specific Plan Program EIR as revised (March 1999), the Newhall Ranch Biota Report (July 1996), the Newhall Ranch Revised Additional Analysis (May 2003), Section 2.2, Salt Creek Corridor; Section 2.3, Floodplain Modifications; and Section 2.6, Spineflower and Other Sensitive Plant Species; and various technical reports documenting the biological surveys conducted on the project site and greater Newhall Ranch (**Table 4.4-3**). Literature sources specific to descriptions of the common plants and animals, plant communities and special-status species occurring in the County were also reviewed (Draft EIR, Section 10.0, References).

In addition, the most recent versions of the California Natural Diversity Data Base (CNDDB) and the California Native Plant Society (CNPS) Inventory of Rare and Endangered Plants were reviewed for the USGS 7.5-minute quadrangle on which the project site is located (i.e., Val Verde) and the eight surrounding quadrangles (i.e., Newhall, Warm Springs Mountain, Whitaker Peak, Cobblestone Mountain, Piru, Simi Valley West, Simi Valley East and Oat Mountain) (Draft EIR, Appendix 4.4).

b. Field Surveys

All surveys were conducted by biologists qualified and/or permitted to conduct such surveys. Habitat and species observations were noted on data sheets, aerial photographs, and maps. Specific information concerning any special-status species observed on site was recorded on appropriate data sheets. All surveys were conducted in accordance with published resource agency survey protocols, where they exist, or were consistent with accepted survey methodologies for the particular species when published protocols did not exist. A summary of surveys dates, surveyors, and methodologies are provided in **Table 4.4-3, Biological Surveys Conducted on the Landmark Village Site and Technical Reports Incorporated into EIR**. The survey reports referenced in **Table 4.4-3**, which includes additional information on specific methods used during the course of field surveys, are included in Draft EIR, Appendix 4.4.

Table 4.4-3

Biological Surveys Conducted on the Landmark Village Site and Technical Reports Incorporated into EIR

Taxonomic Group/Technical Report	Surveyors	Survey Dates/ Season	Methods
Plant Surveys	**FLx**	May 5–27, 2001; October 16–17, 2002; May 31–June 3, June 15–17, and September 13–16, 2004, May–July 2005, April–August 2006 and ongoing	Focused plant surveys were conducted throughout the Newhall Ranch Specific Plan area by FLx in 2001 and 2002. The survey area included the project site (inclusive of the tract map). The 2004 surveys focused on the Santa Clara River Corridor. In addition, vegetation types and plant species associations were noted and their dominant species recorded. The surveys were floristic in nature and were conducted according to accepted scientific protocol.
	Dudek	May–August 2002; May–August 2003; April–July 2004; May–July 2005, April–August 2006 and ongoing	Focused plant surveys were conducted throughout the Newhall Ranch Specific Plan area for special-status species. The survey area included portions of the Landmark Village site that provide suitable habitat for special-status plants, but did not include the portions of the tract map site currently used for agricultural activities. The surveys were floristic in nature and were conducted according to accepted scientific protocol.
Oak Tree Surveys	**Impact Sciences**	2003–2006	Biologists conducted on-site surveys and evaluations of the oak trees pursuant to the Los Angeles County Oak Tree Ordinance between 2003 and 2006. The project site was traversed on foot through areas where oak trees occur. Oak trees were surveyed from the base of each tree. Only oak trees subject to the Los Angeles County Oak Tree Ordinance were surveyed.
Jurisdictional Delineation of Waters and Streambeds	**URS**	1992–2003	The focus of the delineation was the Santa Clara River and its tributaries within the Newhall Ranch Specific Plan area. Published ACOE/CDFG delineation protocols were utilized in the field.

Taxonomic Group/Technical Report	Surveyors	Survey Dates/ Season	Methods
Invertebrates	**Compliance Biology, Guy Bruyea**	April 10, 21, 25, 29, 30, May 2, 5, 6, 9, 16, 19, 20, 2004	The Newhall Ranch Specific Plan area was surveyed for a total 32-person days. The survey area included the project site (inclusive of the tract map). The primary focus of the surveys was to determine the presence or absence of San Emigdio blue butterfly, quino checkerspot butterfly, and their associated host plants. A general butterfly inventory was also conducted.
Herpetofauna	**RECON**	March 15–May 30, 1999	Surveys for arroyo toads were conduced along portions of the Santa Clara River and Castaic Creek on the Newhall Ranch Specific Plan area. The surveys were conducted pursuant to U.S. Fish and Wildlife Service (USFWS) survey protocol.
	Ecological Sciences	April–June 2001 and April–June 2005	Surveys for arroyo toad were conducted along portions of the Santa Clara River, Castaic Creek, San Francisquito Creek, Santa Clara River south fork and Bouquet Creek; the Landmark Village site is within survey "Zone 3." The surveys were conducted pursuant to USFWS survey protocol.
	Compliance Biology	March 19–June 25, 2004	Protocol surveys were conducted for arroyo toad that included the Landmark Village project site (inclusive of the tract map) reach. Surveys for southwestern pond turtle and two-striped garter snake were conducted concurrently with the arroyo toad surveys.
	Compliance Biology	March 9 and 23, 2004	All areas on the project site providing suitable breeding habitat for western spadefoot were identified. These areas were surveyed during the known breeding season of western spadefoot to determine their use by the species.
	Bloom Biological	April–July, 2007	Protocol surveys were conducted for arroyo toad on portions of the project applicant's property. The survey area included an approximately 25-mile stretch of the Santa Clara River and its major tributaries, including all portions of the Santa Clara River and Castaic Creek on and bordering the Landmark Village project site. The surveys were conducted according to USFWS survey protocol.
	ENTRIX	March 31, April 1, November 8, 10, 2004 February 1, 2005	Reconnaissance-level field surveys were conducted focusing on arroyo toad, California red-legged frog, southwestern pond turtle, two-striped garter snake, and their associated habitat within the Santa Clara River floodplain. The purpose of the field surveys was to identify suitable habitat and to analyze potential effects of the Landmark Village project on these species and their habitat. Limited seining and dip netting was also conducted.

Taxonomic Group/Technical Report	Surveyors	Survey Dates/ Season	Methods
Herpetofauna (continued)	**Impact Sciences**	April–June, 2001	Protocol surveys were conducted for arroyo toad that included the Landmark Village project reach. Surveys for southwestern pond turtle and two-striped garter snake were conducted concurrently with the arroyo toad surveys.
Reptiles	**Impact Sciences**	September 2004; August 2006	Pitfall trap lines were placed throughout the Specific Plan area in representative habitat types, including one drift fence array with pitfall traps on the Landmark Village project site. Five-gallon buckets were placed at 40-foot intervals along transects made of 2-foot-high silt fencing. On average, 10 buckets were placed along each of the 25 transects. Buckets were filled with 3–4 inches of soil, rocks, and leaves to provide cover for trapped animals. An elevated lid was placed over the opening of the buckets to provide shade. Summer season trapping was conducted from August 21–25, 2006, and Fall season trapping was conducted from 29 September – 6 October, 2004. All pitfall traps were active (open) for five consecutive days and nights, and were checked twice per day during the 2006 summer surveys, and once per day (in the morning) during the 2004 surveys. All captured animals were identified and released. Hand raking was conducted to survey for silvery legless lizards (*Anniella pulchra pulchra*). Raking was conducted in areas with sandy or loose soil within suitable habitat (scrub, chaparral, sycamore, cottonwood, and oak communities). Raking was conducted on portions of the Landmark Village project site containing suitable habitat (including the Chiquito Canyon grading site). Hand raking was conducted in the late afternoons on 3, 4, 5, 6, and 7 of October 2004. A total of 40 hours of raking surveys were conducted.
Birds	**Daniel Guthrie**	1993–2006; ongoing	Annual bird surveys, including protocol surveys for California gnatcatcher, least Bell's vireo, and southwestern willow flycatcher, have been conducted annually on Newhall Ranch, including the Landmark Village project site (inclusive of the tract map).
	Bloom Biological	February–June, 2007	Late winter/spring bird surveys for potentially occurring special-status avian species and all raptors (both common and special-status) were conducted on portions of the project applicant's property (including the Landmark Village project site). The survey area encompassed all habitats within the riverbed and approximately 0.5 mile on each side of the river. The survey effort included USFWS protocol surveys for least Bell's vireo and southwestern willow flycatcher, riparian bird surveys, raptor nest surveys, and winter burrowing owl surveys. Additionally, several nights were spent surveying and camping in selected oak woodlands surrounding the Landmark Village project site in an attempt to detect the presence of long-eared owls. Surveys were conducted during daylight hours as well as up to four hours after sunset.

Taxonomic Group/Technical Report	Surveyors	Survey Dates/ Season	Methods
Birds (continued)	**Dudek**	March–June, 2007	The focused survey for the coastal California gnatcatcher was conducted for the project site between March 17 and June 14, 2007 by Dudek biologists Jeff D. Priest (JDP; Permit #TE-840619), Tricia Wotipka (TLW; Permit #TE-840619), Kam Muri (KJM; Permit #TE-051250), Paul Lemons (PL; Permit #TE-051248), and Brock Ortega (BAO; Permit #TE-813545). The survey was conducted following the currently accepted USFWS protocol for the coastal California gnatcatcher (*Polioptila californica californica*) (July 28, 1997). The survey included the required six visits at a minimum of weekly intervals for the time of year the surveys were conducted. Partial and complementary surveys were performed on April 17; May 15, 18, 30, and 31; and June 7, 2007. On all other dates the surveys were completed in a single day. The route used to complete the survey for gnatcatchers was arranged to ensure complete coverage of the suitable habitat on site. Binoculars (7 x 50) were used to aid in detecting and identifying bird species. The weather conditions were within protocol limits. A tape of recorded vocalizations was used frequently in order to elicit a response from the species. The tape was played approximately every 50 to 100 feet.
Mammals	**Impact Sciences**	March–September, 2004; July 2006	Field surveys were conducted to sample mammal species in dominant plant communities throughout the Newhall Ranch Specific Plan area during 2004 and 2006. Surveys were conducted within representative plant communities, including locations within the Landmark Village project site (inclusive of the tract map, Chiquito Canyon grading site, water tank sites, and borrow site). Several different survey methods were utilized: small mammal trapping, scent/track stations, spotlighting, cameras, active and passive ANABAT bat detection, and mist netting. Within the Landmark Village project site boundaries, two small-mammal trapping grids and 14 scent/track sent stations were utilized, and one active ANABAT station and mist net trap were utilized immediately adjacent to the Landmark Village tract map site at the Santa Clara River crossing. Trapping grids were used to survey for small mammals. Trapping data was collected between July 28 and September 30, 2004, during and immediately after the breeding season when populations are generally at their annual maximum. Sherman Live Traps were used to capture and release small mammal species. A total of 34 live trapping areas (grids) were placed strategically throughout the Newhall Ranch Specific Plan area to ensure all suitable habitat types were covered. Each grid consisted of four trap lines and each trap line consisted of 20 Sherman traps, spaced approximately 20 feet apart, in a relatively straight line (80 traps per grid). Traps were set at dusk and checked at dawn. Grids were checked each morning for five consecutive days. On average, two to three grids were set per week.

Taxonomic Group/Technical Report	Surveyors	Survey Dates/ Season	Methods
Mammals (continued)	***Impact Sciences (continued)***	March–September, 2004; July 2006 (continued)	As of August 2004, 10 remote motion-activated cameras have been in operation on the Newhall property located near Highway 126 and Castaic Creek. The cameras are located at various canyons that converge into the Santa Clara River. The cameras were checked every other week during the months of April to November, and once every three weeks between November and March. A total of 104-scent/track stations were distributed throughout the Newhall Ranch Specific Plan area to identify mammal species at varying elevations and within most suitable habitats. Scent/track stations consisted of a thin layer of flour, baited with a food attractant (usually a can of tuna cat food). Approximately 4 square feet of flour was spread on the ground (which had been previously smoothed over) for track detection. The food attractant was then placed in the center of the scent/track station to bait animals. Scent/track stations were set up at dusk and checked at dawn the next morning for five consecutive days between 1 March and 30 September 2004. Spotlight surveys were conducted five days a week throughout the duration of the small mammal live trapping and scent/tract station surveys (summer and fall). The Anabat II Bat Detector was utilized to passively and actively detect bats. Its function is to convert the ultrasonic echolocation signals of bats into audible electronic signals, which can be recorded and processed to assist in identification of bat species. A mist net trap was set across the Santa Clara River to capture and identify bats while foraging. Bat detection surveys were conducted concurrent with the small mammal trapping surveys and at scent/track station locations in the summer and fall months in 2004, and again during the month of July 2006. Mist nets were set during July 2006 as well.
Fish	**Impact Sciences**	March–June, 2002	Focused surveys were conducted for unarmored threespine stickleback and other special-status fish species in the portion of the Santa Clara River from near its confluence with Castaic Creek, east (upstream) approximately 7.2 miles. (Note: the project site is adjacent to, but not within, the survey area.)

6. BIOLOGICAL RESOURCES

a. Plant Communities and Land Uses

A total of 15 plant communities (and alliances/associations) and two existing land use areas (active agriculture and developed areas) were identified and characterized as occurring on the project site during the field investigations. Ten of the 15 plant communities (and associated alliances) correspond with the *Vegetation Classification and Mapping Program, List of California Terrestrial Natural Communities Recognized by the California Natural Diversity Database* (CDFG 2003). These 10 communities are California annual grassland, southern cottonwood-willow riparian forest, coast live oak woodland, coastal scrub, undifferentiated chaparral scrub, arrow weed scrub, mulefat scrub, southern willow scrub, southern coast live oak riparian forest, and big sagebrush scrub. Included (where applicable) are the codes corresponding to the CDFG (2003) system. The remaining five described communities - disturbed land, herbaceous wetlands, open channel, river wash, and alluvial scrub – do not fit a defined CDFG plant community classification and, therefore, are defined by their dominant plant species on a site-specific basis. The plant communities and the land uses occurring on the project site are discussed below. The plant communities and land uses have been mapped on the project site as shown on **Figure 4.4-3, On-Site Plant Communities**. A list of all plant species observed on the project site is included in Draft EIR, Appendix 4.4.

(1) Agricultural

There are 404.92 acres of land on the project site actively used for agricultural purposes. The majority of the tract map site is used for agricultural purposes. At the time of the 2004 surveys to map the plant communities on the project site, the agricultural fields on the tract map site were fallow and contained non-native grasses and other ruderal vegetation. The agricultural fields are disked regularly.

(2) California Annual Grassland (42.040.00)

There are 49.95 acres of California annual grassland on the project site. These grasslands occur along the northwestern portion of the tract map site, and within the Adobe Canyon borrow site and the Chiquito Canyon grading site. These areas are dominated by non-native grasses such as brome grasses (*Bromus diandrus, B. madritensis* ssp. *rubens, B. hordeaceus*), wild oats (*Avena fatua, A. barbata*) and rat-tail fescue (*Vulpia myuros* ssp. *myuros*), but also include herbaceous ruderal species such as red-stemmed filaree (*Erodium cicutarium*), dead nettle (*Lamium amplexicaule*), black mustard (*Brassica nigra*), milk thistle (*Silybum marianum*), and star-thistle (*Centaurea* spp.). Native grass species occurring in low densities (less than 10 percent) within the non-native grasslands include purple needlegrass (*Nassella pulchra*), valley needlegrass (*Nassella lepida*), one-sided bluegrass (*Poa segunda*), and few-flowered fescue (*Vulpia microstachys*).

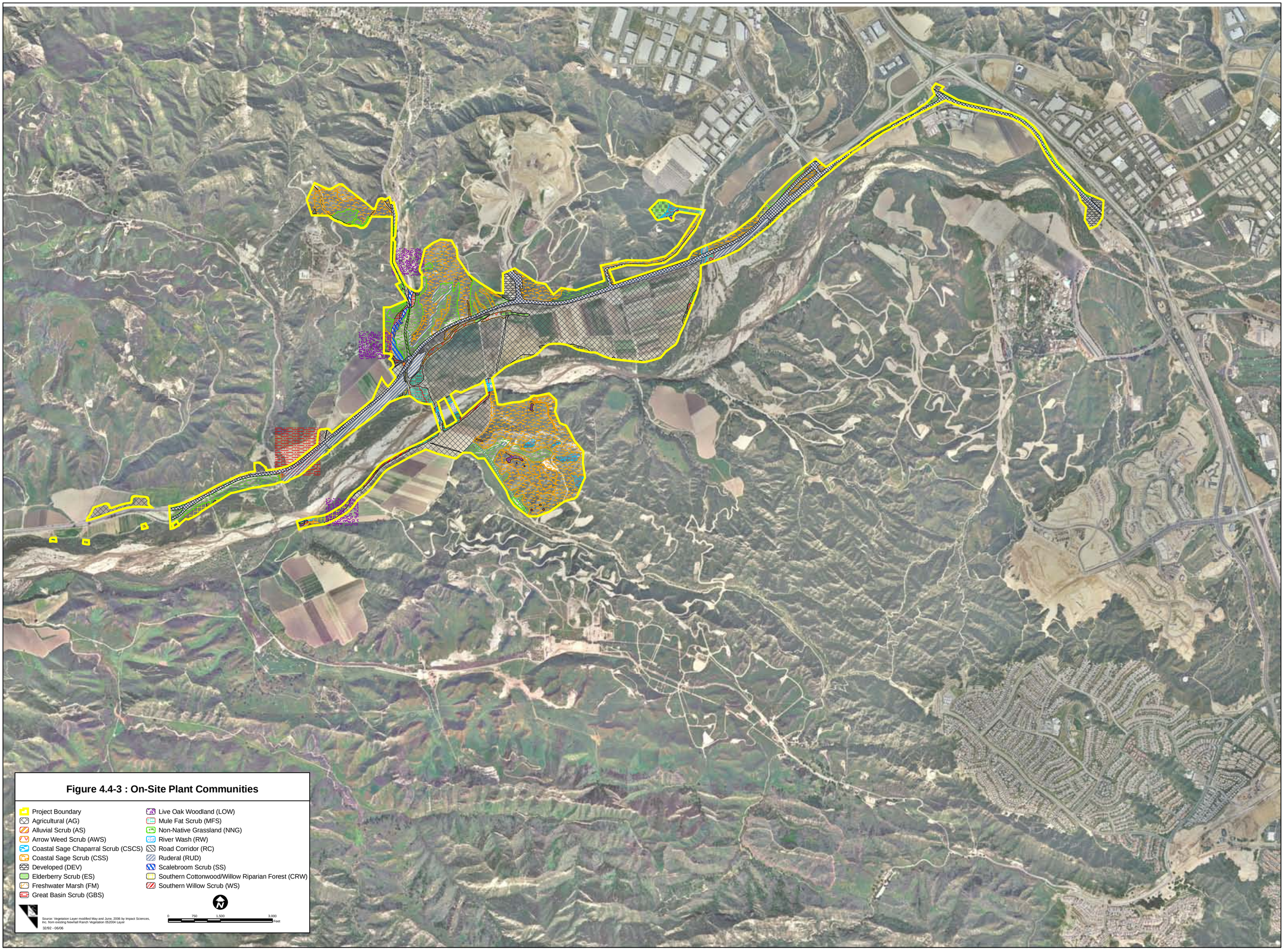


Figure 4.4-3 : On-Site Plant Communities

(3) Southern Cottonwood-Willow Riparian Forest (61.130.02)

There are 26.66 acres of southern cottonwood-willow riparian forest on the project site. This community occurs on low terraces above the main channel of the Santa Clara River and along Castaic Creek. It consists of tall, open, broadleaved, winter-deciduous trees and is dominated by Fremont cottonwood (*Populus fremontii* ssp. *fremontii)* and willows (*Salix laevigata, S. exigua, S. lasiolepis).* Understory plants include mulefat (*Baccharis salicifolia),* arrow weed (*Pluchea sericea*), Mexican elderberry (*Sambucus mexicana*), mugwort (*Artemisia douglasiana),* hoary nettle (*Urtica dioica* ssp. *holosericea),* ripgut grass (*Bromus diandrus),* and alkali rye (*Leymus triticoides).* Two invasive plant species, giant reed (*Arundo donax*) and tamarix (*Tamarix ramosissima*), are common throughout this plant community.

(4) Coast Live Oak Woodland (71.060.19)

There are 1.81 acres of coast live oak woodland on the project site. This community occurs at the base of north-facing slopes in Chiquito Canyon and Long Canyon and is dominated by coast live oak (*Quercus agrifolia*). The understory is characterized by annual grasses, spiny redberry (*Rhamnus crocea*), skunkbrush (*Rhus trilobata*), Mexican elderberry, holly-leaf cherry (*Prunus ilicifolia* ssp. *ilicifolia*), wild cucumber (*Marah macrocarpus* var. *macrocarpus*), eucrypta (*Eucrypta chrysanthemifolia*), clarkias (*Clarkia* spp.), and bedstraw (*Galium* spp.).

(5) Coastal Scrub (32.000.00)

There are 208 acres of coastal scrub (including alliances and associations) on the project site. Of this acreage, 84.57 acres are mapped as the California sagebrush scrub alliance and 14.87 acres include various California sagebrush scrub associations (which are described below); 5.58 acres are the California sagebrush-black sage scrub alliance; 40.93 acres are the California sagebrush-California buckwheat scrub alliance; and 62.05 acres are the coastal sage chaparral scrub alliance. This community predominantly occurs on gentle to steep hill slopes within the Chiquito Canyon grading site, the water tank sites, and the borrow site, as well as in an isolated area in the northwest portion of the tract map site and within the utility corridor. Dominant native species found in this plant community include California buckwheat (*Eriogonum fasciculatum* var. *foliolosum*) and California sagebrush (*Artemisia californica*). Other common plants include various sages (*Salvia leucophylla, S. mellifera, S. apiana*), deerweed (*Lotus scoparius*), California aster (*Lessingia filaginifolia* var. *filaginifolia*), California encelia (*Encelia californica*), giant wild-rye (*Leymus condensatus*), and chaparral mallow (*Malacothamnus fasciculatus*). The understory generally is sparse and contains native grasses, including valley needlegrass and native herbs such as wishbone bush (*Mirabilis californica*) and morning glory (*Calystegia macrostegia*).

Coastal scrub has been mapped to the alliance level, and in some cases to the association level. Each one is dominated by a particular species that characterizes the alliance/association. In some cases, the dominant plant species could be the only species present. These alliances and associations are listed below.

- California Sagebrush Scrub (32.010.00) (99.44 acres) – of which 84.57 are mapped as California sagebrush scrub only.
  - California Sagebrush (association of California Sagebrush Scrub, dominated only by California sagebrush) (32.010.01) – 0.42 acre
  - California Sagebrush-Purple Sage (association of California Sagebrush Scrub)(32.010.04), including disturbed – 14.45 acres
- California Sagebrush-Black Sage Scrub (32.120.00) – 5.58 acres
- California Sagebrush-California Buckwheat Scrub (32.110.00) – 40.93 acres
- Coastal Sage Chaparral Scrub (32.300.00) – 62.05 acres

(6) Undifferentiated Chaparral Scrub (37.000.00)

There are 51.48 acres of undifferentiated chaparral scrub and alliances on the project site, including 48.64 acres of undifferentiated chaparral and 2.84 acres of the alliance chamise chaparral (37.101.00). Undifferentiated chaparral scrub occurs on the steepest north-facing slopes in Long Canyon. Species found in this plant community include chamise (*Adenostoma fasciculatum*), hoary leaf ceanothus (*Ceanothus crassifolius*), black sage (*Salvia mellifera*), toyon (*Heteromeles arbutifolia*), California buckwheat, California encelia (*Encelia californica*), bush monkey flower (*Mimulus aurantiacus*), mountain mahogany (*Cercocarpus betuloides* var. *betuloides*), Mexican elderberry, and heart-leaved penstemon (*Keckiella cordifolia*). The understory is poorly developed due to the dense vegetation cover. The 2.84 acres of the mapped chamise chaparral alliance present on site is dominated by chamise.

(7) Herbaceous Wetlands

There are 2.35 acres of herbaceous wetlands on the project site. This plant community occurs within the banks of the Santa Clara River and its tributaries. Common species within herbaceous wetlands include Hooker's evening primrose (*Oenothera elata*), cocklebur (*Xanthium strumarium*), immature mulefat (*Baccharis salicifolia)*, willows (*Salix* spp.), and Fremont cottonwood (*Populus fremontii* ssp. *Fremontii)* seedlings and saplings. This community does not fit into a CDFG (2003) defined plant community classification and was defined on site by the dominant plant species.

(8) Arrow Weed Scrub (63.710.00)

There are six stands of arrow weed scrub on the project site totaling 6.93 acres, located to the south of SR-126 (**Figure 4.4-3**). This plant community occurs in two locations in the northeast portion of the tract map site, as well as within the utility corridor. This community is characterized by a dense growth of arrow weed, but also contains scattered elderberry shrubs and annual grasses.

(9) Mulefat Scrub (63.510.00)

There are 10.74 acres of mulefat scrub on the project site. Several stands of this community occur in the western portion of the tract map site, adjacent to the river floodplain, near the water tank area, as well as within the utility corridor in locations within the floodplain of Castaic Creek and the Santa Clara River. The dominant species in this community are mulefat and arrow weed; tree tobacco (*Nicotiana glauca*), tamarisk and giant reed also are common. The understory is sparse or absent, but when present can include such species as Mexican rush (*Juncus mexicanus*), salt heliotrope (*Heliotropum curassavicum*), and annual grasses.

(10) Southern Willow Scrub (63.130.00)

There are 3.70 acres of southern willow scrub vegetation on the project site. This plant community is present in locations within the floodplain of Castaic Creek and the Santa Clara River. This community is dominated by willow shrubs (*Salix exigua, S. lasiolepis, S. laevigata*), but also includes mulefat and Mexican elderberry. The understory is sparse, with species such as mugwort, shrubby phacelia (*Phacelia ramosissima*), and annual grasses present.

(11) River Wash

There are 14.07 acres of river wash within the project boundaries. The stretch of the Santa Clara River occurring within and bordering the location of the proposed bridge and haul routes, as well as areas within Chiquito Canyon Creek, are sparsely vegetated and subject to scouring by seasonal storm flows. Soils are sandy riverwash and gravel, and in places form sand bars and low terraces within the channels. Shrub species occurring in and adjacent to the channel include mulefat, sandbar willow, tamarisk, scale-broom, sandwash groundsel (*Senecio flaccidus* var. *douglasii*), big saltbush (*Atriplex lentiformis* ssp. *lentiformis*), and big sagebrush (*Artemisia tridentata*). Smaller species growing in the riverbed include white sweetclover (*Melilotus albus*), buckwheat (*Eriogonum baileyi*), cocklebur (*Xanthium strumarium*), California croton (*Croton californicus*), California evening primrose (*Oenothera californica* ssp. *californica*), Mediterranean schismus (*Schismus barbata*), foxtail chess (*Bromus madritensis* ssp. *rubens*), and annual bur-sage (*Ambrosia acanthicarpa*).

(12) Southern Coast Live Oak Riparian Forest (71.060.20)

There is 0.64 acre of Southern Coast Live Oak Riparian Forest on the project site. This plant community is present in one location toward the western end of the tract map site within the floodplain of the Santa Clara River. Southern live oak riparian forest is characterized by open to dense woodlands dominated by oak species (*Quercus* sp.), with western sycamore, scalebroom scrub, mulefat scrub, or southern willow scrub as an understory, as well as sclerophyllous shrubs such as hollyleaf redberry (*Rhamnus ilicifolia*), California coffeeberry (*Rhamnus californica*), laurel sumac, Mexican elderberry, fushia-flowered gooseberry (*Ribes speciosum*), toyon, poison oak (*Toxicodendron diversilobum)*, giant rye grass (*Leymus condensatus)* and lemonadeberry. Large grassland areas dominated by bromes (*Bromus* spp.) may also be present.

(13) Alluvial Scrub

There is 0.47 acre of alluvial scrub on the project site. This plant community occurs within the Chiquito Canyon water tank site, and in small pockets at the base of Chiquito Canyon and within the utility corridor. This plant community is characterized as a mixture of shrubs that colonize alluvial materials within intermittent creeks, arroyos and the drier terraces within large washes. Plant species observed in this plant community include big sagebrush, scalebroom (*Lepidospartum squamatum*), Mexican elderberry, big saltbush, and squaw bush (*Rhus trilobata*), with some areas having high densities of big sagebrush.

(14) Big Sagebrush Scrub (35.110.00)

There are 12.13 acres of big sagebrush scrub and alliances on the project site. This includes 11.59 acres of big sagebrush scrub and 0.54 acre of the alliance big sagebrush scrub-California buckwheat. Big sagebrush scrub occurs along the outer margins of the floodplains of Chiquito Creek and the Santa Clara River. On the site (and within the greater Newhall Ranch landscape), big sagebrush scrub is characterized by almost pure stands of big sagebrush, including both *Artemisia tridentata* ssp. *tridentata, A.t*. ssp. *parishii,* and presumed hybrids of these subspecies (Dudek 2006).

(15) Open Channel - Developed

There is 0.02 acre of developed open channel on the project site. This land cover occurs as a concrete-lined tributary to the Santa Clara River within the eastern limits of the project site. Concrete-line developed channels are not regulated by CDFG and ACOE and have very little, if any, biological value.

(16) Other Developed Land Uses

There are 9.52 acres of developed lands with the project area. These areas primarily include road corridors, parking lots, commercial areas along the eastern utility corridor, and various impermeable surfaces throughout the project site.

(17) Disturbed Land

A total of 239.93 areas on the project site comprise disturbed land. These areas include portions of the site that are mostly void of vegetation located immediately adjacent to SR-126 and Chiquito Canyon Road but still retain permeable surfaces.

b. Common Wildlife

Discussed below are representative common wildlife species (those not provided a sensitivity status by regulatory agencies) that were observed on the project site during the field surveys. A complete list of wildlife species observed or potentially occurring on the Landmark Village project site is provided in Draft EIR, Appendix 4.4. Special-status wildlife species observed or potentially occurring on the project site are discussed under **heading 7., Sensitive Biological Resources**.

(1) Amphibians and Reptiles

The Santa Clara River is perennial in the vicinity of the Landmark Village site and provides habitat for amphibians. Western toad (*Bufo boreas)*, Pacific chorus frog (*Pseudacris regilla*), and California chorus frog (*Pseudaris cadaverina*), all of which are common in the project area, have been observed in the portion of the river bordering the project site. Additionally, numerous tadpoles, juveniles, and adult forms of the invasive African clawed frog (*Xenopus laevis*) were observed throughout backwater areas of the Santa Clara River along and adjacent to the project site (Compliance Biology 2004). No other amphibian species have been observed or detected during the site surveys. Amphibian populations on the project site are expected to be largely restricted to the riverine and riparian habitats.

Common reptile species observed on the project site include western fence lizard (*Sceloporus occidentalis*), side-blotched lizard (*Uta stansburiana*), red coachwhip (*Masticophis flagellum piceus*), San Diego alligator lizard (*Elgaria multicarinata webbii*), western skink (*Eumeces skiltonianus*), San Diego gopher snake (*Pituophis catenifer annectens*), California whipsnake (*Masticophis lateralis),* common kingsnake (*Lampropeltis getulus*), Western diamondback rattlesnake *(Crotalus atrox*), and southwestern rattlesnake (*Crotalus viridis helleri*). Reptile populations on the tract map site are limited by ongoing agricultural

activities. Common reptile species are expected to be more abundant within the riparian, coastal scrub, and chaparral habitats on the project site.

(2) Birds

The agricultural and scattered grassland areas on the tract map site provide foraging habitat for a number of raptor species, including turkey vulture (*Cathartes aura*), red-tailed hawk (*Buteo jamaicensis*), red-shouldered hawk (*Buteo lineatus*), and American kestrel (*Falco sparverius*). The eucalyptus trees along the northern portion of the tract map site provide nesting habitat for raptors. Other bird species observed within the agricultural and grassland portions of the project site include American robin (*Turdus migratorius*), house finch (*Carpodacus mexicanus*), savannah sparrow (*Passerculus sandwichensis*), Brewer's blackbird (*Euphagus cyanocephalus*), house sparrow (*Passer domesticus*), northern mockingbird (*Mimus polyglottos*), mourning dove (*Zenaida macroura*), European starling (*Sturnus vulgaris*), and white-throated swift (*Aeronautes saxatalis*).

The riparian habitats on and bordering the project site provide nesting and foraging habitat for numerous bird species. Bird species observed within the riparian plant communities include bushtit (*Psaltriparus minimus*), Wilson's warbler (*Wilsonia pusilla*), orange-crowned warbler (*Vermivora celata*), black phoebe (*Sayornis nigricans*), Bewick's wren (*Thryomanes bewickii*), brown-headed cowbird (*Molothrus ater*), wrentit (*Chamaea fasciata*), and numerous other species. In addition, cliff swallow (*Petrochelidon pyrrhonota*) has been observed nesting under the SR-126/Castaic Creek Bridge.

Bird species observed within the coastal scrub and chaparral habitats on the two off-site grading sites include California towhee (*Pipilo crissalis*), canyon wren (*Catherpes mexicanus*), rock wren (*Salpinctes obsoletus*), western scrub-jay (*Aphelocoma californica*), California thrasher (*Toxostoma redivivum*), and hermit thrush (*Catharus guttatus*).

(3) Mammals

A variety of common mammal species occur in the vicinity of the project site. During mammal surveys (which included small mammal trapping for rodents) conducted at the two off-site grading sites in 2004, the following common species were observed or identified by tracks, scat, or other sign: mule deer (*Odocoileus hemionus*), coyote (*Canis latrans*), bobcat (*Lynx rufus*), desert cottontail (*Sylvilagus auduboni*), California ground squirrel (*Spermophilus beecheyi*), Botta's pocket gopher (*Thomomys bottae*), raccoon (*Procyon lotor*), gray fox (*Urocyon cinereoargenteus*), striped skunk (*Mephitis mephitis*), western harvest mouse (*Reithrodontomys megalotis*), deer mouse (*Peromyscus maniculatus*), dusky-footed woodrat (*Neotoma fuscipes*), California mouse (*Peromyscus californicus*), California pocket mouse (*Chaetodipus californicus*), California vole (*Microtus californicus*), and kangaroo rat (*Dipodomys sp.*). The medium to larger mammals

observed on the site (i.e., mule deer, coyote, bobcat, desert cottontail, raccoon, fox, and striped skunk) do not typically rely on a specific single habitat and are presumed to utilize all of the habitat types on the project site. However, based on the results of the 2004 mammal surveys, medium to larger mammals were found to be most abundant in coastal scrub, margins of agricultural fields, riparian woodland, and grassland habitats. Similarly, based on the results of the 2004 surveys, small mammals were found to utilize all the habitat types on the project site, but were most abundant in coastal scrub, margins of agricultural fields, coast live oak woodland, and dry wash habitats.

In addition, during 2006 bat surveys, observations or vocalizations of the following common bat species were recorded in the vicinity of the Landmark Village project site: big brown bat (*Eptesicus fuscus*), western red bat (*Lasiurus blossevillii*), hoary bat (*Lasiurus cinereus*), California myotis (*Myotis californicus*), long-legged bat (*Myotis volans*), western pipistrelle (*Pipistrellus hesperus*), and Mexican free-tailed bat (*Tadarida brasiliensis*).

c. Wildlife Habitat Linkages

Wildlife corridors are described as pathways or habitat linkages that connect discrete areas of natural open space otherwise separated or fragmented by topography, changes in vegetation, and other natural or human induced factors such as urbanization. The fragmentation of natural habitat creates isolated "islands" of vegetation that may not provide sufficient area or resources to accommodate sustainable populations for a number of species. These corridors (1) allow animals to move between remaining habitats to replenish depleted populations and increase the available gene pool; (2) provide escape routes from fire, predators, and human disturbances, which reduces the risk that catastrophic events (such as fire or disease) will result in population or species extinction; and (3) serve as travel paths for individual animals moving throughout their home range in search of food, water, mates, and other needs, or for dispersing juveniles in search of new home ranges.

The following discussion of wildlife movement and habitat linkages with respect to the project site and surrounding open space areas is based on extensive field visits of these areas that have occurred during varying seasons over the past decade by numerous biologists surveying and studying the Newhall Ranch Specific Plan area, particularly in association with the Newhall Ranch Specific Plan Program EIR, the Final Additional Analysis, and the related Biological Constraints Analysis (BCA) and Biota Report for the Specific Plan. It is also based on (1) a review of available aerial photography and mapping of the Specific Plan and adjacent watersheds in both Los Angeles County and Ventura County; (2) an evaluation of habitat types and distribution associated with the Landmark Village project site and surrounding areas; and (3) a review of the animal species known to use or expected to utilize these habitats. While numerous observations have been made over the past decade of a variety of wildlife species within and

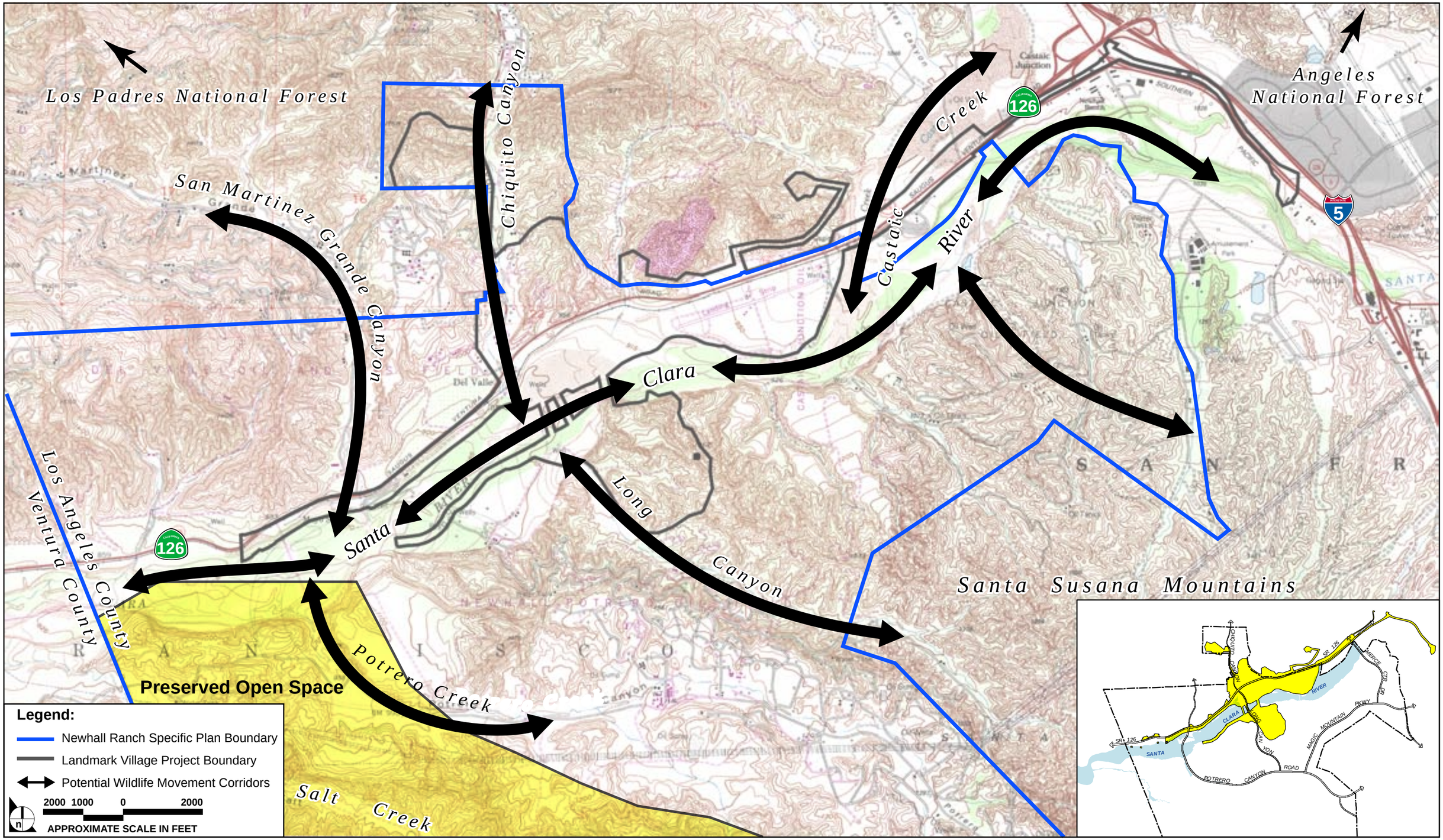
adjacent to the Specific Plan area (including the Landmark Village site), the focus of this discussion is from a watershed and habitat perspective as the preservation of habitats within watersheds that link remaining open space areas is critical to providing movement corridors for the variety of wildlife species that occur in the Specific Plan area, inclusive of the Landmark Village project site.

The Landmark Village project site, indeed the Newhall Ranch Specific Plan area, is part of a larger regional wildlife movement interface that exists between the Los Padres/Angeles National Forest, the Santa Clara River, and the Santa Susana Mountains. This interface spans a distance of approximately 35 miles, from approximately Saticoy on the west in Ventura County to Castaic Junction on the east in Los Angeles County. The Santa Clara River forms the central east-west corridor of this interface, extending throughout the Newhall Ranch Specific Plan area and west into Ventura County. As shown on **Figure 4.4-4**, **Potential Wildlife Movement Corridors**, the Newhall Ranch Specific Plan site represents an approximately 2- to 5-mile-wide portion (6 to 14 percent) of this 35-mile-wide interface.

The Santa Clara River flows from its origins in the San Gabriel Mountains to where it eventually empties into the Pacific Ocean approximately 50 miles to the west. The river is an important migration and genetic dispersion corridor for many wildlife species, including aquatic taxa, riparian obligate species (resident and migratory), and larger more mobile terrestrial animals.

Within the Newhall Ranch Specific Plan area, south of the Santa Clara River, several watersheds, including Long Canyon, Potrero Creek, and Salt Creek, are directly connected to the Santa Clara River through their own drainage systems, providing potential wildlife movement routes between the river and the Santa Susana Mountains to the south. These watersheds serve to provide habitat linkages between the High Country areas (to be preserved) within the Newhall Ranch Specific Plan to the Santa Clara River. Other watersheds, including Chiquito Canyon, San Martinez Grande, and Castaic Creek, connect the river to open space areas to the north and eventually the Angeles/Los Padres National Forests.

Chiquito Canyon borders the project site to the west and the Castaic Creek drainage borders the project site to the east. Both of these drainages are tributaries of the Santa Clara River and serve as suitable habitat/movement corridors for wildlife route from the river to the north towards the Angeles and Los Padres National Forests. Given the presence of a tunnel underneath SR-126 (located at the northern end of the agricultural drainage on the project site), wildlife could cross under SR-126 and continue to move north through the northern portion of Chiquito Canyon.



SOURCE: Newhall Ranch Specific Plan – May 2003

FIGURE **4.4-4**

Potential Wildlife Movement Corridors

32-92•05/06

As previously stated, the majority of the Landmark Village tract map site is actively used for agricultural purposes and is disked regularly. These activities, and the lack of native vegetation cover, limit the use of the main portion of the site as a movement corridor for most species of wildlife. While several species are expected to occasionally forage over and within these agricultural areas, most species, with respect to local and regional movement patterns, are expected to use Chiquito Canyon to the west and/or Castaic Creek to the east when moving to or from the Angeles/Los Padres National Forest areas, or when generally moving out of the river corridor into adjacent upland areas. Consequently, the Landmark Village tract map site itself is not expected to serve as a locally or regionally important wildlife movement corridor.

7. SENSITIVE BIOLOGICAL RESOURCES

The following discussion focuses on those species and plant communities considered by state and/or federal resource agencies, and by recognized conservation organizations, to be of special status, that are known to occur, or could potentially occur, on the project site. A list of all plant and wildlife species, both common and special status, observed or expected to potentially occur on the project site is found in the Draft EIR, Appendix 4.4.

a. Special-Status Plants

Special-status plants include those species that are state or federally listed as Rare, Threatened or Endangered; federal candidates for listing; proposed for state or federal listing; or included on Lists 1, 2, 3 or 4 of the CNPS Inventory of Rare and Endangered Plants of California (CNPS Inventory). Plants included on the CNPS Inventory are classified as follows: List 1A: plants presumed extinct in California; List 1B: plants Rare, Threatened, or Endangered in California and elsewhere; List 2: plants Rare, Threatened or Endangered in California, but more common elsewhere; List 3: plants about which more information is needed (a review list); and List 4: plants of limited distribution (a watch list).

Based on a review of the CNDDB and CNPS databases and the survey reports prepared for the Newhall Ranch Specific Plan area and the Landmark Village project site, a total of 41 special-status plant species were identified as occurring in the region. This list formed the basis of the following analysis, wherein each of the identified species is addressed in one of the following two sections: **heading 7.a.(1), Special-Status Plant Species Observed on or Adjacent to the Project Site**, addresses the special-status plant species observed on or adjacent to the site during focused surveys; and **heading 7.a.(2), Special-Status Plant Species Known to Occur in the Project Area but not Observed on or Adjacent to the Project Site**, addresses the special-status plant species that are known to occur in the project area, but were not observed on or adjacent to the project site during focused surveys. **Table 4.4-3** details the specificity of the focused surveys.

(1) Special-Status Plant Species Observed on or Adjacent to the Project Site

Special-status plant species that were observed on the project site during focused surveys include slender mariposa lily (*Calochortus clavatus* var. *gracilis*), Peirson's morning-glory (*Calystegia peirsonii*), and California walnut (*Juglans californica* var. *californica*). In addition, a potentially undescribed species of everlasting (*Gnaphalium* sp. *nova)* was observed. While this plant currently has no sensitivity status, it is described in this report because of its unique nature and potential to be assigned a sensitivity status in the future. San Fernando Valley spineflower (*Chorizanthe parryi* var. *fernandina*) was observed in areas bordering the borrow site. These five species are discussed in more detail below, and their locations with respect to on the project site are shown in **Figure 4.4-5, Special-Status Plant Species Locations**.

Slender mariposa lily is a CNPS List 1B plant, but has no state or federal status. This species is typically found in chaparral, coastal scrub, and grasslands, often on clay and/or rocky soils. Populations of this species have been documented on the project's Adobe Canyon borrow site, the Chiquito Canyon grading site, the Valencia Commerce Center water tank site, and the reclaimed water tank sites in Chiquito Canyon. These populations contain an estimated total of 471 plants in year 2003, 96 plants in year 2004, and 211 plants in 2005.

Peirson's morning-glory is a CNPS List 4 plant, but has no state or federal status. This species has been documented within the Landmark Village project's borrow site and the Chiquito Canyon grading site (FLx 2002). While not abundant, Peirson's morning-glory also occurs throughout the Newhall Ranch Specific Plan area on virtually all ridges and slopes, weakly climbing over undifferentiated chaparral, California sagebrush, California buckwheat, and in annual grasslands (Dudek & Associates 2002). Given its widespread occurrence, individual populations of this species have not been mapped.

Southern California black walnut is a CNPS List 4 plant, but has no state or federal status. The only stand of this species within the Landmark Village project site occurs along Chiquito Canyon, which includes a total of 10 trees.

A potentially undescribed species of **everlasting** (*Gnaphalium* sp. *nova*) was documented within the study area during the 2003 and 2004 field seasons. Two main populations of this undescribed species, totaling about 600 individuals, were documented in 2003 in the Santa Clara River and in Castaic Creek south of SR-126 (Dudek & Associates 2004). During the 2004 surveys conducted by FLx, these two occurrences were noted again with about 700 plants. In addition, a population of about 250 individuals was observed in the portion of Castaic Creek west of the Interstate 5 (I-5) Bridge and east of Commerce Center Drive. One of these populations was documented as partially occurring within the proposed utility corridor (to

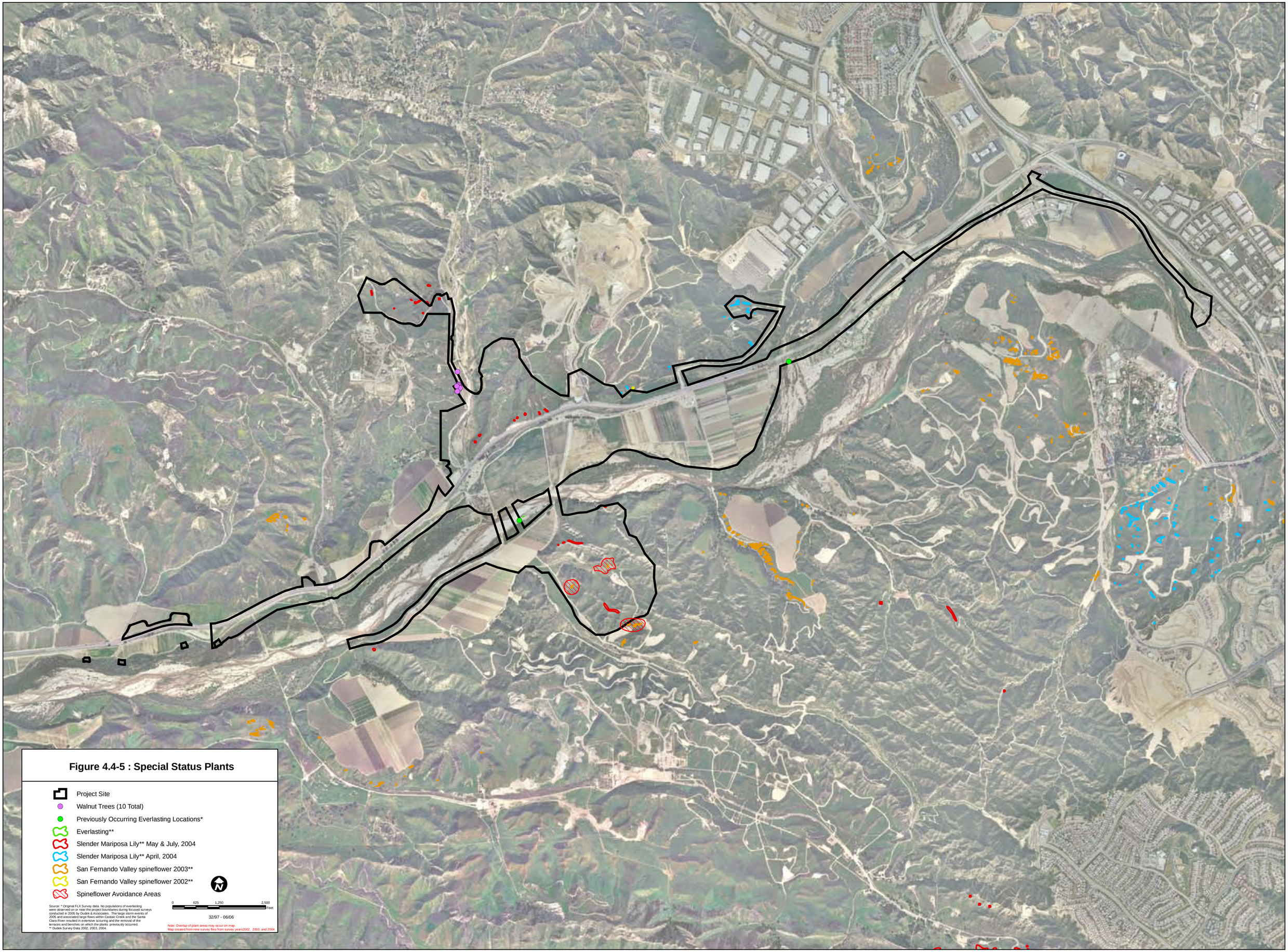


Figure 4.4-5 : Special Status Plants
Project Site
Walnut Trees (10 Total)
Previously Occurring Everlasting Locations*
Everlasting**
Slender Mariposa Lily** May & July, 2004
Slender Mariposa Lily** April, 2004
San Fernando Valley spineflower 2003**
San Fernando Valley spineflower 2002**
Spineflower Avoidance Areas
0
625
1,250
2,500
Feet
32/97 - 06/06
Source: * Original FLX Survey data. No populations of everlasting were observed on or near the project boundaries during focused surveys conducted in 2005 by Dudek & Associates. The large storm events of 2005 and associated large flows within Castaic Creek and the Santa Clara River resulted in extensive scouring and the removal of the terraces and benches on which the plants previously occurred.
** Dudek Survey Data 2002, 2003, 2004.
Note: Overlap of plant areas may occur on map.
Map created from nine survey files from survey years2002, 2003, and 2004.

the east of the Landmark Village tract map site) while the other population was documented within the proposed haul route across the Santa Clara River. On May 27, 2005, Dudek & Associates surveyed the Landmark Village project site to evaluate the current condition of these populations of everlasting. No populations of everlasting were observed on or near the project footprint during these surveys. The large storm events of 2005 and associated large flows within Castaic Creek and the Santa Clara River resulted in extensive scouring and the removal of the terraces and benches on which the plants previously occurred.

On June 7, 2005, Dudek & Associates and County biologists observed five everlasting seedlings on a bench within Castaic Creek within the Valencia Commerce Center north of SR-126, and on a bench within the Creek south of SR-126, outside of the project footprint but within the project study area.

Plants of this undescribed everlasting were previously ascribed to the species *Gnaphalium leucocephalum*, which is now believed not to occur west of the Peninsular and Transverse Ranges in California. It appears that the western California specimens identified as *Gnaphalium leucocephalum* are actually this undescribed taxon. Based on a review of three herbaria (UC Riverside, Rancho Santa Ana Botanic Garden and San Diego Natural History Museum), 14 collections of this plant have been made in Ventura, Orange, Riverside, Los Angeles, and San Diego counties. The *Gnaphalium* plants on the Newhall Ranch Specific Plan site differ from *Gnaphalium leucocephalum* in stature, pubescence, and phyllary characters. The western California *Gnaphalium* plants have been collected relatively few times most collections are old. Of the 14 collections, eight date from 1901 to 1987 (1901, 1918, 1922, 1928, 1931, 1959, 1985, and 1987). There are six more recent collections dating from 1994 to 2003 (1994, two from 1995, 1997 and two from 2003). Many are from somewhat vague localities, such as "San Fernando Valley" and "Pasadena," but which are in areas that have now been substantially urbanized. Modern collections, outside of the Castaic Mesas and Santa Clara River plants, have come mostly from the Santa Ana Mountains region and especially Temescal Wash, in western Riverside County with several collections from adjacent San Diego County. The western California plants are almost always associated with alluvial soils, often being found on the benches along major washes.

San Fernando Valley spineflower is a federal candidate plant species, is state listed as Endangered, and is a CNPS List 1B species. This species has been observed in five general areas within the Newhall Ranch Specific Plan area, including Airport Mesa, Grapevine Mesa, Long Canyon, Potrero Canyon, and San Martinez Grande Canyon. A total of 275 polygons were mapped during the 2004 growing season, and included an estimated 478,184 individuals. Most of the plants were found on slopes with a south-facing component in habitat that was characterized as open California sagebrush, California buckwheat, ecotonal California sagebrush-California buckwheat, and California annual grassland series, or at the edge of agricultural fields on mesas. This species has not been documented on the Landmark Village

tract map site or other project areas where grading would occur. However, several of the populations in Long Canyon occur in proximity to the project site's disturbance boundary. Specifically, populations occur to the south of the project site a minimum of 300 feet from areas to be disturbed by the project. Additionally, a population of this species was identified in proximity to the northern project site boundary (north of SR 126, east of the access road to the Valencia Commerce Center business park) and more than 500 feet away from the project.

(2) Special-Status Plant Species Known to Occur in the Project Area but Not Observed on or Adjacent to the Project Site

The special-status plant species identified in **Table 4.4-4, Special-Status Plant Species Documented in the Project Area but Not Observed on or Adjacent to the Project Site**, below, are known to occur in the project area and were target species of the focused plant surveys conducted on, and in the vicinity of, the Landmark Village project site. None of these species were observed on or adjacent to the Landmark Village project site. Given the thoroughness of the survey efforts (**Table 4.4-3**), it is unlikely that any of the species identified below are present on the project site, though the potential of some of these species to occur on-site in future seasons cannot be entirely ruled out.

Table 4.4-4
Special-Status Plant Species Documented in the Project Area but Not Observed on or Adjacent to the Project Site

Common Name *Scientific Name*	Sensitivity Status			Habitat	Growth Form (Blooming)
	Federal	State	CNPS		
Marsh sandwort *Arenaria paludicola*	FE	CE	1B	Bogs and fens, marshes and swamps (freshwater).	PH (May–August)
Braunton's milk-vetch *Astragalus brauntonii*	FE	--	1B	Closed-cone coniferous forest, chaparral, coastal scrub, valley, and foothill grassland/recently burned or disturbed areas, and carbonate soils.	PH-b (March–July)
Coulter's saltbush *Atriplex coulteri*	--	--	1B	Coastal bluff scrub, coastal dunes, coastal scrub, valley and foothill grassland/alkaline, or clay.	PH (March–October)
Davidson's saltscale *Atriplex serenana* var. *davidsonii*	--	--	1B	Coastal bluff scrub, coastal scrub/alkaline.	AH (April–October)
Malibu baccharis *Baccharis malibuensis*	--	--	1B	Chaparral, cismontane woodland, coastal scrub.	Sh-d (August)

Common Name *Scientific Name*	Sensitivity Status			Habitat	Growth Form (Blooming)
	Federal	State	CNPS		
Nevin's barberry *Berberis nevinii*	FE	CE	1B	Chaparral, coastal scrub, cismontane woodland, riparian scrub.	Sh-e (March–April)
Thread-leaved brodiaea *Brodiaea filifolia*	--	--	1B	Chaparral (openings), cismontane woodland, coastal scrub, playas, valley and foothill grassland, vernal pools/often associated with clay soils.	PH-b (March–June)
Plummer's mariposa lily *Calochortus plummerae*	--	--	1B	Chaparral, cismontane woodland, coastal scrub, lower coniferous forests, grasslands, valley granitic soils.	PH-b (May–July)
Late-flowering mariposa lily *Calochortus weedii* var. *vestus*	--	--	1B	Chaparral, cismontane woodland, riparian woodland/often associated with serpentinite soils.	PH-b (May–July)
Southern tarplant *Centromadia parryi* ssp. *Australis*	--	--	1B	Chaparral, coastal scrub, sandstone rocky outcrops.	Sh-d (July–November)
Island mountain-mahogany *Cercoparpus betuloides* var. *blancheae*	--	--	--	Closed-cone coniferous forest, chaparral.	Sh-e (February–May)
Santa Susana tarplant *Deinandra minthornii*	--	CR	1B	Chaparral, coastal scrub, sandstone rocky outcrops.	Sh-d (July–November)
Slender-horned spineflower *Dodecahema leptoceras*	FE	CE	1B	Chaparral, coastal scrub (alluvial fan), cismontane woodland, sandy soils.	AH (April–June)
Blochman's dudleya *Dudleya blochmaniae* ssp. *Blochmaniae*	--	--	1B	Coastal bluff scrub, coastal scrub, rocky, often associated with clay or serpentinite soils.	PH (April–June)
Marcescent dudleya *Dudleya cymosa* ssp. *marcescens*	FT	CR	1B	Chaparral, volcanic.	PH (April–June)
Santa Monica Mountains dudleya *Dudleya cymosa* ssp. *ovatifolia*	FT	--	1B	Chaparral, coastal scrub/volcanic.	PH (March–June)
Many-stemmed dudleya *Dudleya multicaulis*	--	--	1B	Chaparral, coastal scrub, grasslands, often associated with clay soils.	PH (May–July)
Conejo dudleya *Dudleya parva*	FT	--	1B	Chaparral, coastal scrub, often associated with clay soils.	PH (May–July)
Palmer's grappling hook *Harpagonella palmeri* var. *palmeri*	--	--	4	Chaparral, coastal scrub, valley and foothill grasslands.	AH (March–April)

Common Name *Scientific Name*	Sensitivity Status			Habitat	Growth Form (Blooming)
	Federal	State	CNPS		
Round-leaved filaree *Erodium macrophyllum*	--	--	2	Cismontane woodland, valley and foothill grassland, clay soils.	AH (March–May)
Los Angeles sunflower *Helianthus nuttallii* ssp. *Parishii*	--	--	1A	Coastal salt, freshwater marshes and swamps.	PH
Mesa horkelia *Horkelia cuneata* var. *puberula*	--	--	1B	Chaparral, cismontane woodland, coastal scrub/sandy or gravelly.	PH (February–September)
Southwestern spiny rush *Juncus acutus* sp. *leopoldii*	--	--	4	Coastal dunes (mesic), meadows and seeps (alkaline seeps), marshes and swamps (coastal salt).	PH (May–June)
Davidson's bush mallow *Malacothamnus davidsonii*	--	--	1B	Chaparral, cismontane woodland, coastal sage scrub, riparian woodland.	Sh-d (June–January)
California Muhly *Muhlenbergia californica*	--	--	4	Chaparral, coastal scrub, lower mountain coniferous forest, meadows and seeps/mesic, seeps and streambanks.	PH-r (July–September)
Mud nama *Nama strenocarpum*	--	--	2	Marshes and swamps (lake margins, river banks).	A/PH (January–July)
Spreading navarretia *Navarretia fossalis*	FT	--	1B	Chenopod scrub, marshes, and swamps, playas, vernal pools.	AH (April–June)
Chaparral nolina *Nolina cismontana*	--	--	1B	Chaparral, coastal scrub, sandstone gabbro soils.	SH-e (April–June)
Short-joint beavertail cactus *Opuntia basilaris* var. *brachyclada*	--	--	1B	Chaparral, Joshua tree woodland, Mojavean desert scrub, pinyon and juniper woodland.	Sh-ss (April–June)
California Orcutt grass *Orcuttia californica*	FE	CE	1B	Vernal pools.	AH (April–August)
Lyon's pentachaeta *Pentachaeta lyonii*	FE	CE	1B	Chaparral, coastal scrub, valley and foothill grassland, volcanic endemic soils.	AH (March–August)
Pringle's yampah *Perideridia pringlei*	--	--	4	Chaparral, cismontane woodland, coastal scrub, pinyon, and juniper woodlands, serpentinite, clay soils.	PH (April–August)
Gambel's watercress *Rorippa gambelii*	FE	CT	1B	Marshes and swamps (freshwater or brackish).	PH-r (April–September)
Rayless ragwort *Senecio aphanactis*	--	--	2	Cismontane woodland, coastal scrub/alkaline.	AH (January–April)

Common Name *Scientific Name*	Sensitivity Status			Habitat	Growth Form (Blooming)
	Federal	State	CNPS		
Salt spring checkerbloom *Sidalcea neomexicana*	--	--	2	Chaparral, coastal scrub, lower montane coniferous forest, Mojavean desert scrub, playas/alkaline, mesic.	PH (March–June)
Sonoran maiden fern *Thelypteris puberula* var. *sonorensis*	--	--	2	Meadows and seeps (seeps and streams).	PH-r (January–September)

STATUS KEY:
Federal: *FE = Federal Endangered; FC = Federal Candidate*
State: *CE = California Endangered; CT = California Threatened; CR = California Rare*
CNPS: *List 1A = Presumed extinct*
List 1B = Plants Rare and Endangered in California and elsewhere
List 2 = Plants Rare, Threatened, or Endangered in California, but more common elsewhere
List 4 = Plants of limited distribution (watch list)
Growth Form:
AH = Annual Herb; Sh = Shrub; r = rhizommatous; PH = Perennial Herb; b = bulb; e = evergreen; d = deciduous; ss = stem succulent

b. Oaks

The County of Los Angeles Oak Tree Ordinance (CLATO), Sections 22.56.2050–22.56.2260, protects oak trees that are at least 8 inches in diameter, as well as trees that have two trunks totaling at least 12 inches in diameter, as measured 4.5 feet above natural ground. A heritage oak, as defined by CLATO, is any species in the genus *Quercus* that measures 36 inches or more in diameter as measured 4.5 feet above natural ground, or any oak of 36 inches or less in diameter having a significant historical or cultural importance to the community. CLATO requires that all potential impacts to oak trees regulated by this ordinance be preceded by an application to the County that includes a detailed oak tree report (see Final EIR, **Appendix A**). Mitigation for impacts to oak trees is usually required as a condition of an Oak Tree Permit issued by the County.

In addition, Public Resources Code section 21083.4 addresses oak woodlands conservation and contains the following three elements: (a) counties must determine whether a project may result in the conversion of oak woodlands; (b) if so, the county must determine if the conversion will have a significant impact on the environment; and (c) if there is a conversion, and it has a significant impact, the county must impose one or more of the following mitigation measures:

(1) Conserve oak woodlands, through the use of conservation easements.

(2) Plant an appropriate number of trees, including maintaining plantings and replacing dead trees.

(a) Maintain planted oak trees for seven years.

(b) The planting of oak trees shall not fulfill more than one-half of the mitigation requirement for the project.

(3) Contribute funds to the Oak Woodlands Conservation fund.

(4) Other mitigation measures developed by the County.

During 2005 and 2006, an oak tree survey was conducted of the on-site oak trees occurring within 200 feet of the proposed grading limits (see Final EIR, **Appendix A**). The survey identified 200 oaks potentially regulated by CLATO. The vast majority of the oaks on the site are coast live oak, but valley oaks (*Quercus lobata*), scrub oaks (*Q. berberidifolia)*, and one MacDonald oak (*Q. x macdolnaldii*) [a hybrid of a valley oak and a scrub oak] also occur. Of the 200 oaks, 11 are heritage oaks as defined by CLATO.

c. Sensitive Plant Communities

CDFG Wildlife and Habitat Data Analysis Branch has developed a *List of California Terrestrial Natural Communities*, which was used as the classification system for this document. The most recent version of this list, dated September 2003, is derived from the CNDDB and is intended to supersede all other lists developed from the CNDDB. It is based on the detailed classification put forth in *A Manual of California Vegetation* (Sawyer and Keeler-Wolf 1995). It is also structured to be compatible with previous CNDDB lists (e.g., Holland 1986).

The primary purpose of the CNDDB classification is to assist in the characterization and rarity of various vegetation types. For the purposes of this EIR, plant communities denoted on the list as "high priority for inventory in CNDDB" in the September 2003 version, or that are otherwise regulated by local, state, and/or federal resource agencies, are considered of "special-status."

Of the 15 plant communities occurring on the Landmark Village project site, southern willow scrub, and southern cottonwood-willow riparian forest, are currently considered of "high priority" and, therefore, are considered of special-status. Additionally, given the occurrence of *Artemisia tridentata* ssp. *parishii* (which is considered sensitive by the County of Los Angeles) within the big sagebrush scrub community, for the purposes of this report, big sagebrush scrub is also considered to be a special-status plant community. Please see **heading 6., Biological Resources**, for a more detailed discussion of these plant communities and their distribution on the project site.

It should be noted that the Newhall Ranch Specific Plan Program EIR, Section 4.6, Biota, and the associated Biota Report, dated July 1996, identified coastal sage scrub (coastal scrub) as a special-status plant community. The identification of this plant community as special-status was based on a previous CDFG list of terrestrial natural communities, which has been superseded by the current *List of California*

Terrestrial Natural Communities, dated September 2003. Consequently, coastal scrub is not considered of special-status in this EIR.

d. Special-Status Wildlife

Special-status wildlife species include those that are state- or federally-listed as Threatened or Endangered, proposed for listing as Threatened or Endangered, designated as state or federal candidates for listing, considered state Species of Special Concern, or that are considered a state Fully Protected Animal.

Based on a review of the CNDDB and the biological documentation prepared for the Landmark Village project site and the greater Newhall Ranch Specific Plan area, a total of 75 special-status wildlife species were identified that are known to occur in the project region. This list formed the basis of the following analysis, wherein each of the identified species is addressed under one of the following three headings: **Heading 7.d.(1), Special-Status Wildlife Species Observed on the Project Site**, addresses the special-status wildlife species that were observed on or adjacent to the project site during the course of various field surveys; **heading 7.d.(2) , Special-Status Wildlife Species with Potential to Occur on the Project Site**, addresses the special-status wildlife species that have not been observed on the site, but based on the presence of suitable habitat and known occurrences in the area, have the potential to occur on the site as a resident, over-wintering or nesting species, and **heading 7.d.(3), Special-Status Wildlife Species Not Expected or Rarely Occurring on the Project Site**, addresses the special-status wildlife species known to occur in the project area, but for which the project site does not provide suitable habitat to support the species as a resident or nesting species or for which the species is only expected to utilize the site on rare occasions, such as during migration for bird species.

(1) Special-Status Wildlife Species Observed on the Project Site

During the course of various field surveys conducted for the proposed project or greater Newhall Ranch Specific Plan area (**Table 4.4-3**), 32special-status wildlife species were observed on or bordering the project site. **Table 4.4-5, Special-Status Wildlife Species Observed on or Adjacent to the Project Site**, identifies these species and provides the species' listing status, habitat requirements, and observation information.

Table 4.4-5
Special-Status Wildlife Species Observed on or Adjacent to the Project Site

Common Name *Scientific Name*	Status			Habitat Requirements	On-Site Status
	Federal	State	Other		
FISH					
Santa Ana sucker *Catastomus santaanae*	--	CSC	--	Occupies small- to medium-sized perennial streams with water ranging in depth from a few centimeters to a meter or more.	This species is known to occur in the Santa Clara River and has been observed during focused fish surveys (CNDDB, Impact Sciences 2002); and it is expected to occur in the portion of the river bordering the project site. Population in the Santa Clara River system is not considered to be of Threatened status because it is introduced to the area.
Unarmored threespine stickleback *Gasterosteus aculeatus williamsoni*	FE	CE, CFP	--	Slow-moving and backwater areas.	This species is known to occur in the Santa Clara River and has been observed in the portion of the river bordering the Landmark Village tract map site (ENTRIX 2005).
Arroyo chub *Gila orcutti*	--	CSC	--	Slow-moving or backwater sections of warm to cool streams with mud or sand substrates.	This species is known to occur in the Santa Clara River and has been observed in the portion of the river bordering the Landmark Village tract map site (ENTRIX 2005).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	On-Site Status
AMPHIBIANS					
Arroyo toad *Bufo californicus*	FE	CSC	--	Restricted to rivers with shallow, gravely pools adjacent to sandy terraces that have a nearly complete closure of cottonwoods, oaks, or willows, and almost no herbaceous cover. Requires shallow pools with minimal current, little to no emergent vegetation and a sand or pea gravel substrate overlain with flocculent silt for egg deposition.	The presence of arroyo toad has been documented in a portion of the Santa Clara River covered by the previously approved Natural River Management Plan (NRMP), located upstream (east) of the project site. In 2000, arroyo toad (tadpoles) also was observed in the Castaic Junction and east of the project site (Aquatic Consulting Services, April 2002, June 2002). These areas are on and adjacent to the project site. No life stages of arroyo toad were observed on the project site during more recent protocol surveys (Compliance Biology 2004) (Bloom 2007). Given the presence of suitable habitat, that this species has been recorded in low numbers upstream of the project site, and that tadpoles have been documented in the river on and adjacent to the site, the species could occupy habitats on the site.
REPTILES					
Silvery legless lizard *Anniella pulchra pulchra*	--	CSC	--	Stabilized dunes, beaches, dry washes, chaparral, pine, oak, and riparian woodlands; associated with sparse vegetation and sandy or loose, loamy soils.	This species has been observed on the project site in Chiquito Canyon (Impact Sciences 2006); suitable habitat occurs on the project site in association with coastal sage scrub, chaparral, oak woodland, and riverbank habitats.
Coastal western whiptail *Aspidoscelis tigris stejnegeri*	--	***	--	Open areas in semiarid grasslands, scrublands, and woodlands.	Observed on the project site; suitable habitat occurs on site in association with grassland, scrub, oak woodland and riverbank habitats.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	On-Site Status
REPTILES (continued)					
Southwestern pond turtle *Clemmys marmorata pallida*	--	CSC	--	Streams, ponds, freshwater marshes, and lakes with growth of aquatic vegetation.	This species was observed in the reach of the Santa Clara River bordering the project site (Compliance Biology 2004); river and riparian habitats on and bordering the project site provide suitable habitat.
Coast horned lizard *Phrynosoma coronatum*	--	CSC	--	Coastal sage scrub and chaparral in arid and semi-arid climates. Prefers friable, rocky, or shallow sandy soils.	This species was observed in the vicinity of the Landmark Village project site during 2006 reptile surveys (Impact Sciences 2006), and has been observed periodically on the project site during other biological surveys.
Two-striped garter snake *Thamnophis hammondii*	--	CSC	--	Perennial and intermittent streams with rocky or sandy beds and artificially-created aquatic habitats (manmade lakes and stock ponds); requires dense riparian vegetation.	This species was observed in the reach of the Santa Clara River bordering the Landmark Village project site (Compliance Biology 2004); river and riparian habitats on and bordering the project site provide suitable habitat.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	On-Site Status
BIRDS					
Cooper's hawk (nesting) *Accipiter cooperii*	--	CSC	LC	Dense stands of live oak, riparian woodlands, or other woodland habitats near water.	This species was observed adjacent to the Santa Clara River on the Landmark Village site in 2004 (Guthrie 2004) and at least five pairs were determined to be nesting in the vicinity of the site to the south and west in 2007, including two pairs within the borrow site (Bloom 2007); the site provides foraging and nesting habitat for the species.
Southern California rufous-crowned sparrow *Aimophila ruficeps canescens*	--	CSC	LC	Coastal sage scrub, chaparral.	This species was observed to be a fairly common resident in sage scrub and chaparral communities within the NRSP area (Guthrie 2004); several individuals observed to the south of the Landmark Village tract map site and adjacent to the borrow site to the south in 2007 (Bloom); suitable nesting and foraging habitat is present within the water tank, grading, and borrow sites.
Oak titmouse (nesting) *Baeolophus inornatus*	--	--	LC, Aud, USBC	Oak woodlands	Commonly observed in oak woodland habitat adjacent to the Santa Clara River and on the Landmark Village site (Bloom 2007).
Swainson's hawk (nesting) *Buteo swainsoni*	BCC	CT	--	In Californian, breeds in riparian woodlands, oak savannah; forages in grasslands, rangelands, certain croplands.	Potentially suitable habitat in oak woodlands, riparian woodland, grasslands, and agricultural fields. Not expected to breed since site is outside of known breeding range. Winters in Central/South America. Two migrants observed within the Landmark Village site in 2007 (Bloom 2007).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	On-Site Status
BIRDS (continued)					
Lawrence's goldfinch *Carduelis lawrencei*	BCC	--	LC, Aud, USBC	Valley foothill hardwood, valley foothill hardwood-conifer; and, in S. CA., desert riparian, palm oasis, pinyon-juniper and lower montane habitats.	Observed within the riparian habitats on the site during bird surveys (Guthrie 2004) (Bloom 2007); suitable nesting and foraging habitat present on site.
Northern harrier (nesting) *Circus cyaneus*	--	CSC	LC	Coastal salt marsh, freshwater marsh, grasslands, and agricultural fields.	This species has been observed foraging on the site (Impact Sciences 2004) (Bloom 2007); suitable foraging and nesting habitat is present on site though species likely only to occur during winter months.
Yellow warbler (nesting) *Dendroica petechia brewsteri*	--	CSC	LC	Riparian thickets and woodlands, especially those dominated by willow vegetation.	Observed on several occasions during the 2004 and 2007 bird surveys (Guthrie 2004) (Bloom 2007); numerous pairs observed defending territories along the Santa Clara River, including on and adjacent to the project site.
White-tailed kite (nesting) *Elanus leucurus*	--	CFP	--	Inhabits herbaceous and open stages of most habitats, common in cismontane in California. Nests are placed near top of dense oak, willow or other tree stand; usually 6–20 meters (20–100 feet) above ground. Nest located near open foraging area.	Species was observed on the site adjacent to the Santa Clara River during surveys in 2004 and 2007 (Guthrie 2004) (Bloom 2007); at least 3 pairs observed nesting along the River in 2007, including adjacent to the project site. The site provides foraging and nesting habitat for the species.
California horned lark *Eremophila alpestris actia*	--	CSC	LC	Grasslands, disturbed areas, agriculture fields, and beach areas.	This species has been observed foraging on the site (Impact Sciences 2004) (Bloom 2007); suitable nesting and foraging habitat is present on site though no evidence of nesting observed and species likely occurs as a wintering species.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	On-Site Status
BIRDS (continued)					
Merlin (wintering) *Falco columbarius*	--	CSC	LC	Coastlines, wetlands, woodlands, agricultural fields, and grasslands.	This species was observed on the site during winter bird surveys conducted in 2007 (Bloom 2007). This species does not nest in California.
Yellow-breasted chat (nesting) *Icteria virens*	--	CSC	LC	Riparian thickets and riparian woodlands with a dense understory.	Observed on several occasions during bird surveys along the Santa Clara River (Guthrie 2004) (Bloom 2007); at least six territories occur within or directly adjacent to Landmark Village project site (Bloom 2007).
Loggerhead shrike *Lanius leudovicianus*	BCC	CSC	LC	(Nesting) broken woodlands, savannah, pinyon-juniper, Joshua tree, & riparian woodlands, desert oases, scrub and washes. Prefers open country for hunting, with perches for scanning.	This species has been observed on and adjacent to the project site during reptile and oak tree surveys conducted by Impact Sciences during 2006. Also observed southwest of the site in 2007 (Bloom 2007).
Black-crowned night-heron (rookery) *Nycticorax nycticorax*	BLM	--	LC	Riparian, colonial nesters in dense foliage.	No rookeries observed in 2007 surveys, but nine individuals observed along the Santa Clara River on and near the site (Bloom 2007).
Chipping sparrow (nesting) *Spizella passerine*	--	--	LC	Open woodlands with grassy understory.	Observed around edges of agricultural fields (Bloom 2007). Likely a migrant.
Nuttall's woodpecker (nesting) *Picoides nuttallii*	--	--	LC, Aud, USBC	Oak and riparian woodlands.	Commonly observed in cottonwood and willow riparian habitat along Santa Clara River and in oak woodlands on borrow site; several territories occur within the project site (Bloom 2007).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	On-Site Status
BIRDS (continued)					
Rufous/Allen's hummingbird (nesting) *Selasphorus rufus/sasin*	--	--	LC, Aud, USBC	Rufous: secondary succession forested/brushy habitat; Allen's: shrublands, open woodlands near coast.	Two unidentified Selasphorus hummingbirds observed on site during 2007 surveys (Bloom 2007); likely migrants.
California thrasher *Toxostoma redivivum*	--	--	LC, Aud, USBC	Chaparral, coastal sage scrub.	Commonly observed in sage scrub and chaparral habitat south of the Santa Clara River (Bloom 2007).
Least Bell's vireo (nesting) *Vireo bellii pusillus*	FE	CE	LR/NT, Aud, USBC	Riparian vegetation with extensive willows below 2,000 feet.	Suitable nesting habitat is present on the project site; at least 19 territories occur within or in close proximity to the Landmark Village impact area (Bloom 2007).
Yellow-headed blackbird (nesting) *Xanthocephalus xanthocephalus*	--	--	LC	Breeds in wetland habitat near meadows, rangelands, grasslands. Winter forager in agricultural fields, ranchlands, farmyards.	Likely a wintering species; no known nesting colonies. One individual seen during 2007 survey (Bloom 2007).
MAMMALS					
Pallid bat *Antrozous pallidus*	--	CSC	--	Arid habitats, including grasslands, shrublands, woodlands and forests; prefers rocky outcrops, cliffs and crevices with access to open habitats for foraging.	This species was detected on the project site during active Anabat surveys (Impact Sciences 2006); on-site habitats and structures (e.g., oak woodlands, buildings, SR-126 bridge) provide suitable roosting habitat.
Western mastiff bat *Eumops perotis*	--	CSC	--	Low elevations in the coastal basins of southern California, often in rugged, rocky areas where suitable crevices are available for day-roosts.	This species was detected in the vicinity of the project site during active Anabat surveys (Impact Sciences 2006). Marginal roosting habitat occurs in rocky outcrops in the vicinity; however, no roosting habitat occurs on the Landmark Village project site.
San Diego desert woodrat *Neotoma lepida intermedia*	--	CSC	--	Chaparral, coastal sage scrub, and the understory of tree thickets.	A species of desert woodrat was observed on both off-site grading locations during 2004 surveys (Impact Sciences 2004); it is assumed that the animals observed were the San Diego (*intermedia*) subspecies.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	On-Site Status
MAMMALS (continued)					
Pocketed free-tailed bat *Nyctinomops femorosaccus*	--	CSC	--	Rocky, desert areas with relatively high cliffs. Generally use crevices in rocks as day-roosts, although they sometimes are found in man-made structures.	This species was detected in the vicinity of the project site during active Anabat surveys (Impact Sciences 2006). Marginal roosting habitat occurs in rocky outcrops and abandoned structures in the vicinity; however, no roosting habitat occurs on the Landmark Village project site.

STATUS KEY:

Federal:
FE = Federally Endangered
BCC = Bird of Conservation Concern
BLM = Bureau of Land Management Sensitive

State:
CE = California Endangered
CT = California Threatened
CFP = California Fully Protected
CSC = California Species of Special Concern
**** = Special Animal*

Other
LC = Least Concern (IUCN)
LR/NT = Lower Risk/Near Threatened (IUCN)
Aud = Audubon Watch List
USBC = U.S. Bird Conservation Watch List

(2) Special-Status Wildlife Species with Potential to Occur on the Project Site

Twenty-one special-status wildlife species have been identified as having the potential to occur on the site, based on the presence of suitable habitat and known occurrences in the area, despite the fact that they have not been observed during general or focused surveys of the project site. **Table 4.4-6, Special-Status Wildlife Species with Potential to Occur on the Project Site**, identifies these species and provides the species' listing status, habitat requirements, and an explanation of why the species has the potential to occur on the site as a resident, over-wintering, nesting, or roosting species.

Table 4.4-6
Special-Status Wildlife Species with Potential to Occur on the Project Site

Common Name *Scientific Name*	Status			Habitat Requirements	Habitat Suitability
	Federal	State	Other		
AMPHIBIANS					
California red-legged frog *Rana draytonii*	FT	CSC	--	Permanent water sources such as ponds, lakes, reservoirs, streams, and adjacent riparian woodlands.	Field investigations indicate that potential breeding or summer habitat is generally absent from the portion of the Santa Clara River on the project site and the greater NRSP (ENTRIX 2005); the species generally avoids large river channels with widely fluctuating flows because such habitat does not permit successful reproductive activity (Hayes and Jennings 1989). Not documented in the Santa Clara River (CNDDB). The species has been documented within the Piru Creek and San Francisquito Creek tributaries to the river; given the occurrence of CRLF in nearby tributaries, non-breeding frogs could occur within the portion of the Santa Clara River (and other drainages) on the project site.
Western spadefoot *Spea hammondii*	--	CSC	--	Open areas in lowland grasslands, chaparral, and pine-oak woodlands; requires temporary rain pools that last approximately three weeks and lack exotic predators.	Seasonal backwater areas associated with the drainages on and bordering the site, as well as depressions within existing dirt roads, provide breeding habitat; no spadefoot were observed in these areas during appropriately timed surveys (Compliance Biology 2004). Given documented occurrences of the species in the project area, and the presence of some suitable breeding habitat, the species could occupy habitats on the site.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
REPTILES					
Rosy boa *Charina trivirgata*	--	***	--	Inhabits desert and chaparral habitats with rocky soils in coastal canyons and hillsides, desert canyons, washes and mountains.	Suitable habitat occurs on site in association with scrub, chaparral, oak woodland and riverbank habitats; species is known to occur in the project region.
San Bernardino ringneck snake *Diadophis punctatus modestus*	--	***	-	Inhabits open, relatively rocky areas, often in somewhat moist microhabitats near intermittent streams. Avoids moving through open or barren areas by restricting movements to areas of surface litter or herbaceous vegetation.	Suitable habitat occurs on site in association with oak woodland and riverbank habitats; species is known to occur in the project region.
Coast patch-nosed snake *Salvadora hexalepis virgultea*	--	CSC	--	Inhabits brushy or shrubby vegetation. Requires small mammal burrows for refuge and overwintering sites.	Suitable habitat occurs on site in association with shrub habitats.
South coast garter snake *Thamnophis sirtalis* ssp.	--	CSC	--	Generally restricted to marsh and upland habitats near permanent water with adequate riparian vegetation.	The species could occur on the project site within marsh, riparian and adjacent habitats.
BIRDS					
Tricolored blackbird (nesting colony) *Agelaius tricolor*	BCC	CSC	LC, Aud, USBC	Freshwater marshes and riparian scrub.	Suitable nesting and foraging habitat present on and bordering the project site; nesting birds have been reported from nearby Salt Creek as recently as 2003 (Bloom 2007); the species has been documented foraging in blackbird flocks in the agricultural fields in winter, but no nesting colonies were observed on the project site during past or recent surveys (Guthrie 2004; Bloom 2007).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
BIRDS (continued)					
Bell's sage sparrow (nesting) *Amphispiza belli belli*	BCC	CSC	LC	Saltbush scrub and chaparral.	Suitable nesting and foraging habitat present. A known resident in chamise-dominated chaparral and in sage scrub along ridgelines throughout much of Santa Clara Valley but not detected in the present survey which extended marginally into typical sage sparrow habitat on the higher slopes and ridgelines (Bloom 2007).
Golden eagle (nesting and wintering) *Aquila chrysaetos*	BCC, BLM	CSC, CFP	LC	Nests in remote areas in trees, cliffs, rocky outcrops; forages over grasslands, rangeland, open scrub, savannah.	No known nests on site (Bloom 2007). Likely to nest in higher elevations on Newhall Ranch. Suitable foraging habitat is present on the project site.
Long-eared owl (nesting) *Asio otus*	--	CSC	LC	Dense riparian and live oak thickets near meadow edges, nearby woodland and forest habitats. Also found in dense conifer stands at higher elevations.	Suitable nesting and foraging habitat is present on the project site. The species was not observed on the project site during recent bird surveys, which included focused nocturnal surveys (Bloom 2007).
Western burrowing owl (burrow sites) *Athene cunicularia*	BCC, BLM	CSC	LC	Grasslands and open scrub, particularly with ground squirrel burrows.	Site provides suitable foraging and nesting habitat for the species; California ground squirrels occur on the project site. The species was not recorded during the recent winter surveys despite repeated searches during the crepuscular hours when it is most active (Bloom 2007).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
BIRDS (continued)					
Costa's hummingbird (nesting) *Calypte costae*	--	--	LC, Aud, USBC	Desert scrub, coastal sage scrub, arid shrublands.	Likely occurs as a migrant and may breed in sage scrub and chaparral-covered hillsides on site, but not observed during recent surveys (Bloom 2007).
Western yellow-billed cuckoo (nesting) *Coccyzus americanus occidentalis*	FC BCC	CE	LC	Nests along the broad, lower flood-bottoms of larger river systems. Also nests in riparian forests and riparian jungles of willow often mixed with cottonwoods, with an understory of blackberry, nettles, or wild grape.	Suitable nesting and foraging habitat occurs on the project site; this species has not been observed nesting on or near the project site during focused surveys; however, one individual (thought to be a migrant) was observed during surveys in the project area (Guthrie 1997).
Southwestern willow flycatcher (nesting) *Empidonax traillii extimus*	FE	--	Aud, USBC	Riparian woodlands that contain water and low willow thickets.	Suitable nesting and foraging habitat is present on the project site. A single willow flycatcher was observed foraging along the Santa Clara River east of the project site; however given the timing of this observation (May 31), and lacking any subsequent evidence of nesting, the observed willow flycatcher cannot be positively identified as belonging to the southwestern form of willow flycatcher (Guthrie 2004). Several adult willow flycatchers were observed foraging on the project site on June 12, 2007, but none are confirmed breeders (Bloom 2007).
Summer tanager (nesting) *Piranga rubra*	--	CSC	LC	Cottonwood-willow riparian habitats, especially older, dense stands along rivers and streams.	Suitable nesting and foraging habitat present on and bordering the site; not known to breed within the Santa Clara River watershed, but could be found on the site occasionally in migration (Bloom 2007).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
BIRDS (continued)					
Vermilion flycatcher (nesting) *Pyrocephalus rubinus flammeus*	--	CSC	LC	Nests in riparian woodlands, riparian scrub, freshwater marshes.	Suitable breeding and foraging habitat along Santa Clara River; no observations noted during recent bird surveys conducted by Bloom Biological.
Black-chinned sparrow (nesting) *Spizella atrogularis*	BCC	--	LC, Aud, USBC	Rugged, hillside chaparral and sage scrub communities.	Some suitable habitat and likely to occur as a migrant; a few may remain to breed on more rugged slopes (Bloom 2007).
MAMMALS					
Townsend's big-eared bat *Corynorhinus townsendii townsendii*	--	CSC	--	Utilizes a variety of communities, including conifer and oak woodlands and forests, arid grasslands and deserts and high-elevation forests and meadows. Requires appropriate roosting, maternity and hibernacula sites free from human disturbance.	This species was not detected on the project site during Anabat surveys (Impact Sciences 2004). Suitable roosting and foraging habitat is present on the site.
San Diego black-tailed jackrabbit *Lepus californicus bennettii*	--	CSC	--	Chaparral and coastal sage scrub.	Suitable habitat is present within on-site coastal sage scrub and chaparral habitats.
Yuma myotis *Myotis yumanensis*	--	***	--	Inhabits open forests and woodlands with sources of water. Species is closely tied to bodies of water, over which it feeds. Forms maternity colonies in caves, mines, buildings, or crevices.	This species was not detected on the project site during Anabat surveys (Impact Sciences 2004); suitable roosting and foraging habitat is present on the site.
American badger *Taxidea taxus*	--	CSC	--	Drier open stages of shrub, forest, and herbaceous habitats with friable soils.	Suitable habitat is present.

STATUS KEY:

Federal:
FE = Federally Endangered
FT = Federally Threatened
FC = Federal Candidate for listing as Threatened or Endangered
BCC = Bird of Conservation Concern
BLM = Bureau of Land Management Sensitive

State:
CE = California Endangered
CT = California Threatened
CFP = California Fully Protected
CSC = California Species of Special Concern
**** = Special Animal*

Other
LC = Least Concern (IUCN)
Aud = Audubon Watch List
USBC = U.S. Bird Conservation Watch List

(3) Special-Status Wildlife Species Not Expected or Rarely Occurring on the Project Site

The project site lacks suitable habitat to support the species addressed in **Table 4.4-7, Special-Status Wildlife Species Not Expected or Rarely Occurring on the Project Site**, as a resident or nesting species

or is expected to only support the species on rare occasions, such as during migration for some bird species. **Table 4.4-7** provides the species' regulatory status, habitat requirements, and an explanation of why the species is not expected to reside or substantially utilize the project site. If any of these species were observed during site surveys, they are listed in **Table 4.4-5**. As these species are not expected to breed, nest, or otherwise reside on or substantially utilize the project site, they are not discussed further in this document.

Table 4.4-7
Special-Status Wildlife Species Not Expected or Rarely Occurring on the Project Site

Common Name *Scientific Name*	**Status**			**Habitat Requirements**	**Habitat Suitability**
	Federal	**State**	**Other**		
INVERTEBRATES					
San Diego fairy shrimp *Branchinecta sandiegoensis*	FE	--	--	Vernal pools.	No indication of vernal or other seasonal pools were detected during site surveys. Soils present on site are not suitable to support vernal/seasonal pools.
Riverside fairy shrimp *Streptocephalus woottoni*	FE	--	--	Vernal pools.	No indication of vernal or other seasonal pools were detected during site surveys. Soils present on site are not suitable to support vernal/seasonal pools.
Monarch butterfly *Danaus plexippus*	--	**	--	Roosts located in wind-protected tree groves (eucalyptus, Monterey pine, Monterey cypress), with nectar and water sources nearby.	The eucalyptus trees on the site are considered of limited roosting value as they occur within an agricultural field and are not wind protected; no winter roosts have been observed on the site.
San Emigdio blue butterfly *Plebulina emigdionis*	--	**	--	Often near streambeds, washes, or alkaline areas. Associated with four-wing saltbush (*Atriplex canescens).*	No individuals or suitable habitat (i.e., stands of four-winged saltbush) were observed during focused surveys (Compliance Biology 2004).
Quino checkerspot butterfly (Wright's *Euphydryas) Euphydryas editha quino*	FE	--	--	Occurs in localized colonies, always closely associated with the larval foodplant dot-seed plantain *(Plantago erecta)* and clay or cryptobiotic soils.	The main larval food plant does not occur on the site (Compliance Biology 2004). This butterfly was last documented in Los Angeles County in 1954.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
FISH					
Steelhead rainbow trout (Southern California ESU) *Oncorhynchus mykiss*	FE	CSC	--	Clean, clear, cool well-oxygenated streams. Needs relatively deep pools in migration and gravelly substrate in which to spawn.	Known to occur in the Santa Clara River west of Piru Creek, but not documented in the portion of the creek in the project area; not observed during numerous surveys near the project site.
BIRDS					
Sharp-shinned hawk (nesting) *Accipiter striatus*	--	CSC	LC	Nests in woodlands and forages over dense chaparral and scrublands.	The project area is outside the known breeding range for this species. However, because this species forages in woodlands, chaparral, scrublands, and edge/ecotone areas between habitats, it could forage at the site during winter months or during migration periods.
Great egret (rookery) *Ardea alba*	--	***	LC	Nests colonially in large trees. Rookery sites are typically located near marshes, tide-flats, irrigated pastures, and margins of rivers and lakes.	Individual birds regularly observed, but no rookery sites have been observed on or near the project site during annual bird surveys (Guthrie 2004; Bloom 2007).
Great blue heron (rookery) *Ardea herodias*	--	***	LC	Nests colonially in tall trees, cliffsides, and sequestered spots on marshes. Rookery sites are usually in close proximity to foraging areas such as marshes, lake margins, tide-flats, wet meadows, rivers, and streams.	Individual birds regularly observed, but no rookery sites have been observed on or near the project site during annual bird surveys.
Short-eared owl (nesting) *Asio flammeus*	--	CSC	LC, Aud, USBC	Relatively dense grasslands, dunes, meadows, emergent wetlands.	No nesting habitat is present on the project site (Bloom 2007). Primarily a winter migrant in southern coastal California. Could potentially forage in onsite grasslands during the winter months. Observed elsewhere on Newhall Ranch.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
BIRDS (continued)					
Ferruginous hawk (wintering) *Buteo regalis*	BLM	CSC	LR, Aud	Grasslands, agricultural fields, and open scrublands.	This species is an infrequent seasonal migrant. Although suitable foraging habitat is present on the site, this species does not nest in California and is only expected to rarely forage or otherwise occur on the site. Not observed during recent winter bird surveys (Bloom 2007).
Mountain plover (wintering) *Charadrius montanus*	BCC	CSC	Aud, USBC	Open, flat tablelands and short-grass prairies and rangelands. In winter, plowed fields, grazed grasslands and rangelands.	Some suitable winter habitat in agricultural fields on the site. Never observed on Newhall Ranch during previous surveys.
Prairie falcon (nesting) *Falco mexicanus*	--	CSC	LC	Grasslands, savannas, rangeland, agricultural fields, and desert scrub; requires sheltered cliff faces for shelter and nesting.	No suitable nesting habitat on or bordering the project site; no known aeries in the area (Bloom 2007). Could forage on the site and one individual was observed flying over the site (Bloom 2007).
American peregrine falcon *Falcon peregrinus anatum*	BCC	CE, CFP	LC	Nests near water bodies, on cliffs, banks, dunes, and man-made structures.	No suitable nesting habitat on site. Could forage over Santa Clara River during migration or winter months. No nest cliffs are known from the immediate vicinity (Bloom 2007).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
BIRDS (continued)					
California condor *Gymnogyps californianus*	FE	CE, CFP	Aud, USBC	Forages over wide areas of open rangeland. Roosts on cliffs and large trees/snags.	The recent bird surveys conducted by Bloom Biological (2007) included an evaluation of the potential use of the project site by California condor. The project site is approximately 25 miles from the closest known condor nest, but is within the normal flight range of several pair of condors and all of the single, non-mated individuals (Bloom 2007). The project site has no suitable nesting or roosting habitat. Additionally, in large part because of limited prey and reduced wind and thermals, the Landmark Village project area does not contain the essential elements that define suitable California condor habitat (Snyder and Snyder 2000; Bloom pers. obs.). As such, the species may fly over the site but is not expected to utilize onsite habitats.
Least bittern (nesting) *Ixobrychus exilis*	--	CSC	LC	Dense emergent wetlands of cattails and tules are essential.	Cattails and tules occur within the Santa Clara River corridor; however, these areas do not contain the dense emergent vegetation characteristic of nesting habitat of this species. Not observed during recent bird surveys (Bloom 2007).
Long-billed curlew (nesting) *Numenius americanus*	BCC	CSC	LR/NT, Aud,	Preferred winter habitat in southern California includes coastal estuaries, rangelands, and croplands.	Agricultural lands on the site could serve as wintering forage habitat, but the species was not observed on the project site during recent winter bird surveys (Bloom 2007).

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
BIRDS (continued)					
Coastal California gnatcatcher *Polioptila californica californica*	FT	CSC	LC, Aud, USBC	Various sage scrub communities, often dominated by California sage and buckwheat; generally avoids nesting in areas with a slope of greater than 40 percent.	The species was not observed within suitable habitat on the project site during USFWS protocol surveys conducted between March and June 2004 (Guthrie 2004) and between March and June 2007 (Dudek 2007); not expected to occur given the survey results and the historical absence of this species on Newhall Ranch.
Purple martin (nesting) *Progne subis*	--	CSC	LC	Forests, woodlands, and riparian woodlands for breeding, usually at lower elevations.	Oak woodlands on the site provide marginal habitat due to isolated nature and relatively small size. The closest known breeding population is in the extensive oak woodlands in the Gorman area (Bloom 2007).
Bank swallow (nesting) *Riparia riparia*	--	CT	LC	Colonial nester; nests primarily in riparian and other lowland habitats west of the desert. Requires vertical banks/cliffs with fine-textured/sandy soils near streams, rivers, lakes, or the ocean to dig a nesting hole.	No suitable nesting habitat on or bordering the project site and no recent records of nesting in the area. No known breeding colonies remain in southern California (Bloom 2007).
California spotted owl *Strix occidentalis occidentalis*	BCC, BLM	CSC	LR/NT, Aud, USBC	Dense oak and oak/conifer habitat with multi-layered canopy. Prefers north-facing slopes for roosting.	Although it occurs in canyons both north and east of the site, dense-canopy woodland habitat is too patchy and sparse on and adjacent to the impact area or project site to support this species; nocturnal surveys did not detect the species (Bloom 2007).
MAMMALS					
Spotted bat *Euderma maculata*	--	CSC	--	Occupies a wide variety of habitats from arid deserts and grasslands, to mixed conifer forests. Feeds over water and along washes. Needs rock crevices in cliffs or caves for roosting.	This species was not detected on the project site during ANABAT surveys conducted in 2004 (Impact Sciences 2004). No suitable roosting habitat on or bordering the project site. Only rare to occasional spotted bat sightings have been recorded in the project vicinity.

Common Name *Scientific Name*	Status Federal	State	Other	Habitat Requirements	Habitat Suitability
MAMMALS (continued)					
Fringed myotis *Myotis thysanodes*	--	***		Occurs in a wide variety of habitats. Optimal habitats include pinyon-juniper, valley foothill hardwood and hardwood-conifer woodlands. Forms maternity colonies and roosts in caves, mines, buildings, and crevices.	This species was not detected on the project site during Anabat surveys (Impact Sciences 2004); suitable roosting habitat not present.
Southern grasshopper mouse *Onychomys torridus ramona*	--	CSC	--	Inhabits desert areas, especially scrub habitats with friable soils for digging. Prefers low to moderate shrub cover.	This species has not been detected on the project site or the greater Newhall Ranch Specific Plan area during small mammal trapping (Impact Sciences 2004).
Los Angeles pocket mouse *Perognathus longimembris brevinasus*	--	CSC	--	Inhabits lower elevation grasslands and coastal sage communities on open ground with fine sandy soils. May not dig extensive burrows, hiding instead under weeds and dead leaves.	This species has not been detected on the project site or the greater Newhall Ranch Specific Plan area during small mammal trapping (Impact Sciences 2004).

STATUS KEY:

Federal:
FE = Federally Endangered
FT = Federally Threatened
BCC = Bird of Conservation Concern
BLM = Bureau of Land Management Sensitive

State:
CE = California Endangered
CT = California Threatened
CFP = California Fully Protected
CSC = California Species of Special Concern
**** = Special Animal*

Other
LC = Least Concern (IUCN)
LR/NT = Lower Risk/Near Threatened (IUCN)
Aud = Audubon Watch List
USBC = U.S. Bird Conservation Watch List

e. Jurisdictional Wetlands and Drainages

(1) ACOE Jurisdiction

Wetlands, creeks, streams, and permanent and intermittent drainages are generally subject to the jurisdiction of the ACOE under Section 404 of the federal Clean Water Act. The ACOE has jurisdiction up to the "ordinary high water mark" of rivers, creeks, and streams that are considered "waters of the U.S." as defined by the Clean Water Act. If adjacent wetlands occur, the limits of jurisdiction extend beyond the ordinary high water mark to the outer edge of the wetlands. Wetlands are defined by ACOE as "those areas that are inundated or saturated by surface or groundwater at a frequency or duration to support, and under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions." (ACOE 1987) The presence and extent of wetland areas are normally determined by examination of the vegetation, soils, and hydrology of a site. The ACOE definition of wetlands requires that all three wetland identification parameters be met.

A jurisdictional delineation of "waters of the U.S." associated with the Santa Clara River and Chiquito Canyon Creek within the Specific Plan was conducted by URS in 2003 in accordance with ACOE protocol. Castaic Creek was not delineated at that time. The jurisdictional delineation conducted by URS (December 2003) for the proposed project (as well as the greater Newhall Ranch Specific Plan Area) was verified by the ACOE on February 4, 2004. The ACOE verification was based on the review of the Jurisdictional Delineation Permit Package submitted by URS (December 15, 2003), as well as on site visits conducted on August 7, August 19, and October 27, 2003.

The Landmark Village tract map site is generally bordered to the east by Castaic Creek, to the south by the Santa Clara River and to the west by Chiquito Canyon Creek. As shown in **Figure 4.4-6, Jurisdictional Resources**, portions of Chiquito Canyon Creek and the Santa Clara River are within the project boundaries, as well as portions of Castaic Creek. All of these drainages are considered to be under ACOE jurisdiction. Additionally, the following features on the project site have been determined to be under the jurisdiction of the ACOE: portions of five seasonal tributaries of the Santa Clara River, one seasonal tributary of Chiquito Canyon Creek, and two agricultural drains. The delineation conducted by URS indicated a total of 13.06 acres on the project site under the jurisdiction of the ACOE. Based on an interpretation of an aerial photograph of the site, it is estimated that approximately 1.70 acres of Castaic Creek occur within the project boundary, just north and south of SR-126, which are also expected to be under ACOE jurisdiction, for a total estimated 14.76 acres of ACOE jurisdiction within the project site boundary. There are no other features within the proposed project boundaries that are under the jurisdiction of the ACOE.

(2) CDFG Jurisdiction

Streambeds within the project site are subject to regulation by CDFG under Section 1602 of the California Fish and Game Code. A stream is defined under these regulations as a body of water that flows at least periodically or intermittently through a bed or channel having banks, and that supports fish or other aquatic life.

The jurisdictional delineation conducted by URS (2003) identified areas under the jurisdiction of CDFG (see **Figure 4.4-6**). CDFG jurisdiction on the project site encompasses the 14.76 acres under ACOE jurisdiction (as discussed above), but because CDFG also takes jurisdiction over all riparian vegetation associated with creeks, drainages, and rivers, there is an additional 46.66 acres of riparian vegetation on the site under CDFG jurisdiction. The Landmark Village applicant is seeking approval of a Section 404 Permit from the ACOE and a Master 1600 Agreement from the CDFG for the Newhall Ranch Specific Plan area, including the Landmark Village project site. The draft Environmental Impact Statement/Environmental Impact Report (EIS/EIR) is expected to be released for public review late 2007.

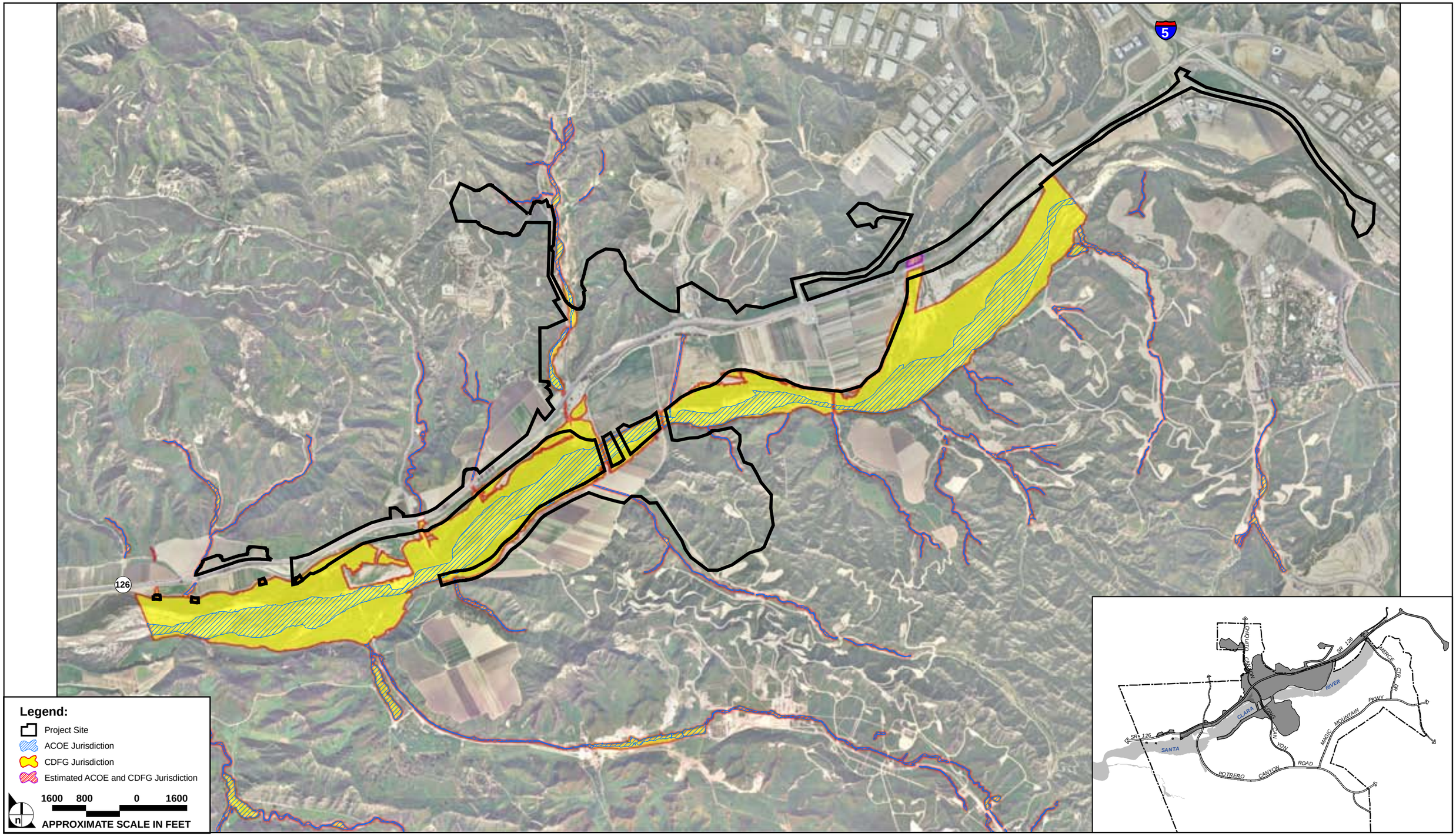
For further information concerning the EIS/EIR Project, please refer to **Topical Response 2: EIS/EIR Project** of this Final EIR.

f. Characteristics of Surrounding Areas

Plant communities in the immediate vicinity of the Landmark Village project site include coastal scrub, live oak woodland, valley oak savannah, undifferentiated chaparral scrub, big sagebrush scrub, alluvial scrub, California grassland, southern cottonwood willow riparian forest, southern willow scrub, and mulefat scrub.

Similar to those on the project site, the surrounding riparian plant communities are of high biological value and provide suitable habitat for numerous common and special-status wildlife species. As discussed above (**Tables 4.4-5** and **4.4-6**), Santa Ana sucker, unarmored threespine stickleback, arroyo chub, southwestern pond turtle, two-striped garter snake, least Bell's vireo, Cooper's hawk, Lawrence's goldfinch, yellow warbler, white-tailed kite, and yellow-breasted chat have been documented within the riverine and riparian habitats on the project site, while numerous other species have potential to occur based on the presence of suitable habitat. These species are also known to occur, or potentially occur, within riverine and riparian habitats adjacent to the project site. Additionally, the portion of the Santa Clara River (and associated riparian habitats) on and bordering the project site is an important migration and genetic dispersion corridor for many wildlife species, including aquatic taxa, riparian obligate species (resident and migratory) and larger, more mobile terrestrial animals.

The upland habitats surrounding the project site also provide suitable habitat for numerous common and special-status wildlife species. As discussed above (**Tables 4.4-5** and **4.4-6**), silvery legless lizard, coastal western whiptail, coast horned lizard, southern rufous-crowned sparrow, northern harrier, California horned lark, loggerhead shrike, pallid bat, western mastiff bat, pocketed free-tail bat, and San Diego desert woodrat have been documented utilizing upland habitats on the site, while numerous other species have potential to occur based on the presence of suitable habitat. These species are also known to occur, or potentially occur, within upland habitats adjacent to the project site. The upland habitats surrounding the project site also support populations of San Fernando Valley spineflower, slender mariposa lily, and Peirson's morning glory.



SOURCE: URS Corporation – November 2005, AirPhoto USA – 2003, Impact Sciences, Inc. – June 2006

FIGURE **4.4-6**

Jurisdictional Resources

32-92•06/06

8. PROPOSED PROJECT IMPROVEMENTS

The Landmark Village project is proposed on 292.6 acres of land, located within the boundaries of the approved Specific Plan. At buildout, the project would contain 1,444 dwelling units, 1,033,000 square feet of commercial space, a 9-acre elementary school, 16-acre Community Park, four private recreation facilities, open space, and trails. To facilitate development of this site, several off-site, project-related components would be implemented on an additional 750.9 acres of land within the boundaries of the approved Specific Plan. These project-related components include:

(1) a cut and fill grading operation, which includes fill imported to the Landmark Village tract map site from a 215-acre borrow site located south of the Santa Clara River, and grading to accommodate roadway improvements to SR-126 adjacent to the tract map site and debris basins for stormwater flows collected by the project's storm drainage system on approximately 120 acres of land, located off site directly north of SR-126 within Chiquito Canyon (and related haul routes);

(2) a 222.5-acre underground utility corridor proposed along the south side of SR-126 extending from the Valencia Water Reclamation Plant (WRP) (Plant 32) on the east to the proposed Newhall Ranch WRP on the west, which would serve to extend municipal services to the tract map site;

(3) water tank sites, one within the Valencia Commerce Center, another within the proposed Chiquito Canyon grading site and an alternative to the Chiquito Canyon tank -- a conversion of an existing potable tank on Round Mountain to recycled water, to convey potable and recycled water to the tract map site; and

(4) construction of the Long Canyon Road Bridge; approximately 18,600 linear feet (LF) of bank stabilization, primarily including approximately 11,000 LF fronting the southern boundary of the tract map site on the north bank of the Santa Clara River, and approximately 6,400 LF on the south bank of the river, beginning at the Long Canyon Road Bridge and extending both east and west; and 6,600 linear feet of turf-reinforcement mats (TRMs), and storm drainage improvements.

For the purposes of this report, the "tract map site" refers only to the proposed location of the Landmark Village development site itself, and the "project site" includes the tract map site, plus the borrow site, the Chiquito Canyon grading site, the utility corridor, the potable and reclaimed water tank sites, the Long Canyon Road Bridge, bank stabilization, drainage improvements and related haul routes (on a total of 1,034.8 acres).

9. PROJECT IMPACTS

a. Significance Threshold Criteria

Significant impacts of proposed development on the project site were determined from criteria included in the *CEQA Guidelines*. As stated in Appendix G of the 2005 *CEQA Guidelines*, a project could have a significant impact on the environment if it would result in any of the following:

- Substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special-status species in local or regional plans, policies, or regulations, or by the CDFG or USFWS;
- Substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by the CDFG or USFWS;
- Substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means;
- Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites;
- Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance; or
- Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan.

Section 15065(a) of the *CEQA Guidelines* also states that a project may have a significant effect on the environment when the project has the potential for the following:

- Substantially 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; or
- Substantially reduce the number or restrict the range of an Endangered, Rare, or Threatened species.

These significance criteria are applied to the proposed project.

b. Impact Analysis

Direct impacts represent the physical alteration (i.e., typically habitat degradation or loss) of biological resources that occur on site as a result of project implementation. Indirect impacts are those reasonably foreseeable effects caused by project implementation on remaining or adjacent biological resources. The significance of this alteration, with respect to CEQA, is determined by evaluating the impact in terms of each of the significance threshold criteria defined above. For example, if habitat alteration results in a direct or indirect loss or causes an otherwise substantial adverse effect on a species identified as a "candidate, sensitive, or special-status species in local or regional plans, policies, or regulations or by the CDFG or USFWS," impacts would be considered significant, assuming appropriate compensatory or other mitigation is not available or feasible. Similarly, if the alteration of habitat results in a substantial adverse effect on a natural community identified as sensitive "…in local or regional plans, policies, or regulations, or by the CDFG or USFWS," then this alteration would be considered a significant impact.

An evaluation of whether an impact on biological resources would be "substantial," and, therefore, a significant impact, must consider both the resource itself and the significance threshold criteria being evaluated. For example, because most plant and animal species are dependent on native habitats to satisfy various life cycle requirements, a habitat-based approach that addresses the overall biological value of a particular vegetation community or habitat area is appropriate when determining whether or not alteration of that habitat will "substantially" affect special-status species, sensitive habitats, wetlands, or movement corridors. The relative biological value of a particular habitat area—its functions and values—can be determined by such factors as disturbance history, biological diversity, its importance to particular plant and wildlife species, its uniqueness or sensitivity status, the surrounding environment and the presence or absence of special-status resources.

However, direct impacts to specific plant and wildlife resources (e.g., active nests and individual plants and animals) are also evaluated and discussed when impacts to these resources, in and of themselves, could be considered significant or conflict with local, state, and federal statutes or regulations. The significance of direct impacts on individuals or populations of plant and animal species takes into consideration the number of individual plants or animals potentially affected, how common or uncommon the species is both on the project site and from a regional perspective and the species' sensitivity status according to resource agencies. These factors are evaluated based on the results of on-site biological surveys and studies, results of literature and database reviews, discussions with biological experts, and established and recognized ecological and biodiversity theory and assumptions.

(1) Direct Impacts

The following section focuses on the direct effects of proposed project implementation on plant communities, common and special-status plant and wildlife species, special-status habitats, and wildlife

movement corridors. The calculation of impacts to plant communities includes required fire/fuel management areas. **Table 4.4-8, Plant Community/Land Use Impact Summary** (below), shows the acreage of each plant community/land use that would be developed and/or temporarily disturbed during construction of the proposed project.

Table 4.4-8
Plant Community/Land Use Impact Summary

Plant Community/Land Use	Alliance	Total Acres Present	Acres Developed	Acres Temporarily Disturbed[1]	Total Acres Developed or Disturbed
Agricultural		404.92	367.19	19.84	387.03
California Annual Grassland		49.95	48.17	1.78	49.94
Southern Cottonwood-Willow Riparian Forest		26.66	8.05	12.95	21.00
Coast Live Oak Woodland		1.81	1.76	0.00	1.76
Coastal Scrub	California Sagebrush Scrub	84.57	84.57	0.00	84.57
Coastal Scrub	California Sagebrush Scrub (California Sagebrush association)	0.42	0.15	0.00	0.15
Coastal Scrub	California Sagebrush Scrub (California Sagebrush -Purple Sage association)	14.45	13.97	0.00	13.97
Coastal Scrub	California Sagebrush–Black Sage Scrub	5.58	5.50	0.08	5.58
Coastal Scrub	California Sagebrush–California Buckwheat Scrub	40.93	40.93	0.00	40.93
Coastal Scrub	Coastal Sage Chaparral Scrub	62.05	60.66	0.00	60.66
Herbaceous Wetlands		2.35	0.38	0.55	0.93
Open Channel developed		0.02	0.02	0.00	0.02
Southern Coast Live Oak Riparian Forest		0.64	0.35	0.28	0.63
Undifferentiated Chaparral Scrub		48.64	46.63	0.00	46.63
Undifferentiated Chaparral Scrub	Chamise Chaparral	2.84	2.84	0.00	2.84
Arrow Weed Scrub		6.93	5.49	0.63	6.12
Mulefat Scrub		10.74	7.12	2.13	9.25
Southern Willow Scrub		3.70	0.04	3.64	3.69
River Wash		14.07	6.26	3.70	9.96

Plant Community/Land Use	Alliance	Total Acres Present	Acres Developed	Acres Temporarily Disturbed[1]	Total Acres Developed or Disturbed
Alluvial Scrub		0.47	0.47	0.00	0.47
Big Sagebrush Scrub		11.59	9.13	2.46	11.59
Big Sagebrush Scrub	Big Sagebrush Scrub - California Buckwheat	0.54	0.54	0.00	0.54
Other Developed Land Uses (e.g., parking lots)		9.52	9.52	0.00	9.52
Disturbed Land		239.93	228.01	7.98	235.99
TOTAL:		**1,043.32**	**947.75**	**56.02**	**1003.77**

[1] *Temporarily disturbed by bank stabilization, utility corridor, and/or haul roads, but would be revegetated to native vegetation following completion of construction.*

An analysis of the "significance" of project impacts on biological resources is provided below. In addition, each impact discussion notes whether the findings of this report are consistent with the findings of the previously certified Newhall Ranch Specific Plan Program EIR. If approved, the Landmark Village project would be subject to the mitigation measures/conditions of approval contained in the RMP of the Newhall Ranch Specific Plan and the Newhall Ranch Specific Plan Program EIR. These mitigation measures and conditions were adopted by the County Board of Supervisors in association with approval of the Newhall Ranch Specific Plan and WRP (May 27, 2003). These adopted measures, as well as additional mitigation measures proposed to further mitigate significant impacts, are included under **heading 10., Project Mitigation Measures**.

(a) Common Plant Communities and Land Covers

Agricultural

The proposed project would result in the permanent conversion of 367.19 acres of land currently used for agricultural purposes. An additional 19.84 acres would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated to native vegetation following completion of construction. Given the disturbed condition of the area, and that this land cover type is not considered a natural community by resource agencies, the loss of agricultural land would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this land cover as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

California Annual Grassland

The proposed project would result in the permanent conversion of 48.17 acres of California annual grassland. An additional 1.78 acres would be temporarily disturbed by bank stabilization and/or haul

roads, but would be revegetated following completion of construction. Small pockets of grassland occur in scattered locations along the eastern portion of the project site and within both off-site grading locations. Given the altered condition of these areas, and that this habitat type is not considered a sensitive natural community by resource agencies, the loss of California annual grassland would be a less than significant impact. California annual grasslands may support special-status plant and animal species and provide foraging habitat for raptors (birds of prey). Therefore, the Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Mulefat Scrub

The proposed project would result in the permanent conversion of 7.12 acres of mulefat scrub. An additional 2.13 acres would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Although mulefat scrub is not recognized as a sensitive natural community by resource agencies, given the extent of this plant community on the project site, and the ongoing loss of riparian plant communities in the project area, without mitigation, the loss of mulefat scrub is considered to be a significant impact. Implementation of Specific Plan Mitigation Measures 4.6-1 through 4.6-26 and Mitigation Measure 4.6-63, as well as proposed **Mitigation Measure LV 4.4-1** would, however, reduce impacts to this plant community to a less than significant level. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Coastal Scrub

The proposed project would result in the permanent conversion of 205.78 acres of coastal scrub and alliances/associations, as follows:

- California Sagebrush Scrub (32.010.00) – 84.57 acres
    - California Sagebrush (association of California Sagebrush Scrub, dominated only by California sagebrush) (32.010.01) – 0.15 acre
    - California Sagebrush-Purple Sage (association of California Sagebrush Scrub)(32.010.04), including disturbed – 13.97 acres
- California Sagebrush-Black Sage Scrub (32.120.00) – 5.50 acres; an additional 0.08 acre would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction.
- California Sagebrush-California Buckwheat Scrub (32.110.00) – 40.93 acres

- Coastal Sage Chaparral Scrub (32.300.00) – 60.06 acres

Given the acreage that would be removed and because of the habitat value this plant community provides for common and special-status plant and wildlife species, the loss of coastal scrub would be a significant impact. Although the magnitude of impacts to this plant community would be reduced by implementation of RMP Mitigation Measures 4.6-37 through 4.6-42 (which would protect 1,311 acres of coastal scrub in the High Country SMA) and the protection of the Salt Creek Area (which contains 631 acres of this habitat type), the net loss of coastal scrub is still considered a significant impact. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that identified the loss of coastal sage scrub habitat as a significant unavoidable impact.

Arrow Weed Scrub

The proposed project would result in the permanent conversion of 5.49 acres of arrow weed scrub. An additional 0.63 acre would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Given the disturbance nature of this plant community, and that this habitat type is not considered a sensitive natural community by resource agencies, the loss of arrow weed scrub would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Alluvial Scrub

The proposed project would result in the loss of 0.47 acre of alluvial scrub. Given the small area to be impacted and that this habitat type is not considered a sensitive natural community by resource agencies, the loss of alluvial scrub would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Undifferentiated Chaparral Scrub

The proposed project would result in the development of 46.63 acres of undifferentiated chaparral scrub, and 2.84 acres of chamise chaparral, an alliance of undifferentiated chaparral scrub. This plant community is a dominant natural vegetation type in the region and is not considered a sensitive natural community in Southern California by resource agencies. Given the small amount of acreage that would be removed, and the common nature of this plant community in the project region, the loss of this plant community would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.(1)(b), Wildlife Habitat Loss**).

Coast Live Oak Woodland

The proposed project would result in the permanent conversion of 1.76 acres of coast live oak woodland. An additional 0.5 acre would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Coast live oak woodlands are a significant biological resource because they provide nesting and roosting habitat for a number of special-status species, including raptors, nesting habitat and/or food sources for a number of common wildlife species, and provide general cover for a number of larger mammal species. For these reasons, the loss of coast live oak woodland is considered to be a significant impact. Implementation of proposed **Mitigation Measures LV 4.4-4 and LV 4.4-5** would reduce impacts to coast live oak woodland to a less than significant level. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Herbaceous Wetland

The proposed project would result in the permanent conversion of 0.38 acre of herbaceous wetland. An additional 0.55 acre would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Given the small area to be impacted and that this habitat type is not considered a sensitive natural community by resource agencies, the loss of herbaceous wetland would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Southern Coast Live Oak Riparian Forest

The proposed project would result in the permanent conversion of 0.35 acre of southern coast live oak riparian forest. An additional 0.28 acre would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Because it is a riparian vegetation community, and because of the relatively large proportion (54.8 percent) of this vegetation community on the site that would be permanently affected, the loss of southern coast live oak riparian forest would be a significant impact. Implementation of proposed **Mitigation Measures LV 4.4-4** and **LV 4.4-5** would reduce impacts to southern coast live oak riparian forest to a less than significant level. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Open Channel – Developed

The proposed project would result in the permanent conversion of 0.02 acre of developed open channel. Given the small area to be impacted and that this habitat type is not considered a sensitive natural community by resource agencies, the loss of developed open channel would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

River Wash

The proposed project would result in the permanent conversion of 6.26 acres of river wash. An additional 3.70 acres would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. The river wash in the Project study area occurs in CDFG and ACOE jurisdiction where it is associated with wetlands and waters and seasonally wetted portions of river wash may provide breeding habitat for aquatic species. However, similar to open channel, for the most of the year river wash provides relatively little habitat value because of the lack of riparian vegetation providing breeding, foraging, and cover habitat. While the proposed project would result in a potential adverse effect on biological resources, the loss of river wash would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Disturbed Land

The proposed project would result in the permanent conversion of 228.01 acres of disturbed land. An additional 7.98 acres would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Because disturbed land provides little, if any, wildlife habitat value, the loss 228.01 acres of disturbed land would be a less than significant impact. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Developed Land

The proposed project would result in the permanent conversion of 9.52 acres of developed land. Because developed land provides little, if any, wildlife habitat value, the loss 9.52 acres of developed land would be a less than significant impact.

(b) Wildlife Habitat Loss

***(i)* Riparian Habitat**

The proposed project would result in the permanent conversion of 37.84 acres of riparian habitat, including 8.05 acres of southern cottonwood-willow riparian forest, 0.38 acre of herbaceous wetlands, 0.35 acre of southern coast live oak riparian forest, 5.49 acres of arrow weed scrub, 7.12 acres of mulefat scrub, 0.04 acre of southern willow scrub, 6.27 acres of river wash, 0.47 acre of alluvial scrub, and 9.67 acres of big sagebrush scrub. An additional 26.34 acres of riparian habitat would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated with native vegetation following completion of construction activities. As summarized in **Tables 4.4-5** and **4.4-6**, the riparian habitat on the Landmark Village project site (and the greater Newhall Ranch Specific Plan Area) provides habitat for numerous special-status wildlife species, as well as being designated critical habitat for least Bell's vireo. Given the amount of riparian habitat to be developed or temporarily disturbed, without mitigation, the loss of habitat for riparian-associated wildlife species would be a significant impact. Implementation of RMP Mitigation Measures 4.6-1 to 4.6-26 and proposed **Mitigation Measure LV 4.4-1** would replace any riparian vegetation temporarily or permanently removed. Additionally, the River Corridor SMA (totaling 977.5 acres) would be protected in perpetuity. These measures would reduce associated impacts to below a level of significance. This finding is consistent with the findings of the Newhall Ranch Final Additional Analysis (May 2003).

***(ii)* Upland Habitat**

The proposed project would result in the permanent conversion of 900.38 acres of upland wildlife habitat, including 367.19 acres of agricultural land, 48.17 acres of California annual grassland, 1.76 acres of coast live oak woodland, 205.78 acres of coastal scrub and alliances and associations, 49.47 acres of undifferentiated chaparral scrub and alliances, and 228.01 acres of disturbed land (see **heading 9.b.(1)(a), Common Plant Communities**, and **9.b.(1)(i) Sensitive Plant Communities**). An additional 29.68 acres of upland habitat would be temporarily disturbed during construction but would be revegetated with native vegetation following completion of construction activities. While these upland plant communities are of varying botanical value, each provides habitat for a variety of wildlife species. When viewed individually, the loss of an individual plant community on the project site may not represent a substantial loss of wildlife habitat. However, as most wildlife species depend on a variety of habitat types to meet various ecological and life history requirements (i.e., food, shelter, nesting), when considered together, the loss of habitat provided by these upland plant communities is substantial. Consistent with the findings of the Newhall Ranch Specific Plan Program EIR, the loss wildlife habitat would adversely affect numerous upland-associated common and special-status wildlife species, including silvery legless lizard,

rosy boa, San Bernardino ringneck snake, coast horned lizard, coast patch-nosed snake, northern harrier, white-tailed kite, southern rufous-crowned sparrow, Bell's sage sparrow, western burrowing owl, San Diego desert woodrat, pallid bat, and San Diego black-tailed jackrabbit (see **heading 9.b.(1)(h), Special-Status Wildlife Species**, for a discussion of direct impacts to these species). Therefore, the permanent net loss of 900.38 acres of currently undeveloped upland habitat represents a substantial loss of habitat for wildlife species and is considered a significant impact. There are no feasible mitigation measures that could replace the net loss of 900.38acres of wildlife habitat. Therefore, this net loss of upland wildlife habitat is considered to be significant and unavoidable. This finding is consistent with the findings of the Newhall Ranch Program EIR that identified the loss of wildlife habitat as a significant unavoidable impact.

(c) Buffers/Setbacks from Riparian Resources

The structural diversity of the various riparian and aquatic vegetation communities in the Santa Clara River drainage provides habitat for a large variety of wildlife species, including a number of special-status bird species. Each of these species has differing home range and natural history requirements. While some species are riparian-obligate (i.e., satisfy their forage, cover, and breeding habitat needs almost entirely within riparian vegetation communities), other species utilize both the riparian habitat as well as adjacent upland vegetation as part of their home range. A number of studies have found that even the more riparian-dependent wildlife species also require adjacent upland habitats to meet home range foraging and breeding requirements (Doyle 1990; Schaefer and Brown 1992), indicating that the overall viability of riparian associated wildlife species extends beyond the riparian canopy and includes adjacent upland habitat.

However, the characteristics, quality, and extent of upland habitat that is necessary to protect the diversity of wildlife species dependent upon riparian habitat may differ depending on the geographic region and the particular requirements of the riparian species to be protected. A study conducted by Impact Sciences (1997) along the Santa Clara River recommended preserving (and restoring, if necessary) a minimum of at least 100 feet of high quality upland habitat (upland preserve zone), as measured from the outer edge of the riparian habitat associated with the Santa Clara River ("resource line"), to adequately provide for the foraging and breeding habitat requirements of riparian-associated bird and small mammal species and to maintain species diversity within the riparian ecosystem, inclusive of the riparian/upland ecotone. The conclusions of this study were partially based on focused bird surveys (1,100 man-hours over a 62-calendar-day period) and small mammal trapping (a total of 1,210 cumulative trap nights were conducted).

It also should be noted that a minimum 100 feet of high-quality upland habitat from the edge of riparian habitat is consistent with CDFG (Northern California-North Coast [Region 1]) buffer criteria for avoiding significant impacts to riparian species and habitats adjacent to urban development (CDFG 2001).[1] In developing the buffer criteria, CDFG stated that "[d]epartment biologists have relied on scientific research and literature and professional experience to develop the following recommendations to protect the public's fish, wildlife and native plant resources." For example, CDFG recommended a 75-foot buffer from the outside edge of the riparian habitat for the Sacramento River, a 50-foot buffer for main tributaries, and a 25-foot buffer for secondary tributaries. CDFG also stated that "[i]f development restrictions related to mandatory requirements do not allow a project to completely avoid the area of the buffer zone outside the riparian vegetation, the project proponent may average the setback distance along the riparian habitat for the length of the project." Therefore, there is some flexibility in the minimum buffer width as long as the average width criteria are met.

In addition, it is important to note that the buffer between the Santa Clara River and development was addressed and heavily debated during the Newhall Ranch Specific Plan environmental review and approval process. Prior to final Specific Plan approval, the County Board of Supervisors required that the Specific Plan design be revised to incorporate a 100-foot-wide buffer to protect riparian habitat and special-status species within the River Corridor SMA/SEA 23 boundaries. This finding was arrived at after evaluating the potential impacts of the proposed land uses along the entire length of the River, coupled with the existing habitat protection and enhancement provisions contained in the Specific Plan's Resource Management Plan and Design Guidelines. The overall buffer area is comprised of several components: (1) the Salt Creek wildlife corridor connection and the High Country 0.5 mile wide buffer at the westerly end of the Specific Plan on the south side of the River; (2) native upland habitats in the Open Area along the south side of the River; (3) disturbed areas in the River corridor that will be restored or enhanced as riparian habitat; (4) buried bank stabilization that will be revegetated with native riparian and upland plant species; and (5) landscaped open space areas such as community parks, the Regional River Trail, and community trails.

In approving the Specific Plan and Conditional Use Permit No. 94-087-(5), the Board of Supervisors found that the Specific Plan contained sufficient natural vegetative cover and open space to buffer critical resources in the River Corridor SMA/SEA 23 from the development shown in the Specific Plan. The Board of Supervisors further found that the Specific Plan incorporated extensive buffer area to protect critical resources within the Santa Clara River. The Specific Plan's adopted Resource Management Plan requires a minimum 100-foot-wide setback adjacent to the Santa Clara River between the top river-side of

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1 Please see **Appendix A** of this Final EIR for the CDFG (Northern California-North Coast, Region 1) buffer criteria.

the bank stabilization and development within certain specified land use designations (including those of the Landmark Village project site) unless through Planning Director review, in consultation with the County staff biologist, it is determined that a lesser buffer would adequately protect the riparian resources within the River Corridor SMA/SEA 23, or that a 100-foot-wide setback is infeasible for physical infrastructure planning. Again, these buffer criteria are consistent with the Buffer Study (Impact Sciences 1997) and CDFG recommendations described above.

This buffer analysis does not presume that indirect effects on sensitive biological resources in the river corridor will not potentially occur as a result of development. In combination with the 100-foot setback, the Specific Plan's Resource Management Plan provides standards by which biological resources will be managed during construction and for the life of the community, including provisions for (1) restoration and enhancement of disturbed areas; (2) restrictions on pedestrian and vehicular access to the river corridor; (3) design standards for transition areas between development and the river; (4) conveyance of conservation easements; and (5) preparation of a financial plan and the long-term management of the riparian resources by the Center for Natural Lands Management.

The Landmark Village project would maintain a 100-foot setback between the top of the bank and proposed residential, mixed-use, and commercial development. Based on the site-specific analysis conducted, the Landmark Village buffer is consistent with the approved Specific Plan. However, as noted above, designation of the 100-foot-wide buffer does not imply no potential for indirect effects. Specific to the Landmark Village project, potential long-term indirect effects are analyzed below, including increases in (1) pesticides, herbicides, and pollutants; (2) lighting and glare impacts on wildlife species; (3) non-native plant and wildlife species; and (4) human activity and domestic pets. The Project Design Features (PDFs) and mitigation measures to reduce these potential indirect impacts are also discussed below.

PDFs to address urban runoff from irrigation and stormwater include site design, source control, treatment control, and hydromodification control Best Management Practices (BMPs). Stormwater runoff from all urban areas within the Landmark Village project will be routed to bioretention areas, vegetated swales, and/or extended detention basin treatment controls BMPs. The effectiveness of these PDFs to maintain water quality in the Santa Clara River was analyzed by GeoSyntec Consultants.[2]

The mitigation measures to address the other listed potential indirect effects include previously incorporated measures from the Newhall Ranch Specific Plan Program EIR, and additional measures

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2 GeoSyntec Consultants. September 2006. *Landmark Village Water Quality Technical Report* (see Draft EIR, Appendix 4.3).

recommended by this EIR. Significant impacts related to buffers and edge effects and mitigation measures to reduce the level of impact include:

- Restriction of Wildlife Habitat Linkages – mitigated by previously incorporated mitigation Measure SP 4.6-18.
- Increased Light and Glare – mitigated by previously incorporated Mitigation Measure SP 4.6-56.
- Increase in Populations of Non-native Plant and Wildlife Species – mitigated by the Landmark Village EIR Mitigation Measures LV 4.4-28 and LV 4.4-31.
- Increased Human and Domestic Animal Presence Within SMA/SEA 23 – mitigated by previously incorporated Mitigation Measures SP 4.6-17 through SP 4.6-19 and Landmark EIR Mitigation Measures LV 4.4-32 through LV 4.4-34.

In regards to the adequacy of the buffer/setback for particular special-status wildlife species, Arroyo toads generally burrow within sand or loam substrates with no associated canopy cover, within mulefat scrub, willow patches, or under woody debris left by fallen, dead willows, or woodrat nests (Ramirez 2003). Accordingly, should arroyo toad occur on the project site, most would be expected to burrow within the riparian habitats to be preserved. Arroyo toads have been found in agricultural fields (Griffin 1999) and could occur within portions of the site outside of the proposed riparian setback zone. However, agricultural fields may constitute sinks (areas where mortality rates are higher than reproduction rates) over the long term, due to tilling, pesticide and fertilizer applications, and heavy equipment use, especially during the winter aestivation period (Griffin and Case 2001). Consequently, the agricultural portions of the project site under existing conditions would not be expected to contribute to the species' persistence on the site.

In regard to western spadefoot, movements by the species between breeding ponds and upland areas used for burrowing are rarely extensive (California Wildlife Habitat Relationships System 2002). Accordingly, should western spadefoot breed in seasonal pools located within the riparian zone, the proposed riparian setbacks would be expected to preserve associated burrow habitat.

As shown in **Figure 4.4-7, Riparian Habitat Buffer**, the proposed project maintains a 100-foot setback between top of bank and proposed residential, mixed-used and commercial development, and a 100- to 600-foot buffer between top of bank and toe of slope (e.g., riparian resources). The reduced buffer area is characterized by disturbed sandy soils and areas of sparse, disturbed riparian vegetation. This area is located to the north of the well-developed cottonwood-willow riparian forest associated with the confluence of Chiquito Canyon Creek and the Santa Clara River.

Given the proximity of the reduced buffer area to SR-126, and the disturbed condition and limited extent of riparian habitat present, use of the area by special-status bird or other wildlife species is expected to be limited. A minimum of a 100-foot buffer is present along all other portions of the tract map site and in all areas bordering mature cottonwood-willow riparian forest and willow scrub habitats. Furthermore, the vegetation within portions of the setback or buffer area will be restored and/or enhanced to increase habitat values when compared to existing conditions. Given the above, the proposed riparian buffers are sufficient to maintain the function and values of the adjacent riparian habitat and to protect the diversity of riparian-associated wildlife species occurring within these areas. This finding is consistent with the findings of the Newhall Ranch Final Additional Analysis (May 2003) that concluded the proposed land use plan and other design features were sufficient to maintain the function and values of the riparian habitat within the SMA/SEA 23.

(d) Loss of Common Wildlife

In addition to the loss of vegetation and wildlife habitat, construction and grading activities associated with the proposed project would directly disturb common wildlife species on the project site. In particular, species of low mobility (particularly small mammals, amphibians, and reptiles) would be eliminated during site preparation and construction. During the construction period, some wildlife species may emigrate from the project site and become vulnerable to mortality by predation, auto collisions, and unsuccessful competition for food and territory.

Because of the common nature of wildlife species that would be displaced or inadvertently lost by construction activities, project implementation is not expected to reduce regional populations to below self-sustaining levels or otherwise substantially affect common fish, mammal or reptile species populations on or adjacent to the project site. Consequently, impacts to common fish, mammal, and reptile species would be less than significant. Nonetheless, implementation of LV 4.4-23 would provide more mobile wildlife species the opportunity to move from the disturbance area into adjacent undisturbed habitat. The Newhall Ranch Specific Plan Program EIR did not address the construction-related loss of common wildlife as an individual topic, but did include an analysis of the overall loss of wildlife habitat (**heading 9.b.1.(b), Wildlife Habitat Loss**).

Construction activities could result in the direct loss or abandonment of active nests by adult birds of common bird species. The Migratory Bird Treaty Act and the California Fish and Game Code protect active nests of native bird species. (See 16 United States Code (USC) Sections 703–712; see also California Fish and Game Code Sections 3503, 3513.) Therefore, any construction-related loss of active nests of common bird species would conflict with these federal and state laws. Implementation of proposed

Mitigation Measure LV 4.4-24 would ensure compliance with state and federal laws protecting active bird nests.

(e) Wildlife Habitat Linkages

The proposed project design would preserve the integrity of the Santa Clara River as a wildlife movement corridor and minimize impacts on local and regional wildlife movement by maintaining nearly all of the Santa Clara River as open space. The Specific Plan RMP includes measures (Mitigation Measures 4.6-1 to 4.6-26) that will minimize impacts to riparian vegetation and replace any vegetation temporarily or permanently removed. Therefore, the riparian vegetation that will be removed as a result of project implementation will not substantially affect the long-term ability of resident and non-resident species to use the river as a movement corridor.

The Long Canyon Road Bridge is proposed to be approximately 1,000 feet in length and a maximum of 100 feet in width. It will range from approximately 11 to 22 feet in height above the riverbed with an estimated 11 vertical support columns or piers extending into the riverbed. The piers will be approximately 100 feet apart from one another. When confronted with bridges or overpasses along a preferred movement corridor, wildlife, particularly larger mammals, will generally move under these structures as long as there is adequate vertical and horizontal spacing, a natural (dirt, sand, vegetation) substrate on which to travel while under the structure, and an "openness" effect that allows the animal to detect light, open space and habitat at the exiting end of the structure. The proposed bridge will adequately meet these requirements and is not expected to significantly alter wildlife movement along the river corridor.

Consistent with the findings of the Newhall Ranch Specific Plan Program EIR, development of the proposed project would limit northern access to or conveyance from the Santa Clara River for wildlife moving through the area. However, given that the tract map site is currently used for agriculture and is frequently devoid of cover, the Landmark Village tract map site is not expected to be a substantial part of a currently functioning regional north-south wildlife movement corridor. In light of the above, impacts to regional wildlife movement would be less than significant.

Newhall Ranch Specific Plan Boundary

Landmark Village Project Boundary

Existing Travel Village (Not a Part)

Commerce Center Drive

SR 126

Long Canyon Road

Potrero Valley Road

Los Angeles County

Ventura County

Riparian Habitat Width: 2205'

Riparian Habitat Width: 1097'

Riparian Habitat Width: 300'

Riparian Habitat Width: 730'

Riparian Habitat Width: 1234'

Riparian Habitat Width: 303'

135' Buffer

650' Buffer

292' Buffer

468' Buffer

700' Buffer

200' Buffer

418' Buffer

860' Buffer & Vertical Separation

126' Buffer & Vertical Separation

826' Buffer & Vertical Separation

241' Buffer & Vertical Separation

200' Buffer

200' Buffer

1/2 Mile Buffer High Country

752' Buffer & Vertical Separation

230' Buffer & Vertical Separation

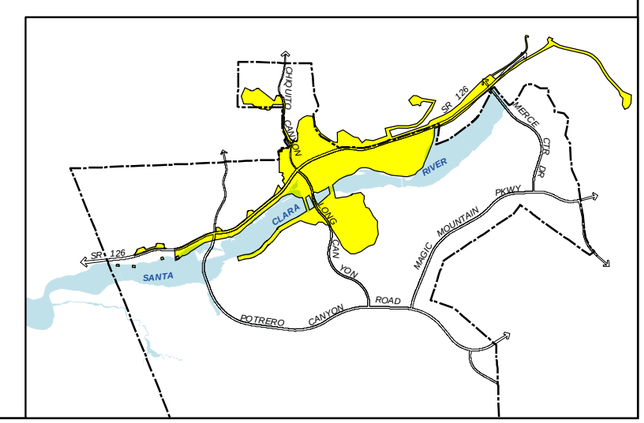
Legend:

- DEVELOPMENT AREA
- BUFFER AREA
- EXISTING RIPARIAN HABITAT

Acreage Comparison	
Total Riparian Habitat	635 Acres
Total Buffer Area	478 Acres

1200 600 0 1200

APPROXIMATE SCALE IN FEET



SOURCE: FORMA – August 2001

FIGURE **4.4-7**

Riparian Habitat Buffer

32-92•05/06

(f) Special-Status Plant Species

As shown in **Table 4.4-4**, the following special-status plant species were eliminated from further consideration because they were not observed on or adjacent to the Landmark Village project site during focused plant surveys conducted on the site from 2002 through 2006: marsh sandwort, Braunton's milkvetch, Coulter's saltbush, Davidson's saltscale, Malibu baccharis, Nevin's barberry, thread-leaved brodiaea, Plummer's mariposa lily, late-flowering mariposa lily, southern tarplant, island mountain-mahogany, Santa Susana tarplant, slender-horned spineflower, Blochman's dudleya, marcescent dudleya, Santa Monica Mountains dudleya, many-stemmed dudleya, Conejo dudleya, Palmer's grappling hook, round-leaved filaree, Los Angeles sunflower, mesa horkelia, southwestern spiny rush, Davidson's bush mallow, California muhly, mud nama, spreading navarretia, chaparral nolina, short-joint beavertail cactus, California Orcutt grass, Lyon's pentachaeta, Pringle's yampah, Gambel's watercress, rayless ragwort, Salt Spring checkerbloom, and Sonoran maiden fern. Given the thoroughness of the previous survey efforts (**Table 4.4-3**), it is unlikely that any of these species are present on the site and, therefore, no significant impacts to these plant species are expected to occur.

Special-status plant species that were observed on the project site during the focused special-status plant surveys include slender mariposa lily, Peirson's morning-glory, and Southern California black walnut. In addition, as stated above, a previously undescribed species of everlasting was observed and several populations of San Fernando Valley spineflower have been documented near the disturbance boundary of the Adobe Canyon borrow site south of the Santa Clara River. Impacts to these species are discussed below.

Everlasting. While the undescribed species of everlasting that was observed on the project site currently has no sensitivity status, because of its apparent rarity, it is expected to be assigned a sensitivity status by CNPS or state/federal resource agencies in the future. The County has been informed of the presence of this undescribed species on the Newhall Ranch Specific Plan area and work is being conducted by UC Riverside herbarium staff to describe this species and to learn more about its distribution in California. This species has been collected relatively few times and most collections are old. Of the 14 collections, eight date from 1901 to 1987 and six more recent collections date from 1994 to 2003. Many are from somewhat vague localities, such as "San Fernando Valley" and "Pasadena," but are in areas that have now been substantially urbanized. Modern collections, outside of the Newhall Ranch Specific Plan area, have come mostly from the Santa Ana Mountains region and especially Temescal Wash, in western Riverside County with several collections from adjacent San Diego County.

As previously discussed, two populations of this undescribed species were observed on the project site (within the Santa Clara River and Castaic Creek) during surveys conducted in 2003 and 2004. One of

these populations was documented as partially occurring within the proposed utility corridor (to the east of the tract map site) while the other population was documented within the proposed haul route across the Santa Clara River. On May 27, 2005, Dudek & Associates surveyed the project site to evaluate the current condition of these populations of everlasting. No populations of everlasting were observed on or near the project footprint during these surveys. The large storm events of 2005 and associated large flows within Castaic Creek and the Santa Clara River resulted in extensive scouring and the removal of the terraces and benches on which the plants previously occurred. As several feet of channel bottom was washed away, the existing seedbank within these locations was also presumably washed downstream. On June 7, 2005, Dudek & Associates and County biologists observed many everlasting plants and seedlings within Castaic Creek north of SR-126 and five everlasting seedlings on a bench within Castaic Creek, south of SR-126, outside of the project footprint but within the project study area. Based on current conditions, the proposed project would not result in the loss of any extant populations of this undescribed species of everlasting. However, given the potential of seeds from plant populations upstream of the project site to be washed onto the site, there is potential that this species could occur within the project boundaries in the future. Should this occur, the loss of individual plants of this undescribed species would be considered a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-2** would reduce impacts to below a level of significance. Impacts to this species were not previously analyzed as part of the Newhall Ranch Specific Plan Program EIR and Additional Analysis because the plant was identified after that environmental documentation was certified.

Slender mariposa lily. This species has no state or federal status, but is a CNPS List 1B plant. Los Angeles County considers it a "species of special concern" as this species appears to be endemic to Los Angeles County and is threatened by urban development. The proposed project would result in the loss of an estimated 471 individual above-ground plants, representing an unknown percentage of the total population (including seed bank) present at that location (see, **Figure 4.4-6**). Given the sensitivity of this species, and that Los Angeles County considers it a "species of special concern," impacts to this species would be significant. The *Newhall Ranch Mitigation Feasibility Study, Figure 4,* (Dudek 2007)[3] identifies six different locations (total of 559 acres) as suitable areas for slender mariposa lily mitigation. This document is attached in **Appendix A** in the Final EIR. In addition, the Landmark Village Slender Mariposa Lily Mitigation and Monitoring Plan (Dudek 2007) is attached in **Appendix A** in the Final EIR. This plan provides a description of the overall transplantation program, the donor and receptor sites, an implementation plan, a maintenance program, a long-term monitoring program and a description of the success criteria. Given the availability of suitable mitigation sites, implementation of proposed

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3 January 2007. Dudek & Associates. *Newhall Ranch Mitigation Feasibility Study.*

Mitigation Measure LV 4.4-3 (see **heading 10., Project Mitigation Measures**) would reduce impacts to this species to below a level of significance. The finding that impacts to this species can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR and Additional Analysis.

Peirson's morning-glory. This species has no state or federal status, but is a CNPS List 4 plant. This species has been documented on the project site within the off-site grading sites (FLx 2002). The proposed project would result in the loss of Peirson's morning-glory from these locations. While never abundant, Peirson's morning-glory occurs throughout the Newhall Ranch Specific Plan area on virtually all ridges and slopes (Dudek & Associates 2004). Because of the common occurrence of Peirson's morning-glory within the Newhall Ranch Specific Plan area, and because CNPS List 4 plants are not considered Rare from a statewide perspective, are not defined as Rare, Threatened or Endangered pursuant to the California Endangered Species Act, are not eligible for state listing as Threatened or Endangered, and the vulnerability or susceptibility to threats on a statewide basis are considered low at this time (CNPS 2004), the loss of Peirson's morning-glory would not be considered a substantial adverse effect on a special-status species, nor would it be expected to reduce regional populations of the species to below self-sustaining numbers. Therefore, impacts to Peirson's morning-glory would be less than significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR and Additional Analysis, which found that impacts to this species would not be significant assuming implementation of Specific Plan Mitigation Measures 4.6-27, 4.6-34, 4.6-35, and 4.6-53.

Southern California black walnut. This species has no state or federal status, but is a CNPS List 4 plant. The proposed project would result in the removal of 10 black walnut trees. CNPS List 4 plants are not considered Rare from a statewide perspective, are not defined as Rare, Threatened or Endangered pursuant to the California Endangered Species Act, are not eligible for state listing as Threatened or Endangered, and the vulnerability or susceptibility to threats on a statewide basis are considered low at this time (CDFG 2000). Implementation of proposed **Mitigation Measure LV 4.4-1** would reduce impacts to this species to below a level of significance. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

San Fernando Valley Spineflower. No populations of San Fernando Valley spineflower occur within the project site's disturbance boundaries. However, one population occurs at a location surrounded by the Adobe Canyon borrow site (but the grading in this location will be redesigned to be a minimum of 300-feet away from known spineflower populations).[4] Other populations occur to the west and the south of

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4 According to the Conservation Biology Institute, spineflower buffer areas need to be at least 80 to 100 feet to be moderately effective (CBI 2000).

the borrow site's disturbance boundary, but a minimum of 300 feet also will be provided from known spineflower locations. Given that grading and/or clearing areas would be over 300 feet from known spineflower populations, spineflower would not be significantly impacted by development of the proposed project with incorporation of the mitigation measures described below.

In 2000, the Conservation Biology Institute (CBI) prepared a report that assessed the potential indirect impacts to the San Fernando Valley spineflower from proposed adjacent development on the Ahmanson Ranch project site in Ventura County.[5] The report focused on potential "risk factors" on edge effects to sensitive plants, particularly those factors that may adversely affect the spineflower, based on current knowledge of the spineflower's biology. The report identified seven overlapping risk factors, or edge effects, which could threaten the spineflower. These factors include (a) the presence of non-native invasive plant species; (b) the presence of non-native invasive animal species; (c) vegetation clearing for fuel management or for the creation of roads and trails; (d) trampling; (e) changes in hydrological conditions (i.e., increases in water supply due to urban irrigation and runoff); (f) chemical pollutants (e.g., herbicides, pesticides, fertilizers); and (g) increased fire frequency. The CBI report concluded that the ability of buffer areas to be effective in minimizing each of these edge effects, without additional management actions and to the exclusion of any other factors, depends upon the width of the buffer between the development edge and spineflower populations. For chemicals, buffers need to be from 30–50 feet in width to be moderately effective; for invasive plants, vegetation clearing, hydrological changes, and trampling, buffers need to be at least 80–100 feet to be moderately effective; and buffers need to be at least 200 feet in width to be moderately effective against invasive animals and increased fire frequency.

However, the CBI report also concluded that a number of other biological and geomorphological factors can influence the overall ability of buffers at varying widths to minimize indirect impacts of development on spineflower populations. These factors included the size and juxtaposition of spineflower preserves to developed areas; the degree of fragmentation or continuity between preserved spineflower populations and to open space areas; the percentage of non-native vegetation to native vegetation in proposed buffer and preserve areas; soil chemistry and type; and the disturbance history of proposed buffers and preserves. In addition, the implementation of various short- and long-term management actions to buffers and along the development edge can result in buffers being more effective at shorter widths, up to a point, than if the actions were not taken. Depending on the degree to which other factors discussed above are present, and to the extent management actions are implemented, buffers can be effective at smaller widths than those discussed above.

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5 The CBI report entitled, *Review of Potential Edge Effects on the San Fernando Valley Spineflower*, January 19, 2000, is included in Appendix 2.6 of the Newhall Ranch Revised Additional Analysis, Volume VIII (May 2003).

Without the implementation of various measures included in the Newhall Ranch Specific Plan EIR and Revised Additional Analysis (May 2003), proposed grading and vegetation clearing could result in indirect impacts to preserved populations of San Fernando Valley spineflower. However, Specific Plan Mitigation Measures 4.6-65 through 4.6-80 contain management actions that would increase the effectiveness of the buffers to be maintained around San Fernando Valley spineflower populations. Specifically, consistent with the requirements of the mitigation program (Mitigation Measure 4.6-68), the spineflower buffer areas would be fenced with temporary orange fencing during grading/construction to ensure that no disturbance will take place within this buffer. A biological monitor (subject to approval by the CDFG and County) would monitor all grading activities and fence installation adjacent to the preserved spineflower populations (Mitigation Measure 4.6-74). As also required by the mitigation program (Mitigation Measure 4.6-67), the buffer area would be revegetated with a native seed mix to prevent erosion and reduce the potential of invasive plants from encroaching on the preserved spineflower populations. Consistent with requirements of the mitigation program (Mitigation Measure 4.6-69), the grading concept considered the effects of indirect impacts associated with altered hydrologic patterns. Manufactured slopes surrounding the plant population have been contoured to direct storm water runoff away from the plants. Since the population occurs at a high point, the amount and location of runoff received by these populations would not be affected in the post-developed condition.

Other potential indirect impacts resulting from trampling, domestic animals, incidental application of chemicals, increased fire frequency, and supplemental irrigation would be mitigated by the design of the proposed project. Specifically, the proposed project has been designed such that areas that would be occupied by humans (e.g., residences, business, schools, parks) are separated from preserved populations of San Fernando Valley spineflower by the Santa Clara River or SR-126. Additionally, no landscaping or other uses involving the application of chemicals or irrigation are proposed near preserved spineflower populations. Therefore, it is not expected that the occupancy or operation of the proposed project would result in trampling, a substantial increase in domestic animals (i.e., cats and dogs), incidental application of chemicals, increased fire frequency, or supplemental irrigation (and a corresponding increase in Argentine ants) to preserved spineflower populations. For the reasons discussed above, the proposed project design, grading concept, buffers, and implementation of the measures contained in the Newhall Ranch Specific Plan EIR and Revised Additional Analysis, would reduce the potential for indirect impacts to San Fernando Valley spineflower to below a level of significance.

(g) Protected Oaks and Live Oak Woodland

As previously discussed (**heading 7.b., Oaks**), CLATO protects any species in the genus *Quercus* that is at least 8 inches in diameter or has a combined trunk circumference of any two trunks of at least 38 inches (12 inches in diameter), as measured 4.5 feet above the mean natural grade. A heritage oak, as defined by

CLATO, is an oak tree that measures 36 inches or more in diameter as measured 4.5 feet above natural ground, or any oak of 36 inches or greater in diameter having a significant historical or cultural importance to the community. CLATO requires that all potential impacts to oak trees be preceded by an application to the County that includes a detailed oak tree report and that loss of or damage to protected oaks be mitigated at a minimum 2:1 ratio.

Based on the proposed grading plan, 4.45 acres of coast live oak woodland would be removed (this includes approximately 10 "heritage" and 57 non-heritage oak trees). An additional 14 oak trees (including 3 "heritage" and 11 non-heritage oak trees) may be subjected to damage (i.e., impacts from operations occurring with the protective zone of the tree). A total of 120 oak trees occur within 200 feet from the grading limit line and will not be removed or subjected to damage. Given the biological value of oak woodlands, and that the project would result in the removal or impacts to oak trees, the loss of oak woodland and protected oak trees is considered a significant impact under CLATO.

Public Resources Code Section 21083.4 addresses oak woodlands conservation, and contains provisions for counties to mitigate impacts to oak woodlands that would be significant under CEQA. Section 21083.4 provides for several mitigation alternatives that can be implemented to mitigate significant impacts on oak woodlands. Among the options are the preservation of oak woodlands under conservation easements and the planting of oak trees to replace those lost or damaged.

As discussed in the Newhall Ranch Specific Plan, 2.6 Resource Management Plan, an estimated 13,660 oak trees would be protected within the SMA, particularly in the High Country SMA. Further, as discussed in the *Draft Newhall Ranch Mitigation Feasibility Study* (Dudek 2007), Dudek has identified the opportunity of creating 11 acres of coast live oak woodland and planting an additional 189 oak trees within the High Country SMA and Salt Creek Area (see Final EIR, **Appendix A**). Oak trees would be planted in these areas such that a minimum of 4.45 acres of oak woodland would be enhanced and/or created. The actual number of trees to be planted would be that number necessary to comply with the requirements stipulated in the Oak Tree Permit issued by the County pursuant to CLATO and CEQA acres of oak woodland. Compliance with the permit conditions and implementation of Specific Plan Mitigation Measure 4.6-48, as well as proposed **Mitigation Measures LV 4.4-4** and **LV 4.4-5** (see **heading 10., Project Mitigation Measures**) would reduce impacts to oak trees and oak woodland habitat to below a level of significance. These measures would also meet the requirements of Section 21083.4. The finding that impacts to protected oaks can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

(h) Special-Status Wildlife Species

Certain special-status wildlife species that are known to occur in the project region were eliminated from further consideration in this report because the project site lacks suitable habitat to support the species as a resident or nesting species or because surveys have established that the species is not expected to frequently utilize the project site. As a result, the species are not expected to reside on or substantially utilize the project site. As shown in **Table 4.4-7**, these species include the following: San Diego fairy shrimp, Riverside fairy shrimp, monarch butterfly, San Emigdio blue butterfly, quino checkerspot butterfly, steelhead rainbow trout, sharp-shinned hawk, great egret, great blue heron, short-eared owl, ferruginous hawk, mountain plover, prairie falcon, peregrine falcon, California condor, least bittern, long-billed curlew, purple martin, bank swallow, black-chinned sparrow, California spotted owl, spotted bat, fringed myotis, southern grasshopper mouse, and Los Angeles pocket mouse.

As noted in **Table 4.4-5**, the following special-status wildlife species were observed during the course of various field surveys conducted on or adjacent to the project site: Santa Ana sucker, unarmored threespine stickleback, arroyo chub, arroyo toad, silvery legless lizard, coastal western whiptail, southwestern pond turtle, coast horned lizard, two-striped garter snake, Cooper's hawk, southern California rufous-crowned sparrow, oak titmouse, Swainson's hawk, Lawrence's goldfinch, northern harrier, yellow warbler, white-tailed kite, California horned lark, merlin, yellow-breasted chat, loggerhead shrike, black-crowned night heron, chipping sparrow, Nuttall's woodpecker, rufous/Allen's hummingbird, California thrasher, least Bell's vireo, yellow-headed blackbird, pallid bat, western mastiff bat, pocketed free-tailed bat, and San Diego desert woodrat.

Based on the presence of suitable habitat on the project site, it is reasonable to conclude that certain special-status species could occur on site prior to grading or construction activities associated with project implementation. (**Table 4.4-6**.) Although not observed during surveys, the following species could potentially occur on the project site: California red-legged frog, western spadefoot, rosy boa, San Bernardino ringneck snake, coast patch-nosed snake, south coast garter snake, tricolored blackbird, Bell's sage sparrow, golden eagle, long-eared owl, western burrowing owl, Costa's hummingbird, western yellow-billed cuckoo, southwestern willow flycatcher, summer tanager, vermillion flycatcher, black-chinned sparrow, Townsend's big-eared bat, San Diego black-tailed jackrabbit, Yuma myotis, and American badger.

Impacts to Species Observed On or Adjacent to the Landmark Village Site

Santa Ana sucker (*Catostomus santaanae*), *California Species of Special Concern*. This species has been documented in the Santa Clara River and could occur in the portion of the river on and adjacent to the

project site. Construction activities associated with the proposed Long Canyon Road Bridge, bridge abutments, and temporary haul routes could result in the loss of individual fish. The location of the proposed bank stabilization features is set back beyond the existing riparian corridor in a majority of the project site and would not interface with the active stream channel. Depending on the number and extent of this species that may be disturbed or removed during construction of the bridge, the loss of Santa Ana sucker would be a significant impact. Implementation of Specific Plan Mitigation Measures 4.6-57 and 4.6-58, as well as proposed **Mitigation Measures LV 4.4-6** through **LV 4.4-16,** would reduce direct impacts to the Santa Ana sucker to below a level of significance. The finding that impacts to Santa Ana sucker can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Unarmored threespine stickleback (*Gasterosteus aculeatus williamsoni*), *Federal Endangered, California Endangered, California Fully Protected*. This species has been documented in the Santa Clara River adjacent to the Landmark Village project site. Construction activities associated with the proposed Long Canyon Road Bridge, bridge abutments, and temporary haul routes could impact individual fish; however, the location of the proposed bank stabilization features is set back beyond the existing riparian corridor in a majority of the project site and would not interface with the active stream channel. Additionally, given the rarity of the species, the loss of unarmored threespine stickleback would be a significant impact. Implementation of Newhall Ranch Specific Plan Program EIR Mitigation Measures 4.6-54, 4.6-57, 4.6-58, as well as the proposed **Mitigation Measures LV 4.4-6** through **LV 4.4-16,** would prevent the "take" of the species from occurring and would reduce direct impacts to the unarmored threespine stickleback to below a level of significance. The finding that impacts to unarmored threespine stickleback can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Arroyo chub (*Gila orcutti*), *California Species of Special Concern*. This species has been documented in the Santa Clara River and could occur in the portion of the river adjacent to the project site. Construction activities associated with the proposed Long Canyon Road Bridge, bridge abutments, and temporary haul routes could result in the loss of individual fish. The location of the proposed bank stabilization features is set back beyond the existing riparian corridor in a majority of the project site and would not interface with the active stream channel. Depending on the number and extent of this species that may be disturbed or removed during construction of the bridge, the loss of arroyo chub would be a significant impact. Implementation of Specific Plan Mitigation Measures 4.6-57 and 4.6-58, as well as the proposed **Mitigation Measures LV 4.4-6** through **LV 4.4-16,** would reduce direct impacts to the arroyo chub to a less than significant level. The finding that impacts to arroyo chub can be reduced to below a level of

significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Arroyo toad (*Bufo californicus*), *Federal Endangered, California Species of Special Concern*. The riparian areas on and adjacent to the project site provide suitable habitat for this species. The presence of arroyo toad has been documented in a portion of the Santa Clara River covered by the previously approved Natural River Management Plan (NRMP), located upstream (east) of the project site. In 2000, the arroyo toad (tadpoles) also was observed in the Castaic Junction area (in a location on or adjacent to the project site) east of the project (Aquatic Consulting Services, April 2002, June 2002). Arroyo toad was not observed breeding or otherwise utilizing habitats on or bordering the project site during more recent protocol surveys (Compliance Biology 2004) (Bloom Biological 2007). In addition, on April 13, 2005, the USFWS issued a revised critical habitat designation for the arroyo toad. (See 70 Fed. Reg. 19562.) In that Final Rule, effective May 13, 2005, the USFWS deleted the entire Newhall Ranch Specific Plan area from the designated critical habitat for the arroyo toad; this rule is the subject of pending litigation.

Given the presence of suitable habitat, that this species has been recorded in low numbers upstream of the project site, and that tadpoles were documented in the river on and adjacent to the project site, the species could occupy habitats on the site. Should arroyo toad occur, construction-related activities could result in the loss of individual toads, which would be a significant impact. Implementation of proposed **Mitigation Measures LV 4.4-10 and 4.4-12** through **LV 4.4-20** would reduce impacts to the arroyo toad to below a level of significance. The finding that impacts to arroyo toad can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Silvery legless lizard (*Anniella pulchra pulchra*), *California Species of Special Concern.* This species has been observed on the project site in Chiquito Canyon. Because suitable habitat occurs on site in the form of riparian and riverbank habitats within the SMA/SEA 23, as well as scrub, chaparral and oak woodland habitats outside of the SMA/SEA boundary, silvery legless lizard could occur throughout those portions of the site with these habitat types. Construction-related activities could result in the direct loss of individual lizards. Implementation of proposed **Mitigation Measure LV 4.4-20, LV 4.4-22,** and **LV 4.4-23** would reduce the magnitude of direct impacts. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that concludes the substantial loss of habitat, and potentially the direct loss of individuals of this species, would be considered an unavoidable significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Coast horned lizard (*Phrynosoma coronatum*), *California Species of Special Concern.* Suitable habitat occurs in association with scrub, chaparral, and riverbank habitats on site; coast horned lizard is presumed to occur in areas supporting these habitat types. Construction-related activities could result in the direct loss of individual horned lizards. Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-22,** and **LV 4.4-23** would reduce the magnitude of impacts to the coast horned lizard. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that concludes the substantial loss of habitat, and potentially the direct loss of individuals of this species, would be considered an unavoidable significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Coastal western whiptail (*Aspidoscelis tigris stejnegeri*), ***California Special Animal***. This species has been observed on the project site. Suitable on-site habitat occurs in association with grassland, scrub, riverbank, and oak woodland habitats. Construction-related activities could result in the direct loss of individual whiptails. Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-22,** and **LV 4.4-23** would reduce the magnitude of impacts to the coastal western whiptail. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Program EIR that concludes the substantial loss of habitat, and potentially the direct loss of individuals of this species, would be considered a significant unavoidable impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Southwestern pond turtle (*Clemmys marmorata pallida*), *California Species of Special Concern.* This species has been observed in the portion of the Santa Clara River bordering the project site (Compliance Biology 2004), and could also occur within the riparian habitats on and bordering the project site. The removal of riparian vegetation and construction activities associated with the proposed bridge and/or bank protection could result in the loss of individual pond turtles. Depending on the number and extent of this species that may be disturbed or removed, the loss of pond turtles would be a potentially significant impact. Implementation of proposed **Mitigation Measures LV 4.4-10 and 4.4-12** through **LV 4.4-20**would reduce impacts to the southwestern pond turtle to a less than significant level. The finding that impacts to southwestern pond turtle can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Two-striped garter snake (*Thamnophis hammondii*), *California Species of Special Concern.* This species has been documented in the Santa Clara River and could occur within the portion of the river bordering the project site and within the riparian habitats on and bordering the project site. The removal of riparian

vegetation and construction activities associated with the proposed bridge and/or bank protection could result in the loss of individual two-striped garter snakes. Depending on the number and extent of this species that may be disturbed or removed, the loss of two-striped garter snake would be a potentially significant impact. Implementation of proposed **Mitigation Measures LV 4.4-10 and 4.4-12** through **LV 4.4-20** would reduce impacts to the two-striped garter snake to a less than significant level. The finding that impacts to two-striped garter snake can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Cooper's hawk (*Accipiter cooperii*), *California Species of Special Concern, IUCN Least Concern*. The riparian woodland on and bordering the project site provides suitable nesting habitat for this species. Cooper's hawks have been observed nesting on the project site (Guthrie 2004) and at least five pairs were determined to be nesting in the vicinity of the site to the south and west in 2007, including two pairs within the proposed borrow site (Bloom 2007). If present, the proposed removal of riparian vegetation and/or construction-related noise could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting Cooper's hawks to below a level of significance. The finding that impacts to Cooper's hawk can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Southern California rufous-crowned sparrow (*Aimophila ruficeps canescens*), *California Species of Special Concern, IUCN Least Concern*. This species is a fairly common resident at the off-site grading and borrow sites and could nest at these locations (Guthrie 2004) and was observed in these locations in 2007 (Bloom 2007). Construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting Southern California rufus-crowned sparrows to a less than significant level. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat resulting from buildout of the Specific Plan, impacts to Southern California rufous-crowned sparrow would be considered unavoidably significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Oak titmouse (*Baeolophus inornatus*); *IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List*. This species was commonly observed in oak woodland habitat adjacent to the Santa Clara River and on the site (Bloom 2007). If present, construction-related activities could result in the loss or

abandonment of active nests during that year's nesting season. Depending on the number and extent of bird nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting oak titmouse to below a level of significance. Impacts to this species were not previously analyzed as an individual topic at the program level in the Newhall Ranch Specific Plan Program EIR.

Swainson's hawk (*Buteo swainsoni*); *Federal Bird of Conservation Concern, California Threatened, Audubon Watch List, U.S. Bird Conservation Watch List*. This species is not expected to breed on the site or in the region since the site and area is outside of the known breeding range for this raptor. It typically winters in Central/South America. Two migrants were observed flying or foraging over the site in 2007 (Bloom 2007). Because this species is not expected to nest or otherwise substantially utilize the project site, no direct significant impacts to Swainson's hawk are expected to occur as a result of implementation of the project site. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat from buildout of the Specific Plan, impacts to Swainson's hawk habitat would be considered a significant unavoidable impact.

Lawrence's goldfinch (*Carduelis lawrencei*), *Federal Bird of Conservation Concern, IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List.* This species has been observed in the riparian and oak woodland habitats on and bordering the project site, which provide suitable nesting habitat for this species (Guthrie 2004)(Bloom 2007). If present, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of bird nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting Lawrence's goldfinches to below a level of significance. Impacts to this species were not previously analyzed as an individual topic at the program level in the Newhall Ranch Specific Plan Program EIR.

Northern harrier (*Circus cyaneus*), *California Species of Special Concern, IUCN Least Concern*. This species has been observed foraging on the project site (Impact Sciences 2004) (Bloom 2007). While no active nests were observed during surveys, suitable nesting habitat occurs in association with the agricultural and grassland habitats on site. Should this species nest on the project site, construction-related activities could result in the loss or abandonment of active nests. Depending on the number and extent of this species' active nests on site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting northern harriers to a less than significant level. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat resulting from buildout of the Specific Plan, impacts to northern harrier would be considered a significant unavoidable impact. See **heading**

9.b.(1)(b), Wildlife Habitat Loss, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Yellow warbler (*Dendroica petechia brewsteri*), *California Species of Special Concern, IUCN Least Concern*. The riparian habitats on and bordering the project site provide suitable nesting habitat for this species. The species has been observed on the project site (Guthrie 2004) and defending territories all along the Santa Clara River, including on and adjacent to the project site (Bloom 2007). If present, the proposed removal of riparian vegetation and/or construction-related noise could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of bird nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting yellow warblers to below a level of significance. The finding that impacts to yellow warbler can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

White-tailed kite (*Elanus leucurus*), *California Fully Protected.* This species has been observed on the project site (Guthrie 2004). At least three pairs were observed nesting along the River in 2007, including adjacent to the project site (Bloom 2007) and they likely forage up and down the River in suitable grassland and agricultural fields. The riparian and oak woodland habitats, as well as the eucalyptus trees on the project site provide suitable nesting habitat. If present, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would avoid impacts to nesting white-tailed kites. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat resulting from buildout of the Specific Plan, impacts to white-tailed kite would be considered a significant unavoidable impact; however, the mitigation proposed in that EIR was not as extensive as this EIR. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

California horned lark (*Eremophila alpestris*), *California Species of Special Concern, IUCN Least Concern.* This species has been observed foraging on the project site and in the site vicinity (Impact Sciences 2004)(Bloom 2007). Suitable nesting habitat occurs in association with the agricultural and grassland habitats on site. Should this species nest on the project site, construction-related activities could result in the loss or abandonment of active nests. Depending on the number and extent of active nests on site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24**would reduce impacts to nesting California

horned larks to below a level of significance. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR due to more recent identification of the species in later surveys.

Merlin (*Falco columbarius*), *California Species of Special Concern, IUCN Least Concern.* An individual merlin was observed on the project site during winter bird surveys conducted in 2007 (Bloom 2007). However, given the mobility of the species, and that the species is not known to nest in California, the proposed project is not expected to result in the direct loss of individual merlins. Therefore, direct impacts to this species would be less than significant. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR.

Yellow-breasted chat (*Icteria virens*), *California Species of Special Concern, IUCN Least Concern.* The riparian habitats on and bordering the project site provide suitable nesting habitat for this species, and at least six territories occur within or adjacent to the project site (Bloom 2007). The proposed removal of riparian vegetation and/or construction-related noise could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of bird nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting yellow-breasted chats to a less than significant level. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR due to more recent identification of the species in later surveys.

Least's Bell's vireo (*Vireo bellii pusillus*), *Federal Endangered, California Endangered, IUCN Lower Risk/Near Threatened, Audubon Watch List, U.S. Bird Conservation Watch List.* The riparian habitats on and bordering the project site provide suitable nesting habitat. This species has been observed nesting a short distance to the east and west of the tract map boundaries in 2004 (Guthrie 2004) and at least 19 territories were recently identified within or in close proximity to the project site (Bloom 2007). If nesting during development of the site, the proposed removal of riparian vegetation and/or construction-related noise could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests on site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting least Bell's vireos to below a level of significance. The finding that impacts to least Bell's vireo can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Loggerhead shrike (*Lanius ludovicianus*), *Federal Bird of Conservation Concern, California Species of Special Concern, IUCN Least Concern.* This species has not been observed nesting on the project site during annual bird surveys; however, this species has been observed foraging on, and adjacent to, the project site (Guthrie 2004) (Bloom 2007). Suitable nesting habitat occurs in association with the grassland and scrub

habitats on site, and loggerhead shrike could nest in those areas. Should this species occur on site, construction-related activities could result in the loss or abandonment of active nests. Depending on the number and extent of active nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting loggerhead shrikes to below a level of significance. The finding that impacts to loggerhead shrike can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Black-crowned night-heron (*Nycticorax nycticorax*); *BLM* Sensitive, *IUCN Least Concern*. No rookeries have been observed during site surveys, but nine individual were observed along the Santa Clara River adjacent to and downstream of the project site. Should nesting occur adjacent to the site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting black-crowned night-heron to below a level of significance. The finding that impacts to this species can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Chipping sparrow (*Spizella passerine*); *IUCN Least Concern*. This species was observed in woodland and scrub habitats around the edges of agricultural fields (Bloom 2007). No nesting pairs were located. However, if nesting were to occur, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting chipping sparrow to below a level of significance. Impacts to this species were not previously analyzed in the Newhall Ranch Specific Plan Program EIR.

Nuttall's woodpecker (*Picoides nuttallii*); *IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List*. This species was observed in cottonwood and willow riparian habitats along the Santa Clara River and in oak woodlands on the borrow site and several territories occur within the project boundaries (Bloom 2007). Should nesting occur within or adjacent to the project site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting Nuttall's woodpecker to below a level of significance. Impacts to this species were not previously analyzed in the Newhall Ranch Specific Plan Program EIR.

Rufous/Allen's hummingbird (*Selasphorus rufus/sasin*); *IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List*. Two unidentified Selasphorus hummingbirds were observed on the site during

the 2007 surveys (Bloom 2007). No nesting pairs were located and it is assumed that the individuals observed were migrants. However, if nesting were to occur within or adjacent to the project site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting hummingbirds to below a level of significance. Impacts to this species were not previously analyzed in the Newhall Ranch Specific Plan Program EIR.

California thrasher (*Toxostoma redivivum*); *IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List.* This species was observed to be a common resident in sage scrub and chaparral habitats south of the Santa Clara River on the borrow site and likely nests in these areas (Bloom 2007). Should nesting occur within or adjacent to the project site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting California thrasher to below a level of significance. Impacts to this species were not previously analyzed in the Newhall Ranch Specific Plan Program EIR.

Yellow-headed blackbird (*Xanthocephalus xanthocephalus*); *IUCN Least Concern.* One individual (likely a migrant) was observed along the Santa Clara River during the 2007 surveys. No nesting colonies were observed or known to occur in the region. However, if nesting were to occur within or adjacent to the project site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting yellow-headed blackbirds to below a level of significance. Impacts to this species were not previously analyzed in the Newhall Ranch Specific Plan Program EIR

Pallid bat (*Antrozous pallidus*), *California Species of Special Concern*; **western mastiff bat** (*Eumops perotis*), *California Species of Special Concern*; **pocketed free-tailed bat** *(Nyctinomops femorosaccus).* These species were observed and/or detected in the vicinity of the project site during active Anabat surveys conducted in 2004 and 2006. Suitable western mastiff bat and pocketed free-tailed bat roosting habitat does not occur on or adjacent to the project site; however, the SR-126 bridge and oak woodlands provide suitable roosting habitat for the pallid bat. Should active bat roosts be present, construction-related activity could result in the direct loss or abandonment of active roost sites. Implementation of proposed **Mitigation Measure LV 4.4-27** would reduce impacts to this bat species to below a level of significance. The finding that impacts to special-status bats can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Program EIR.

San Diego desert woodrat (*Neotoma lepida intermedia*), *California Species of Special Concern*. Desert woodrats were observed on both off-site grading sites during mammal surveys conducted in 2004. In the absence of contrary evidence, it is assumed that the animals observed were the San Diego (*intermedia*) subspecies. Construction-related activities would result in the direct loss of individual woodrats or active woodrat nests (stick houses). Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-23,** and **LV 4.4-26** would reduce the magnitude of impacts to the San Diego desert woodrat. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that concludes the substantial loss of habitat, and potentially the direct loss if individuals of this species, would be considered an unavoidable significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Impacts to Species Potentially Occurring on the Landmark Village Site

California red-legged frog (*Rana draytonii*), ***Federally Threatened, California Species of Special Concern***. Historical records exist for this species within Piru Creek and San Francisquito Creek (both tributaries to the Santa Clara River further to the east of the project site). However, the red-legged frog has not been documented within the project area and the Santa Clara River generally does not provide suitable breeding habitat for this species. This frog generally avoids large river channels with widely fluctuating flows (Hayes and Jennings, 1989), and consequently, this species is not expected to breed within the reach of the river on and bordering the project site. However, given that this species has been documented upstream of the project site within tributaries of the river, it is possible that non-breeding frogs could move through the river corridor within the project site. Should construction and/or grading activities occur when individual frogs are moving through the river corridor, construction could result in potential harm or mortality of red-legged frogs. Implementation of proposed **Mitigation Measures LV 4.4-10 and LV 4.4-12** through **LV 4.4-20** would reduce impacts to California red-legged frog to a level below significance. The Newhall Ranch Program EIR did not address potential impacts to California red-legged frog given the species limited potential to occur on the project site.

Western spadefoot (*Spea hammondii*), *California Species of Special Concern.* This species was not observed on the project site during focused surveys (Compliance Biology 2004). Seasonal backwater areas associated with the drainages on and bordering the site, as well as depressions within existing dirt roads, provide breeding habitat. Given documented occurrences of the species in the project area and the presence of suitable breeding habitat, western spadefoot could occur on the project site. Depending on the number and extent of western spadefoot on the site that may be disturbed or removed, the loss of this species would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV**

4.4-21 would reduce impacts to western spadefoot to a less than significant level. This mitigation measure has successfully been implemented on the River Park project site. The two seasonal rain pools created on the River Park site as mitigation (using the methods described in **LV 4.4-23**) were used by breeding western spadefoot during the winter/spring following their creation (Compliance Biology 2006). The finding that impacts to western spadefoot can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Rosy boa (*Charina trivirgata*), *California Special Animal.* Suitable habitat occurs in association with scrub, chaparral, riverbank, and oak woodland habitats, and rosy boa is presumed to occur in portions of the site supporting these habitat types. Construction-related activities could result in the direct loss of individual animals. Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-22,** and **LV 4.4-23** would reduce the magnitude of impacts to the rosy boa. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that concludes the substantial loss of habitat, and potentially the direct loss of individuals of this species, would be considered an unavoidable significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

San Bernardino ringneck snake (*Diadophis punctatus modestus*), *California Special Animal.* Suitable habitat occurs in association with scrub, chaparral, riverbank and oak woodland habitats, and San Bernardino ringneck snake is presumed to occur in portions of the site supporting these habitat types. Construction-related activities could result in the direct loss of individual animals. Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-22,** and **LV 4.4-23** would reduce the magnitude of impacts to the San Bernardino ringneck. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that concludes the substantial loss of habitat, and potentially the direct loss of individuals of this species, would be considered an unavoidable significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

South coast garter snake (*Thamnophis sirtalis* ssp.), ***California Species of Special Concern.*** Suitable habitat for the species occurs in association with marsh, riparian and adjacent habitats. The removal of riparian vegetation and construction activities associated with the proposed bridge and/or bank protection could result in the loss of individual south coast garter snakes. Depending on the number and extent of this species that may be disturbed or removed, the loss of south coast garter snake would be a potentially significant impact. Implementation of proposed **Mitigation Measures LV 4.4-10 and LV 4.4-12** through

LV 4.4-20 would reduce impacts to the species to a less than significant level. Impacts to this species were not previously analyzed in the Newhall Ranch Program EIR.

Coast patch-nosed snake (*Salvadora hexalepis virgultea*), *California Species of Special Concern.* Suitable habitat occurs in association with scrub habitat on site, and coast patch-nosed snake is presumed to occur in areas supporting this habitat type. Construction-related activities could result in the direct loss of individual animals. Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-22,** and **LV 4.4-23** would reduce the magnitude of impacts to the coast patch-nosed snake. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that concludes the substantial loss of habitat, and potentially the direct loss of individuals of this species, would be considered an unavoidable significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Tricolored blackbird (*Agelaius tricolor*), *Federal Bird of Conservation Concern, California Species of Special Concern, IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List.* Although the riparian habitats on and bordering the project site provide suitable nesting habitat, no individuals or nesting colonies have been observed on site (Guthrie 2004; Bloom 2007). However, should this species nest on the site prior to development, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of bird nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting tricolored blackbirds to a less than significant level.

The Newhall Ranch Specific Plan Program EIR concludes that given the potential to relocate breeding colonies at new locations is relatively low, impacts to breeding colonies (if present) would remain significant. However, given that no breeding colonies have been documented on or adjacent to the project site during annual bird surveys, and the requirements of proposed Mitigation Measure 4.6-88, impacts to nesting tricolored blackbird (if present) can be reduced to below a level of significance at the project level.

Bell's sage sparrow (*Amphispiza belli belli*), *Federal Bird of Conservation Concern, California Species of Special Concern, IUCN Least Concern.* The scrub habitats on the off-site grading sites provide suitable nesting habitat for this species. Should this species occur on the site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting Bell's sage sparrows to below a level of significance. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat, and potentially the direct loss of

individuals, resulting from buildout of the Specific Plan, impacts to Bell's sage sparrow would be considered unavoidably significant impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Golden eagle (*Aquila chrysaetos*); *Federal Bird of Conservation Concern, BLM Sensitive, California Species of Special Concern, California Fully Protected, IUCN Least Concern*. No known nests occur onsite or in the immediate vicinity and the project site is not considered suitable for nesting eagles. However, suitable foraging habitat occurs on the project site. Because this species is not expected to nest or otherwise substantially utilize the project site, no significant impacts to golden eagle are expected to occur as a result of the Landmark Village development. Implementation of Mitigation Measure LV 4.4-24 would avoid impacts to nesting golden eagle if nests were located in the future. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat, and potentially the direct loss of individuals resulting from buildout of the Specific Plan, impacts to golden eagle would be considered a significant unavoidable impact; however, the mitigation proposed in that EIR was not as extensive as this EIR.

Long-eared owl (*Asio otus*), *California Species of Special Concern, IUCN Least Concern*. The riparian and oak woodland habitats on and bordering the project site provide suitable nesting habitat for this species. This species was not observed during focused nocturnal surveys conducted on the project site (Bloom 2007). Should this species occur on the site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of bird nests on site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting long-eared owls to a less than significant level. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR.

Western burrowing owl (*Athene cunicularia*), *Federal Bird of Conservation Concern, BLM Sensitive, California Species of Special Concern, IUCN Least Concern*. This species has not been observed on the project site, including during winter surveys that involved repeated searches during the crepuscular hours (Bloom 2007). However, suitable winter and nesting habitat (i.e., ground squirrel burrows) occurs on the project site. Should this species occur on the site, construction-related activities could result in the loss or abandonment of active burrows. Depending on the number and extent of active burrows on the site that may be disturbed or removed, the loss of active burrows would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-25** would reduce impacts to nesting and wintering western burrowing owls to below a level of significance. The Newhall Ranch Specific Plan Program EIR concludes that due to the substantial loss of habitat, and potentially the direct loss of individuals resulting from buildout of the Specific Plan, impacts to western burrowing owl would be considered a significant unavoidable impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

Costa's hummingbird (*Calypte costae*); *IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List*. This species likely occurs as a migrant and could nest in suitable habitats on the borrow and grading sites. If nesting were to occur within or adjacent to the project site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of nests on the site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting hummingbirds to below a level of significance. Impacts to this species were not previously analyzed in the Newhall Ranch Specific Plan Program EIR.

Western yellow-billed cuckoo (*Coccyzus americanus occidentalis*), *Federal Candidate for Listing, Federal Bird of Conservation Concern, California Species of Special Concern, IUCN Least Concern.* This species has not been observed nesting on the project site; however, one individual, thought to be a migrant, was observed during surveys in the project area (Guthrie 1997). In addition, suitable habitat does occur in association with the riparian habitats on site, and western yellow-billed cuckoo could nest in those areas. Should this species occur on the site, construction-related activities could result in the loss or abandonment of active nests. Depending on the number and extent of active nests on site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting western yellow-billed cuckoos to a less than significant level. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR.

Southwestern willow flycatcher (*Empidonax traillii extimus*), *Federal Endangered, Audubon Watch List, U.S. Bird Conservation Watch List.* This species has not been observed nesting on the project site during annual bird surveys. A single willow flycatcher was observed east of the project site foraging along the Santa Clara River on May 31, 2004 (Guthrie 2004); however, given the timing of this observation and lacking any subsequent evidence of nesting, the observed willow flycatcher cannot be positively identified as belonging to the southwestern category of willow flycatchers (Guthrie 2004). Similarly, several adult willow flycatchers were observed during recent surveys, but no nesting was confirmed (Bloom 2007). However, as suitable nesting habitat does occur in association with the riparian habitats on site, southwestern willow flycatcher could nest in those areas. Should this species occur on site, construction-related activities could result in the loss or abandonment of active nests. The loss of active nests would be a significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting southwestern willow flycatchers to a less than significant level. The finding that impacts to southwestern willow flycatcher can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Summer tanager (*Piranga rubra*), *California Species of Special Concern, IUCN Least Concern.* This species has not been observed nesting on the project site during annual bird surveys and is not known to nest within the Santa Clara River watershed (Bloom 2007). However, suitable habitat occurs in association with the

riparian habitats on the site, and summer tanager could nest in those areas. Should this species occur on site, construction-related activities could result in the loss or abandonment of active nests. Depending on the number and extent of this species' active nests on site that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting summer tanagers to a less than significant level. The finding that impacts to summer tanager can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Vermilion flycatcher (*Pyrocephalus rubinus flammeus*), *California Species of Special Concern*, *IUCN Least Concern.* The riparian habitats on the project site provide suitable nesting habitat for this species. Should this species occur on the site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting vermilion flycatcher to below a level of significance. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR.

Black-chinned sparrow (*Spizella atrogularis*), *Bird of Conservation Concern*, *IUCN Least Concern, Audubon Watch List, U.S. Bird Conservation Watch List.* The species is likely to occur as a migrant on sage scrub- and chaparral-covered hillsides and a few could remain to breed on more rugged slopes on the borrow and grading sites. Should this species occur on the site, construction-related activities could result in the loss or abandonment of active nests during that year's nesting season. Depending on the number and extent of this species' bird nests that may be disturbed or removed, the loss of active nests would be a potentially significant impact. Implementation of proposed **Mitigation Measure LV 4.4-24** would reduce impacts to nesting black-chinned sparrow to below a level of significance. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR.

Townsend's big-eared bat (*Corynorhinus townsendii townsendii*), *California Species of Special Concern*; ; **Yuma myotis** (*Myotis yumanensis*), *Special Animal*. These bat species have not been observed on the project site, but given the presence of suitable habitat, these species could roost and/or forage on or adjacent to the site. Should active bat roosts be present, construction-related activity could result in the direct loss or abandonment of active roost sites. Implementation of proposed **Mitigation Measure LV 4.4-27** would reduce impacts to roosting bats to below a level of significance. The finding that impacts to special-status bats can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

San Diego black-tailed jackrabbit (*Lepus californicus bennettii*), *California Species of Special Concern.* Suitable habitat occurs on the off-site grading sites in association with the grassland, coastal scrub, and chaparral vegetation, and San Diego black-tailed jackrabbit could occur in these areas. Should this

species occur on site, construction-related activities could result in the direct loss of individual black-tailed jackrabbit. Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-23,** and **LV 4.4-26** would reduce the magnitude of impacts to San Diego black-tailed jackrabbit. However, given the amount of potentially occupied habitat to be developed and/or disturbed, direct impacts to this species would still be considered significant. This finding is consistent with the findings of the Newhall Ranch Specific Plan Program EIR that concludes the substantial loss of habitat, and potentially the direct loss of individuals of this species, would be considered a significant unavoidable impact. See **heading 9.b.(1)(b), Wildlife Habitat Loss**, for a discussion of project-related impacts to special-status wildlife due to habitat loss.

American badger (*Taxidea taxus*), *California Species of Special Concern.* Suitable habitat occurs on the off-site grading sites in association with the grassland and coastal scrub plant communities. Should this species occur on the site, construction-related activities could result in the direct loss of individual American badger. Depending on the number and extent of the species onsite that may be disturbed or removed, without mitigation, the loss of American badgers would be a potentially significant impact. Implementation of proposed **Mitigation Measures LV 4.4-20, LV 4.4-23,** and **LV 4.4-26** would reduce impacts to the American badger to a less than significant level. Impacts to this species were not addressed by the Newhall Ranch Specific Plan Program EIR.

Impacts to Special-Status Wildlife Species Occurring Downstream of the Project Site

The following special-status wildlife species are known to, or could, occur within the Santa Clara River downstream of the Landmark Village project site: Santa Ana sucker, unarmored threespine stickleback, arroyo chub, southwestern pond turtle, and two-striped garter snake. The *Flood Technical Report for the Landmark Village Project* (PACE 2006) found that there would be no significant changes in water flows, velocities, depth, sedimentation, or floodplain and channel conditions downstream of the project site as a result of the proposed project (see Draft EIR, Appendix 4.2). These hydraulic effects were also found to be insufficient to alter the amount, location, and nature of aquatic and riparian habitats in the project area and downstream into Ventura County. The technical analysis further determined that the river would still retain sufficient width to allow natural fluvial processes to continue; consequently, the mosaic of habitats in the river that support various special-status species would be maintained and the population of the species within and immediately adjacent to the river corridor would not be significantly affected. Based on that technical assessment, and the analysis of these species and their habitat described in the PACE 2006 report (these conclusions were reached by Entrix based upon the PACE report), no significant impacts to downstream populations of these special-status wildlife species are expected to occur.

(i) Sensitive Plant Communities

As discussed under head**ing 9.b.(1)(i),** three of the plant communities found within the Landmark Village project site are considered sensitive by CDFG: southern willow scrub, southern cottonwood-willow riparian forest, and big sagebrush scrub. Impacts to these sensitive plant communities are discussed below.

Southern Willow Scrub

The proposed project would result in the permanent loss of 0.04 acre of southern willow scrub from the project site. An additional 3.64 acres would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Given the biological value of this riparian habitat, and because this plant community is considered sensitive and is under the jurisdiction of the CDFG, the loss of southern willow scrub would be a significant impact. Implementation of Specific Plan Mitigation Measures 4.6-1 through 4.6-26, and Mitigation Measure 4.6-63, as well as proposed **Mitigation Measure LV 4.4-1**, would reduce impacts to this plant community to below a level of significance. The finding that impacts to southern willow scrub can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Southern Cottonwood-Willow Riparian Forest

The proposed project would result in the permanent loss of 8.05 acres of southern cottonwood-willow riparian forest from the project site. An additional 12.95 acres would be temporarily disturbed by bank stabilization and/or haul roads, but would be revegetated following completion of construction. Given the biological value of this riparian habitat, and because this plant community is considered sensitive and is under the jurisdiction of the CDFG, the loss of southern cottonwood-willow riparian forest would be a significant impact. Implementation of Specific Plan Mitigation Measures 4.6-1 through 4.6-26, and Mitigation Measure4.6-63, as well as proposed **Mitigation Measure LV 4.4-1**, would reduce impacts to this plant community to below a level of significance. The finding that impacts to southern cottonwood-willow riparian forest can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR.

Big Sagebrush Scrub

The proposed project would result in the permanent loss of 9.13 acres of big sagebrush scrub and temporary disturbance of an additional 2.46 acres. The proposed project would also result in the development of 0.54 acre of big sagebrush scrub-California buckwheat, an association of big sagebrush scrub. Given the occurrence of *Artemisia tridentata* ssp. *parishii* (which is considered sensitive by the County of Los Angeles) within the big sagebrush scrub, the loss of this vegetation community would be a

significant impact. Implementation of Specific Plan Mitigation Measures 4.6-1 through 4.6-26, and Mitigation Measure4.6-63, as well as proposed **Mitigation Measure LV 4.4-1** would reduce impacts to big sagebrush scrub to below a level of significance. The Newhall Ranch Specific Plan Program EIR included the loss of this plant community as part of the analysis of the overall loss of wildlife habitat (**Wildlife Habitat Loss**).

(j) Jurisdictional Resources

The proposed project would result in the permanent fill of 5.43 acres and the temporary disturbance of an additional 2.82 acres of drainages under the jurisdiction of the ACOE (**Figure 4.4-8, Impacted Jurisdictional Resources**). Areas to be permanently filled include 1.97 acres of agricultural drains, 1.95 acres within Chiquito Creek, 0.13 acre of a seasonal tributary to Chiquito Creek, 0.78 acre within the Santa Clara River, and 0.60 acre of tributaries to the Santa Clara River. Temporary impacts (resulting from haul routes, utility corridor, and bank stabilization) would occur to 1.36 acres of Chiquito Canyon Creek, 0.09 acre of an agricultural drain, 1.35 acres of the Santa Clara River, 0.03 acre of tributaries to the Santa Clara River, and approximately 1.36 acres of Castaic Creek (Castaic Creek was not delineated in the field; the approximate acreage was estimated using Geographic Information Systems [GIS]).

These areas, as well as 46.66 acres of associated riparian vegetation to be disturbed (**Common Plant Communities** and **Sensitive Plant Communities**), are also under the jurisdiction of CDFG. The fill/removal of these jurisdictional resources would be a significant impact. Implementation of Specific Plan Mitigation Measures 4.6-1 through 4.6-26, and Measure 4.6-63, as well as proposed **Mitigation Measure LV 4.4-1**, would reduce impacts to jurisdictional resources to below a level of significance. The finding that impacts to jurisdictional resources can be reduced to below a level of significance with mitigation is consistent with the findings of the Newhall Ranch Specific Plan Program EIR**.** As previously described, the Landmark Village applicant is seeking approval of a Master 404 Permit from the ACOE and a Master 1600 Agreement from the CDFG for the Newhall Ranch Specific Plan area, including the Landmark Village site. The environmental document is in process at this time and a draft of the EIR/EIS is expected to be released for public review late 2007.

(2) Indirect Impacts

Indirect impacts to biological resources would occur in those habitat areas surrounding the development envelope, as well as in remaining habitat areas within the proposed development area, both during and after the completion of the proposed project. Indirect impacts on biological resources as a result of project development on the site can include the following: (1) increased lighting and glare effects on wildlife species in remaining and adjacent open space areas; (2) a potential increase in pesticides, herbicides and pollutants into adjacent drainages, creeks, rivers and wetlands, as a result of landscaping irrigation and stormwater runoff; (3) an increase in non-native plant and wildlife species that are adapted

to more urban environments and can out-compete native species for available resources, thus reducing the distribution and population of native species; (4) increased human activity and domestic animal presence that can disturb natural habitat areas and displace wildlife populations; and (5) erosion and dust resulting from construction/grading activities.

Indirect impacts associated with the proposed project are not quantifiable, but are reasonably foreseeable. As such, the following discussion identifies expected types of secondary impacts and their relative magnitude, such that decision makers and the general public are aware of the indirect impact potential associated with implementation of the proposed project. This type of analysis is consistent with the requirements of CEQA.

(a) Increased Light and Glare

The development of a residential community would increase the number of nighttime light and glare sources on the site over current levels, which are very low to nonexistent. Nighttime lighting can disturb nesting and foraging behavior, can potentially alter breeding cycles and nesting behavior, and can make some wildlife (e.g., rodents) more vulnerable to predation. If uncontrolled, such light where proximal to riparian areas associated with the Santa Clara River and Castaic Creek could adversely impact the composition and behavior of the animal species that occur in these areas. Because of the potential disruption to breeding, movement, and foraging behavior of wildlife species and increased predation risk, without mitigation, increased nighttime lighting and glare associated with the proposed project is a significant impact. Implementation of Specific Plan Mitigation Measure 4.6-56 would reduce potential impacts resulting from increased light and glare to below a level of significance.

(b) Landscaping Irrigation and Stormwater Runoff

Over-irrigation of landscaped areas, especially when combined with the use of chemicals, could lead to runoff that contains pesticides, herbicides, nitrates, and other contaminants. Any runoff that flows into the river corridor containing high levels of nutrients, particularly fertilizers and waste products such as nitrogen and phosphorous, could result in eutrophication (excessive nutrient buildup). This, in turn, could result in a depletion of available oxygen due to increased biological oxygen demand (BOD), algal blooms, and reduced available dissolved oxygen for aquatic organisms. Other chemicals, pesticides, and herbicides could also adversely affect aquatic systems. In addition, paved or other artificial impermeable surfaces would contribute runoff into the river corridor during storm events. Depending on the magnitude and frequency of storm events and the overall level of water quality, this runoff could cause increased eutrophication, algal blooms, depleted oxygen levels, long-term buildup of toxic compounds and heavy metals, and other adverse effects to biological resources associated with aquatic systems.

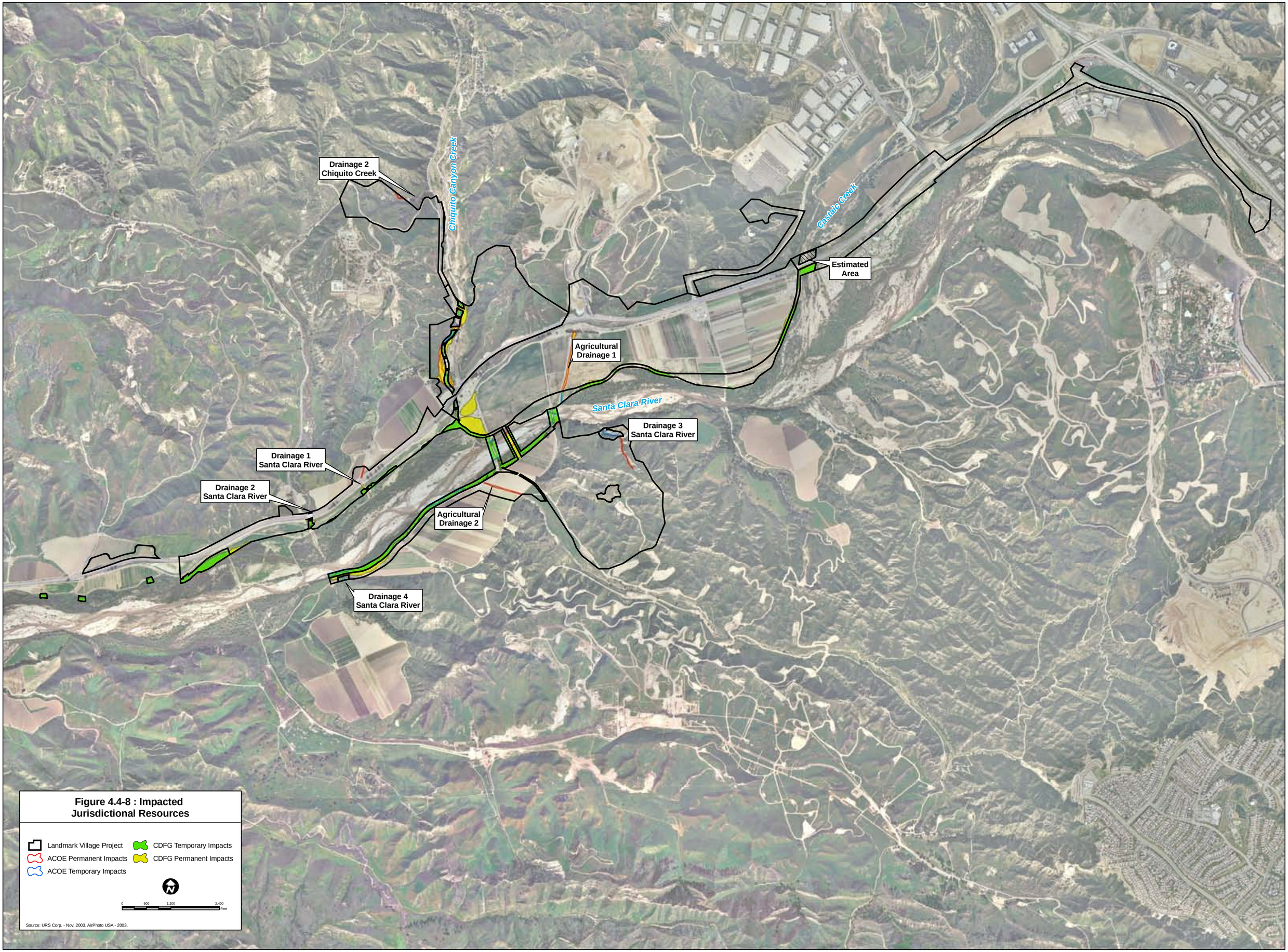

Figure 4.4-8 : Impacted Jurisdictional Resources

Project Design Features (PDFs) incorporated into the project to address water quality and hydrologic impacts include site design, source control, treatment control, and hydromodification control Best Management Practices (BMPs). Stormwater runoff from all urban areas within the proposed project will be routed to bioretention areas, vegetated swales, and/or extended detention basin treatment control BMPs.

The effectiveness of these proposed measures to maintain water quality in the Santa Clara River was analyzed by GeoSyntec Consultants.[6] The following summarizes the efficacy of these PDFs in reducing impacts on surface water quality.

Nutrients (Phosphorus and Nitrogen [Nitrate+Nitrite-N and Ammonia-N]): MS4 Permit, General Construction Permit, Dewatering General Permit, and Standard Urban Stormwater Mitigation Plan (SUSMP)-compliant BMPs will be incorporated into the project to address nutrients in both the construction phase and post-development. Nitrate-nitrogen plus nitrite-nitrogen concentrations and loads are predicted to decrease in the post-development condition. Total phosphorus concentration is predicted to be below the minimum observed value in the Santa Clara River. Nitrate-N plus nitrite-N and ammonia-N concentrations are predicted to be well below LA Basin Plan objectives and below or in the low range of observed values in the Santa Clara River Reach 7E. The predicted nutrient concentrations are not expected to cause increased algae growth. On this basis, the impact of the project on nutrients is considered less than significant.

Trace Metals: MS4 Permit, General Construction Permit, General Dewatering Permit, and SUSMP-compliant BMPs will be incorporated into the project to address trace metals in both the construction phase and post-development. The mean loads of dissolved copper and dissolved zinc are predicted to increase with project development, while all trace metal concentrations and the mean load of total lead are predicted to decrease. Mean concentrations of dissolved copper, total lead, and dissolved zinc are below benchmark Basin Plan objectives and California Toxics Rule criteria. Cadmium is not expected to be present in runoff discharges from the project. On this basis, the impact of the project on trace metals is considered less than significant.

Pesticides: Pesticides in runoff may or may not increase with development as a result of landscape applications. Proposed pesticide management practices, including source control, removal with sediments in infiltration basins, and advanced irrigation controls in compliance with the requirements of the MS4 Permit and the SUSMP, will minimize the presence of pesticides in runoff. Final site stabilization will limit mobility of legacy pesticides that may be present in pre-development conditions. On this basis, the impact of pesticides is considered less than significant.

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6 GeoSyntec Consultants. September 2006. *Landmark Village Water Quality Technical Report* (Appendix 4.3).

Pathogens: Pathogen sources include both natural and anthropogenic sources. The natural sources include bird and mammal excrement. Anthropogenic sources include leaking septic and sewer systems and pet wastes. A reduction in open space within the project area will reduce the bacteria produced by wildlife. The project will not include septic systems and the sewer system will be designed to current standards, which minimizes the potential for leaks. Thus pet wastes are the primary source of concern. The PDFs will include source controls and treatment controls, which in combination should help to reduce pathogen indicator levels in stormwater runoff. On this basis, the project's impact on pathogen and pathogen indicators is considered less than significant.

Hydrocarbons: Hydrocarbon concentrations will likely increase with development because of vehicular emissions and leaks. In stormwater runoff, hydrocarbons are often associated with soot particles that can combine with other solids in the runoff. Such materials are subject to treatment in the proposed infiltration basins and vegetated swales. Source control BMPs incorporated in compliance with the MS4 Permit, the General Construction Permit, and the SUSMP will also minimize the presence of hydrocarbons in runoff. On this basis, the impact of the project on hydrocarbons is considered less than significant.

Chloride: MS4 Permit, General Construction Permit, Dewatering General Permit, and SUSMP-compliant BMPs will be incorporated into the project to address chloride in both the construction phase and post development. The mean concentration and load of chloride is predicted to decrease with development; the predicted concentration is well below the Los Angeles Basin Plan objective and is near the low range of observed values in the Santa Clara River Reach 7E. On this basis, the impact of the project on chloride is considered less than significant.

Methylene Blue Activated Substances (MBAS): The presence of soap in runoff from the project will be controlled through the source control PDFs, including a public education program on residential and charity car washing. Other sources of MBAS, such as cross connections between sanitary and storm sewers, are unlikely given modern sanitary sewer installation methods and inspection and maintenance practices. Therefore, MBAS are not expected to significantly impact the receiving waters of the proposed project.

Bioaccumulation: In the literature the primary pollutants that are of concern with regard to bioaccumulation are mercury and selenium. Mercury and selenium will not be introduced by the project and are not naturally present at levels of concern in the Santa Clara River watershed (GeoSyntec 2005). On that basis, the potential for bioaccumulation in the project PDFs or in the Santa Clara River and attendant adverse effects on waterfowl and other species is considered less than significant.

(c) Increase in Populations of Non-Native Plant and Wildlife Species

After project completion, a number of non-native plant species that are more adapted to urban environments could increase in population and potentially displace native species within the riparian corridor because of the ability of non-natives to compete more effectively for resources. It is unknown to what degree non-native plant species will displace native species in adjacent habitat areas. However, because non-native and exotic plants are commonly included in landscaping plans of both common areas and private lots of new development projects, it can be reasonably concluded that project development could result in identifiable increases in non-native and/or exotic plant populations.

In particular, non-native plant species are often more adapted to a wider variety of growing conditions and can out-compete native plant populations for available nutrients, prime growing locations and other resources. Because these plants reproduce so quickly and in such large amounts, these species can quickly replace many native plant populations, resulting in lower native species diversity, loss of suitable breeding and/or nesting habitat for common and special-status wildlife species, changes to the riparian ecosystem, and overall reductions in habitat values. Therefore, the impact on native biological resources as a result of increased non-native plant species is considered potentially significant. Implementation of proposed **Mitigation Measure LV 4.4-28** would reduce the magnitude of impacts resulting from an increased non-native population to below a level of significance.

Urban development also tends to attract wildlife species that are more typical of, and more adaptable to, urban settings, including house sparrows, European starlings, rock doves, brown-headed cowbirds, American crows, ravens, striped skunks, opossum, red fox, raccoons, and Norway rats. An increase in meso-predators (i.e., skunk, opossum, fox) in an area can adversely impact native rodent and bird populations. Additionally, a number of native species are not adapted to urban development and their populations tend to decrease in the vicinity of residential or recreational developments either directly as a result of habitat alteration or as a result of competition with or displacement or predation by urban-adapted species.

Developed areas also attract and encourage non-native Argentine ants where moisture tends to collect, such as in irrigated areas or in features that trap or collect moisture (e.g., fences). These ants have been demonstrated to negatively impact native ant populations, which may serve as secondary pollinators and seed dispersers of many native flower species. Additionally, as coast horned lizards primarily feed on native ants, the reduction of native ant populations by Argentine ants could adversely affect the local coast horned lizard population. As discussed in the Newhall Ranch Specific Plan Program EIR, wildlife species typical of an urban environment currently occur in the area. Accordingly, development of the proposed project would further exacerbate an already adverse condition. Therefore, the impact on native biological resources as a result of increased non-native animal species is considered significant. Implementation of proposed **Mitigation Measure LV 4.4-29 through LV 4.4-31** would reduce the

magnitude of the project's contribution towards an already adverse condition to below a level of significance.

(d) Increased Human and Domestic Animal Presence

The proposed project would increase the number of people living and recreating adjacent to the Santa Clara River. The effect of this increase in human population would be the potential for increased human disturbances to, and ongoing degradation of, adjacent riparian habitats associated with the Santa Clara River. Increased recreation and other human activity along proposed trails and unauthorized entry into the riparian area could result in increased noise disturbances to wildlife (especially during the breeding season of birds) which can result in nest abandonment; the harassment and/or capture of slower moving species, including certain reptiles and amphibians; the displacement of other wildlife species; an increase in the amount of refuse and pollutants in the area; compaction of soils; and trampling of ground-dwelling flora and fauna.

Increased use of the project site by future residents of Landmark Village would also result in a corresponding increase in use of the area by domestic animals. Dogs can disturb nesting or roosting sites and disrupt the normal foraging activities of wildlife in adjacent habitat areas. Should this activity occur frequently, and over a long period, these disturbances may have a long-term effect on the behavior of both common and special-status species and can result in their extirpation from the area. Feral cats and domestic house cats can cause substantial damage to the species composition of natural areas, including the populations of special-status species, through predation. Implementation of Specific Plan Mitigation Measures 4.6-17 through 4.6-19, as well as proposed **Mitigation Measures LV 4.4-32** through **LV 4.4-34** would reduce the magnitude of impacts related to increased human and domestic animal presence. However, consistent with the findings of the Newhall Ranch Specific Plan Program EIR, impacts caused by increased human and domestic and feral animal presence would still be considered significant.

(e) Construction and Grading Activities

Construction and grading activities associated with project implementation that are proposed adjacent to or within the Santa Clara River ecosystem could adversely affect sensitive vegetation and special-status wildlife within portions of the ecosystem not directly affected. These activities can result in the following impacts: (1) siltation and erosion into creek and river drainages that could adversely affect fish spawning and movement; (2) excessive dust accumulation on vegetation that could result in the degradation or loss of some plant species; and (3) soil compaction around remaining trees. These impacts will be minimized through implementation of construction BMPs that will meet or exceed measures required by the General Construction Permit. A Stormwater Pollution and Prevention Plan (SWPPP) will be developed as required by, and in compliance with, the General Construction Permit and Los Angeles County Standard Conditions. The General Construction Permit requires the SWPPP to include a menu of BMPs to be

selected, implemented, and maintained, based on the phase of construction and weather conditions, to effectively control erosion and sediment to the Best Available Technology Economically Achievable and Best Conventional Pollutant Control Technology (BAT/BCT).[7] BMPs to be included in this menu include: slope stabilization using rock or vegetation; revegetation; hydroseeding or using tackifiers on exposed areas; installation of energy dissipaters; drop structures; catch basin inlet protection; construction materials management and cover; and containment of construction materials and wastes. On this basis, the construction-related impacts of the project are considered less than significant.

10. PROJECT MITIGATION MEASURES

The Landmark Village project would be subject to the mitigation measures/conditions of approval contained in the RMP of the Newhall Ranch Specific Plan and the Newhall Ranch Specific Plan Program EIR. These mitigation measures have been reviewed and approved by the County in association with the Newhall Ranch Specific Plan Program EIR (May 2003). These previously approved mitigation measures are included in their entirety under **heading 10.b., Previously Adopted Mitigation Measures** and **Table 4.4-9, Significant Impact and Mitigation Summary**, identify how specific measures relate to addressing project-specific impacts to biological resources. The numbering system of the previously adopted mitigation measures corresponds with the numbering system used in the adopted revised Newhall Ranch Specific Plan Mitigation Monitoring Plan.

To further reduce potential impacts to biological resources, additional mitigation measures are recommended and incorporated into this EIR. These measures are consistent with, and supplement, the measures included in the Newhall Ranch Specific Plan Program EIR and RMP. These include measures adopted from the *Natural River Management Plan (NRMP) Final EIR/EIS, 404 Permit and 1603 Streambed Alteration Agreement for Portions of the Santa Clara River and its Tributaries* (ACOE and CDFG 1998). Although the NRMP did not cover the portion of the river on the project site, the NRMP provides relevant guidance and methods approved by CDFG, ACOE, and the County to address impacts associated with the implementation of various public improvements (e.g., bank stabilization, trails,

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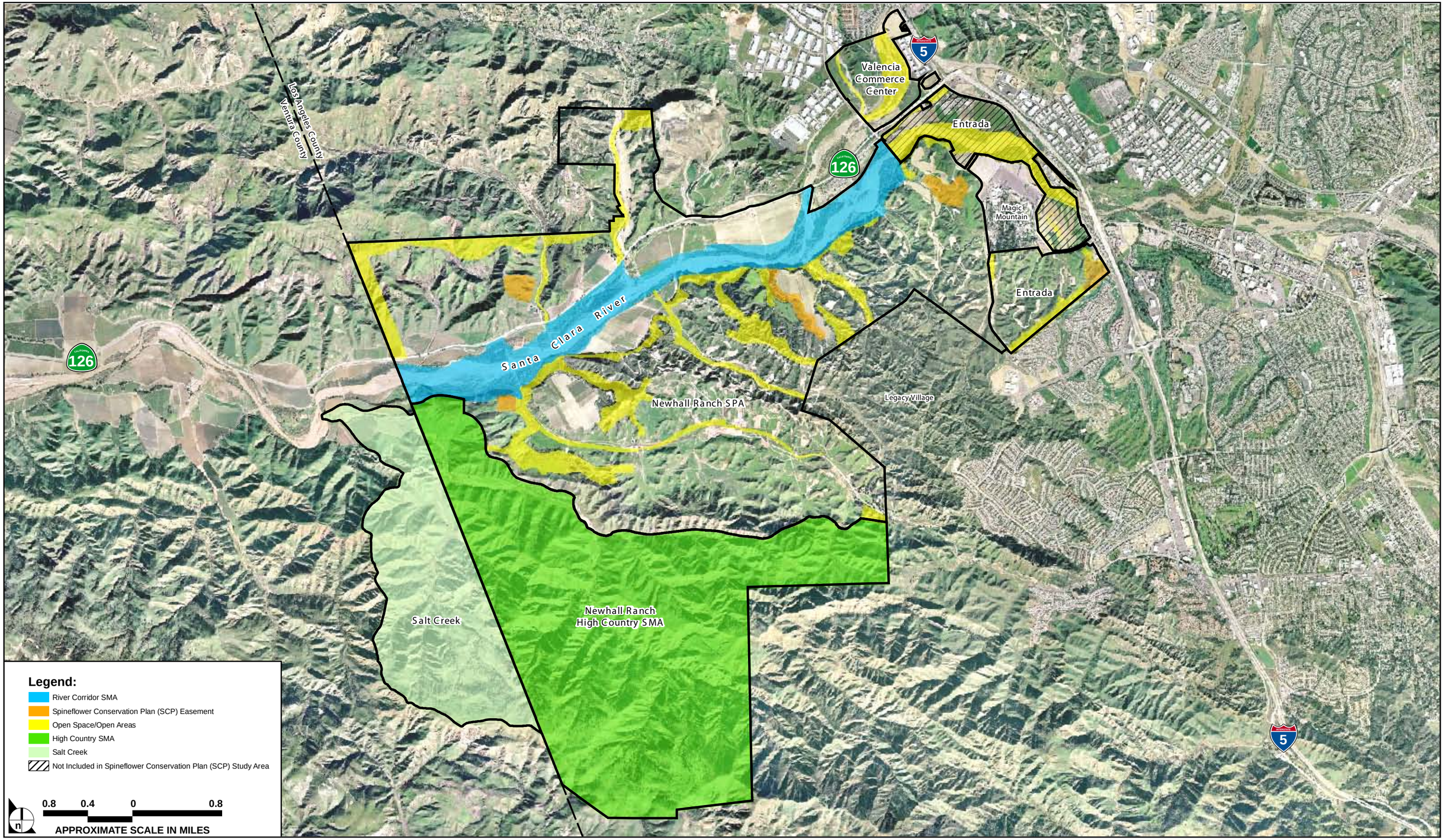
7 BAT/BCT are Clean Water Act technology-based standards that are applicable to construction site stormwater discharges. Federal law specifies factors relating to the assessment of BAT including: age of the equipment and facilities involved; the process employed; the engineering aspects of the application of various types of control techniques; process changes; the cost of achieving effluent reduction; non-water quality environmental impacts (including energy requirements); and other factors as the administrator of the U.S. Environmental Protection Agency (EPA) deems appropriate. Clean Water Act section 304(b)(2)(B). Factors relating to the assessment of BCT include reasonableness of the relationship between the costs of attaining a reduction in effluent and the effluent reduction benefits derived; comparison of the cost and level of reduction of such pollutants from the discharge from publicly owned treatment works to the cost and level of reduction of such pollutants from a class or category of industrial sources; the age of the equipment and facilities involved; the process employed; the engineering aspects of the application of various types of control techniques; process changes; non-water quality environmental impact (including energy requirements); and other factors as the administrator deems appropriate. Clean Water Act section 304(b)(4)(B). The administrator of the U.S. EPA has not issued regulations specifying BAT or BCT for construction site discharges.

bridges, utility crossings, etc.) within portions of the Santa Clara River upstream of the Landmark Village project site. To further mitigate impacts to biological resources, additional mitigation measures are recommended and incorporated into this EIR. The measures are included under **heading 10.b., Previously Adopted Mitigation Measures**. These additional measures, as well as the previously approved measures, are also referenced in **Table 4.4-9** as they relate to addressing project-specific significant impacts to biological resources. To provide context for the mitigation measures incorporated into this EIR, a summary of the lands to be protected/preserved is provided below under **heading 10.a., Protected Lands**.

The Landmark Village applicant is seeking approval of a Section 404 Permit from the ACOE and a Master 1600 Agreement from the CDFG, which includes the Newhall Ranch Specific Plan area, including the Landmark Village site. The EIS/EIR is in process at this time and a draft EIS/EIR is expected to be released for public review in late 2007. The applicant also would be subject to all mitigation measures and permit conditions contained in the Final EIS/EIR and associated agreements/permits. Although it is expected that these measures would feasibly mitigate impacts to jurisdictional resources, they cannot be relied upon for CEQA compliance because they have not yet been issued by the resource agency and their exact content is unknown. Therefore, consistent with the requirements of CEQA, the applicant shall, at a minimum, also implement the measures described below inder **headings 10.b., Previously Adopted Mitigation Measures** and **10.c. Additional Measures Incorporated into the EIR**.

a. Protected Lands

The adopted Newhall Ranch Specific Plan establishes the regulations and standards for the protection of large areas of land within the 977-acre River Corridor SMA and the 4,205-acre High Country SMA. In addition, an off-site condition requires the applicant to dedicate to the public 1,517 acres of land in the Salt Creek watershed in Ventura County, adjacent to the Newhall Ranch Specific Plan site. Further, Newhall Land proposes to place a conservation easement over a 164.8-acre Spineflower Conservation Area (SCA). The approximately 6,864.8 acres of land to be preserved and protected (including the River Corridor SMA, High Country SMA, Salt Creek Area, and SCA) provide unique on-site mitigation opportunities. In addition, the Specific Plan includes approximately 1,003 acres of land with the Open Area land designation; approximately 500-acres of the Open Area would remain in a natural condition. Land with the Open Area designation will often function as a transition area between developed areas and the SMA's and includes community parks, prominent ridges, bluffs, slopes, creek beds, and utility and trail system easements. The plant communities to be protected in perpetuity are summarized in **Table 4.4-10, Total Conservation Area and Preserved Plant Communities**. The location relative to the Landmark Village project site of the River Corridor SMA, High Country SMA, Salt Creek Area, SCA, and Open Areas are shown in **Figure 4.4-9, Protected and Preserved Lands**.



SOURCE: DUDEK – February 2007

FIGURE **4.4-9**

Protected and Preserved Lands

32-92A•09/07

Table 4.4-9

Significant Impact and Mitigation Summary

Significant Impact	Relevant Previously Adopted Measures	Additional Measures Proposed by EIR	Significance After Mitigation	Consistency with Findings of Newhall Ranch Specific Plan EIR
Loss of Coastal scrub	4.6-37 to 4.6-42. These measures would protect in perpetuity 1,311 acres of coastal scrub in the High Country SMA). The protection of the Salt Creek Area would preserve and additional 631 acres of this community type.	None proposed. There are no additional feasible mitigation measures that would further reduce impacts resulting from the net loss of 267.27 acres of coastal scrub. Therefore, no additional mitigation measures are proposed.	Significant	Consistent
Loss of Riparian Plant Communities (i.e., Mulefat Scrub, Southern Willow Scrub, Southern Cottonwood-Willow Riparian Forest, Arrow Weed Scrub, Alluvial Scrub, and River Wash).	4.6-1 to 4.6-27, 4.6-63. These measures would protect in perpetuity 977.5 acres of habitat along the Santa Clara River.	LV 4.4-1	Less than Significant	Consistent
Loss of Big Sagebrush Scrub	No applicable measures	LV 4.4-1	Less than Significant	Consistent
Loss of Wildlife Habitat	4.6-21 to 4.6-27, 4.6-37 to 4.6-42. The preservation of the River Corridor SMA and High Country SMA would protect approximately 5,182 acres of wildlife habitat in perpetuity. The preservation of the Salt Creek Area would protect an additional 1,518 acres of wildlife habitat in perpetuity.	None proposed. There are no additional feasible mitigation measures that would further reduce impacts resulting from the net loss of 918.84 acres of wildlife habitat.	Significant	Consistent
Restrictions of Wildlife Movement Corridors/Habitat Linkages	4.6-1 to 4.6-26, 4.6-37 to 4.6-42, 4.6-56. The preservation of the River Corridor SMA would protect a regionally important wildlife movement corridor. The preservation of the High Country SMA would protect a large area of habitat south of the River Corridor SMA (which would be linked to the River Corridor SMA by the preservation of the Salt Creek Area).	None proposed.	Less than Significant	Inconsistent. Given that the tract map site is currently used for agriculture and is frequently devoid of cover, the tract map site is not expected to be a substantial part of a regional north-south wildlife movement corridor.
Loss of Everlasting	No applicable measures.	LV 4.4-2	Less than Significant	Not previously analyzed at the project-level.

Significant Impact	Relevant Previously Adopted Measures	Additional Measures Proposed by EIR	Significance After Mitigation	Consistency with Findings of Newhall Ranch Specific Plan EIR
Loss of Slender Mariposa Lily	4.6-37 to 4.6-42. Approximately 559 acres considered suitable for slender mariposa lily mitigation have been identified in the High Country SMA and Salt Creek Area (Dudek 2007).	LV 4.4-3	Less than Significant	Consistent
Loss of Peirson's Morning-glory	4.6-37 to 4.6-42	None proposed.	Less than Significant	Consistent
Loss of California Black Walnut	No applicable measures.	LV 4.4-1	Less than Significant	Consistent
Loss of San Fernando Valley Spineflower	4.6-68, 4.6-69, 4.6-72 to 4.6-75	None proposed.	Less than Significant	Consistent
Loss of Protected Oaks Coast Live Oak Woodland, and Southern Coast Live Oak Riparian Forest	4.6-21 to 4.6-27, 4.6-37 to 4.6-42. The preservation of the River Corridor SMA and the High Country SMA would protect approximately 585 acres of oak woodland and 300 acres of oak savannah in perpetuity. The preservation of the Salt Creek Area would protect approximately 266 acres of oak woodland and 113 acres of oak savannah in perpetuity. In total, conservation easements would be placed over 851 acres of oak woodland and 413 acres of oak savannah (including the River Corridor SMA, the High Country SMA, and the Salt Creek Area).	LV 4.4-4, LV 4.4-5	Less than Significant	Consistent
Loss of Special-Status Fish Species (i.e., Unarmored Threespine Stickleback, Arroyo Chub, and Santa Ana Sucker)	4.6-54, 4.6-57, 4.6-58	LV 4.4-6 to LV 4.4-16	Less than Significant	Consistent
Loss of Special-Status Amphibians and Aquatic Associated Reptiles (i.e., Arroyo Toad, California Red-legged Frog, Two-striped Garter Snake, South Coast Garter Snake, and Southwestern Pond Turtle)	4.6-58	LV 4.4-10 and LV 4.4-12 to LV 4.4-20	Less than Significant	Consistent
Loss of Western Spadefoot Toad	4.6-58	LV 4.4-21	Less than Significant	Consistent
Loss of Upland-Associated Special-Status Reptiles (i.e., Coast Horned Lizard, Silvery Legless Lizard, Coastal Western Whiptail, Rosy Boa, San Bernardino Ringneck Snake, and Coast Patch-nosed Snake)	4.6-37 to 4.6-42. The preservation of High Country SMA would protect in perpetuity 4,205 acres of habitat. The preservation of the Salt Creek Area would preserve an additional 1,518 acres of habitat.	LV 4.4-20, LV 4.4-22, LV 4.4-23	Significant	Consistent

Significant Impact	Relevant Previously Adopted Measures	Additional Measures Proposed by EIR	Significance After Mitigation	Consistency with Findings of Newhall Ranch Specific Plan EIR
Loss of Special-Status Bird Species (i.e., Least Bell's Vireo, Southwestern Willow Flycatcher, Western Yellow-billed Cuckoo, Cooper's Hawk, Tricolored Blackbird, Lawrence's Goldfinch, Northern Harrier, Yellow Warbler, White-tailed Kite, Yellow-breasted Chat, Southern California Rufous-crowned Sparrow, Western Burrowing Owl, California Horned Lark, Loggerhead Shrike, Long-eared Owl, Summer Tanager, Bell's Sage Sparrow, Golden Eagle, Costa's Hummingbird, Yellow-headed Blackbird, California Thrasher, Rufous/Allen's Hummingbird, Nuttall's Woodpecker, Chipping Sparrow, Black-crowned Night Heron, Swainson's Hawk, and Oak Titmouse)	No applicable measures	LV 4.4-24, LV 4.4-25	Less than Significant	Consistent
Loss of San Diego Desert Woodrat, San Diego Black-tailed Jackrabbit, and American Badger	No applicable measures.	LV 4.4-20, LV-4.4-23, LV 4.4-26	Significant	Consistent
Loss of Townsend's Big-eared Bat, Yuma Myotis	No applicable measures.	LV 4.4-27	Less than Significant	Consistent
Increased Light and Glare	4.6-56	None proposed.	Less than Significant	Consistent
Increase in Populations of Non-Native Plant and Wildlife Species	No applicable measures.	LV 4.4-28 to LV 4.4-31	Less than Significant	Consistent
Increased Human and Domestic Animal Presence	4.6-17 to 4.6-19	LV 4.4-32 to LV 4.4-34	Significant	Consistent

Table 4.4-10
Total Conservation Area and Preserved Plant Communities

Vegetation Community/Land Cover	River Corridor SMA (Acres)	High Country SMA (Acres)	Salt Creek (Acres)	Total Conservation Area[8] (Acres)
Agriculture	101.8	59.8	99.1	**260.7**
Alluvial scrub	0.0	0.55	0.4	**1.0**
Arrow weed scrub	11.9	0.0	0.7	**12.6**
Big sagebrush scrub	0.0	8.5	0.0	**8.5**
Big sagebrush scrub – riparian	3.0	0.0	0.0	**3.0**
Bulrush/cattail wetland	0.0	1.4	0.0	**1.4**
California annual grassland	9.4	464.9	187.9	**662.2**
Coastal scrub (and alliances/associations and burned areas)	57.3	1311.2	629.5	**1998.0**
California walnut woodland	0.0	6.8	20.4	**27.2**
Cismontane alkali marsh	0.0	3.3	0.0	**3.3**
Chamise chaparral	0.0	0.0	0.0	**0.0**
Coast live oak woodland	16.1	446.7	148.0	**610.8**
Coyote brush scrub	0.0	2.2	0.0	**2.2**
Developed	8.75	0.0	0.0	**8.8**
Disturbed land	28.4	52.7	43.9	**125.0**
Mexican elderberry scrub	0.0	3.2	1.4	**4.6**
Giant Reed	5.6	0.0	0.0	**5.6**
Herbaceous wetland	182.2	0.0	0.0	**182.2**
Mesic Meadow	0.0	0.0	0.0	**0.0**
Mixed oak woodland	0.0	74.2	94.6	**168.8**
Mixed oak/grass	0.0	0.0	3.4	**3.4**
Mulefat scrub	15.0	14.1	20.1	**49.2**

8 The Conservation Area includes areas to be protected in perpetuity by a conservation easements, inclusive of the River Corridor SMA, High Country SMA, and Salt Creek Area.

Vegetation Community/Land Cover	River Corridor SMA (Acres)	High Country SMA (Acres)	Salt Creek (Acres)	Total Conservation Area[8] (Acres)
Purple needlegrass	0.0	0.56	0.0	**0.6**
River wash	201.1	33.3	7.4	**241.8**
Ruderal	0.0	0.0	0.0	**0.0**
Scalebroom scrub	0.0	0.0	0.0	**0.0**
Scrub oak chaparral	0.0	0.2	0.0	**0.2**
Southern cottonwood-willow riparian forests	318.5	0.9	0.0	**319.4**
Southern willow scrub	13.9	4.3	2.5	**20.7**
Southern coast live oak riparian forest	0.7	0.0	0.0	**0.7**
Tamarisk scrub	2.3	0.0	0.2	**2.5**
Undifferentiated chaparral scrub (and alliances and burned areas)	1.5	1368.2	124.7	**1494.4**
Valley oak woodland	0.0	47.8	23.9	**71.7**
Valley oak/grass	0.0	300.3	110.0	**410.3**
Total	**977.5**	**4,205.1**	**1,518.1**	**6700.7**

b. Previously Adopted Mitigation Measures

The County of Los Angeles adopted mitigation measures for potential impacts as part of the Newhall Ranch Specific Plan. These mitigation measures are found in the certified Newhall Ranch Specific Plan Program EIR and the adopted Mitigation Monitoring Plan for the Specific Plan (May 2003). The project applicant has committed to implementing these mitigation measures. **Table 4.4-9** identifies which of these previously adopted measures relate to addressing project-specific impacts.

(1) Mitigation Measures Required by the Adopted Newhall Ranch Specific Plan, as they Relate to the Landmark Village Project

The Los Angeles County Board of Supervisors adopted the following mitigation measures in connection with its approval of the Newhall Ranch Specific Plan (May 2003). Those mitigation measures applicable to the Landmark Village project will be implemented, as appropriate.

Mitigation measures are separated into three categories. The first includes an overview of those design features that are incorporated as part of the Specific Plan to reduce the biological impact potential. The second category includes specific mitigation measures incorporated as part of the Resource Management Plan. The last category includes additional mitigation measures recommended as part of the Newhall Ranch Specific Plan Program EIR. The specific mitigation measures in each of these categories are defined below.

(a) Specific Plan Mitigation Measures

The Specific Plan was designed to partially mitigate potential impacts to sensitive biological resources through avoidance in order to maximize the conservation of important biological features of the site. Specific elements of Specific Plan design that are intended to reduce impacts to plants, animals, and habitat would be implemented through adoption and approval of the Specific Plan.

The vegetation community types and associated plant and wildlife species which occur on the property have become an integral part of the overall Specific Plan design through the formulation of a conservation strategy that allows for the development of the site in a way that minimizes the effects to sensitive biological resources. In addition, this conservation strategy incorporates the design and management of important open areas in a way that conserves biological values. An important aspect of this approach was an analysis of the conservation value of habitats on the property, which used conservation principles and a GIS mapping methodology. An additional component of the conservation strategy was the consideration of the larger regional context in the conservation design of biological resources on the site. Newhall Ranch, which extends from the ridgeline of the Santa Susana Mountains

across the Santa Clara River to the uplands on the north, offers the potential for significant habitat contributions to a Santa Susana Mountains open area and a key segment of the Santa Clara River system, as well as regionally important connections between these habitat areas and across the river.

The biological resource conservation strategy developed for the Newhall Ranch property addresses the sequencing recommended by the resource agencies: avoidance, minimization, and mitigation for unavoidable impacts to key sensitive resources. The proposed large, open areas on the Newhall Ranch property avoid impacts to many of the highly sensitive special-status species present or potentially occurring on the site and their habitats. Further design, with respect to potential unavoidable impacts to biological resources, has minimized encroachments into key areas of the property, decreasing the overall impacts. Indirect impacts to biological resources are minimized through the dedication of large blocks of habitat that decreases the edge-area ratio, and thus, buffers the habitat from noise, lighting, and encroachment by domestic pets, non-native plants, and humans. The result of these design efforts has produced a biological resource conservation strategy that has focused conservation and mitigation efforts on the Newhall Ranch property into two Special Management Areas and their connection:

- The Santa Clara River Corridor (River Corridor SMA);
- The large block of relatively undisturbed habitats on higher elevations into the Santa Susana Mountains (High Country SMA); and
- The connection between these two areas along the Salt Creek drainage.

In this design, the Conceptual Grading Plan (Draft EIR, Figure 1.0-14) has been developed to allow for preservation of significant large areas of sensitive native plant communities associated with the natural drainage areas of the site, as well as maintaining major landforms. Large contiguous blocks of valuable habitat have been avoided and directly linked. The Specific Plan has focused on conserving the two key habitat resource areas into consolidated blocks (connected by the Salt Creek drainage), resulting in minimal interfaces with developed areas. The assembly of these three elements will facilitate their management as a single Special Management Area system within the Specific Plan Area, as well as allowing coordination and interface with other programs outside the boundary of Newhall Ranch. The transitions between development and the special management areas will be the focus of special design treatments to protect the integrity of the conserved areas. As indicated above, the "edges" of urban development areas have been minimized to reduce the indirect impact potential of the Specific Plan, and native and compatible species will be used for landscaping in these areas.

The open area system for Newhall Ranch includes the most important habitat areas of the Santa Clara River (River Corridor SMA) and the areas which have been least impacted by agricultural, oil, and natural gas production activities (High Country SMA). It also includes the largest, least fragmented

patches of each plant community type that remain on Newhall Ranch. In addition to consolidating the plant communities on the Ranch into two major interconnected blocks, the open areas include the largest remaining individual blocks of each of the important community types. Substantial proportions of each of the plant communities that occur on the Ranch will be conserved within the open area system. The incorporation of the river, the mountains, and connection provides for conservation of the entire range of terrain and vegetation types on Newhall Ranch.

By connecting the open areas into two major blocks with a major linkage, the land use plan for the Ranch provides for a minimum edge-to-area ratio within the Specific Plan area. The least accessible portion of the property, in terms of topography and presence of roads, is the High Country SMA. In addition, there is limited existing access to the river and to the Salt Creek corridor area. The topography along the High Country and river provide the opportunity to focus management activities to effectively limit access to the habitat in these key resource areas. Additional management practices are intended to restrict future access as the Specific Plan is implemented.

A critical component of the open area system within the Newhall Ranch property and in the region is the connection between the High Country and the River Corridor along Salt Creek. The corridor will provide continuity between the habitats and the wildlife populations within the property, as well as forming a permanent regional linkage between the Santa Clara River and the Santa Susana Mountains. Salt Creek is the most appropriate location for such a wildlife corridor connection because of several distinguishing characteristics. These include (1) provision of a direct link between the two major open areas; (2) less disturbance than any of the other potential connections; (3) it is bound through most of its length by open area on the north side and, therefore, will not be surrounded by development in the future; (4) it is the only drainage that would provide more than a discontinuous, narrow connection; (5) it includes both upland and riparian vegetation through most of the corridor; and (6) it is topographically isolated from areas of development on Newhall Ranch. Currently, a portion of the wildlife corridor is situated in Ventura County. Future land use decisions will be required to define the corridor's final configuration in areas that occur outside the County of Los Angeles.

(b) Specific Plan Resource Management Plan Mitigation

Approval of the Specific Plan and its associated Resource Management Plan (RMP) involved an amendment to the Los Angeles County zoning ordinance such that the provisions of the Specific Plan and RMP are binding. Specific measures to mitigate impacts to biological resources are incorporated as part of the RMP that is part of the Newhall Ranch Specific Plan. These measures are identified below: These measures are preceded by "SP," which stands for Specific Plan.

(c) Santa Clara River (River Corridor) SMA

Mitigation for impacts for the Specific Plan on riparian resources will include restoration of riparian habitat and may also include enhancement activities. In addition, a mitigation bank may be established, as discussed in this section. The general areas in which riparian mitigation activities may take place are shown on Exhibit 2.6-3, Candidate Riparian Restoration/Enhancement Areas, of the Specific Plan.

The mitigation of Specific Plan impacts through restoration of habitat and enhancement of existing habitat quality shall conform to the requirements set forth below:

Mitigation through Restoration

Habitat restoration as referred to in the Specific Plan means the revegetation of native plant communities on sites that have had the habitat removed due to past activities, such as agricultural or oil and natural gas operations.

Riparian resources along the Santa Clara River that are impacted by the Newhall Ranch Specific Plan will require restoration of similar habitat and values. Avoidance of impacts to riparian resources shall be the primary goal during the design of the individual development stages of the Specific Plan. Unavoidable impacts to riparian resources shall be minimized through Specific Plan design, and then mitigated by the implementation of a revegetation plan. The revegetation plan may be prepared as part of a California Department of Fish and Game 1603 Streambed Alteration Agreement or ACOE Section 404 Permit and shall include the following:

SP 4.6-1 The restoration mitigation areas located within the River Corridor SMA shall be in areas that have been disturbed by previous uses or activities. Mitigation shall be conducted only on sites where soils, hydrology, and microclimate conditions are suitable for riparian habitat. First priority will be given to those restorable areas that occur adjacent to existing patches (areas) of native habitat that support sensitive species, particularly Endangered or Threatened species. The goal is to increase habitat patch size and connectivity with other existing habitat patches while restoring habitat values that will benefit sensitive species.

SP 4.6-2 A qualified biologist shall prepare or review revegetation plans. The biologist shall also monitor the restoration effort from its inception through the establishment phase.

SP 4.6-3 Revegetation plans may be prepared as part of a California Department of Fish and Game 1603 Streambed Alteration Agreement and/or an U.S. Army Corps of Engineers Section 404 Permit, and shall include:

- Input from both the Project proponent and resource agencies to assure that the project objectives applicable to the River Corridor SMA and the criteria of this RMP are met.
- The identification of restoration/mitigation sites to be used. This effort shall involve an analysis of the suitability of potential sites to support the desired habitat, including a description of the existing conditions at the site(s) and such base line data information deemed necessary by the permitting agency.

SP 4.6-4 The revegetation effort shall involve an analysis of the site conditions such as soils and hydrology so that site preparation needs can be evaluated. The revegetation plan shall include the details and procedures required to prepare the restoration site for planting (i.e., grading, soil preparation, soil stockpiling, soil amendments, etc.), including the need for a supplemental irrigation system, if any.

SP 4.6-5 Restoration of riparian habitats within the River Corridor SMA shall use plant species native to the Santa Clara River. Cuttings or seeds of native plants shall be gathered within the River Corridor SMA or purchased from nurseries with local supplies to provide good genetic stock for the replacement habitats. Plant species used in the restoration of riparian habitat shall be listed on the approved project plant palette (Specific Plan Table 2.6-1, Recommended Plant Species for Habitat Restoration in the River Corridor SMA) or as approved by the permitting state and federal agencies.

SP 4.6-6 The final revegetation plan shall include notes that outline the methods and procedures for the installation of the plant materials. Plant protection measures identified by the project biologist shall be incorporated into the planting design/layout.

SP 4.6-7 The revegetation plan shall include guidelines for the maintenance of the mitigation site during the establishment phase of the plantings. The maintenance program shall contain guidelines for the control of non-native plant species, the maintenance of the irrigation system, and the replacement of plant species.

SP 4.6-8 The revegetation plan shall provide for monitoring to evaluate the growth of the developing habitat. Specific performance goals for the restored habitat shall be defined by qualitative and quantitative characteristics of similar habitats on the river (e.g., density, cover, species composition, structural development). The monitoring effort shall include an evaluation of not

only the plant material installed, but the use of the site by wildlife. The length of the monitoring period shall be determined by the permitting state and/or federal agency.

SP 4.6-9 Monitoring reports for the mitigation site shall be reviewed by the permitting state and/or federal agency.

SP 4.6-10 Contingency plans and appropriate remedial measures shall also be outlined in the revegetation plan.

Mitigation through Enhancement

SP 4.6-11 Habitat enhancement as referred to in this document means the rehabilitation of areas of native habitat that have been moderately disturbed by past activities (e.g., grazing, roads, oil and natural gas operations, etc.) or have been invaded by non-native plant species such as giant cane (*Arundo donax*) and tamarisk (*Tamarix* sp.).

SP 4.6-12 Removal of grazing is an important means of enhancement of habitat values. Without ongoing disturbance from cattle, many riparian areas will recover naturally. Grazing except as permitted as a long-term resource management activity will be removed from the River Corridor SMA pursuant to the Long-Term Management Plan set forth in Section 4.6 of the Specific Plan EIR.

SP 4.6-13 To provide guidelines for the installation of supplemental plantings of native species within enhancement areas, a revegetation plan shall be prepared prior to implementation of mitigation (see guidelines for revegetation plans above). These supplemental plantings will be composed of plant species similar to those growing in the existing habitat patch (see Specific Plan Table 2.6-1).

SP 4.6-14 Not all enhancement areas will necessarily require supplemental plantings of native species. Some areas may support conditions conducive for rapid "natural" reestablishment of native species. The revegetation plan may incorporate means of enhancement to areas of compacted soils, poor soil fertility, trash or flood debris, and roads as a way of enhancing riparian habitat values.

SP 4.6-15 Removal of non-native species such as giant cane (*Arundo donax*), salt cedar or tamarisk (*Tamarix* sp.), tree tobacco (*Nicotiana glauca*), castor bean (*Ricans communis*), if included in a revegetation plan to mitigate impacts, shall be subject to the following standards:

- First priority shall be given to those habitat patches that support or have a high potential for supporting sensitive species, particularly Endangered or Threatened species.
- All non-native species removals shall be conducted according to a resource agency approved exotics removal program.
- Removal of non-native species in patches of native habitat shall be conducted in such a way as to minimize impacts to the existing native riparian plant species.

Mitigation Banking

SP 4.6-16 Mitigation banking activities for riparian habitats will be subject to state and federal regulations and permits. Mitigation banking for oak resources shall be conducted pursuant to the Oak Resources Replacement Program. Mitigation banking for elderberry scrub shall be subject to approval of plans by the County Forester.

Management Requirements

Recreation and Access

The quality of the habitat values that are conserved in the River Corridor SMA will benefit from the control of access to riparian areas. Guidelines for the control of access to the River Corridor SMA include the following:

SP 4.6-17 Access to the River Corridor SMA for hiking and biking shall be limited to the river trail system (including the Regional River Trail and various Local Trails) as set forth in this Specific Plan.

- The River trail system shall be designed to avoid impacts to existing native riparian habitat, especially habitat areas known to support sensitive species. Where impacts to riparian habitat are unavoidable, disturbance shall be minimized and mitigated as outlined above under Mitigation Measures 4.6-1 through 4.6-8.
- Access to the River Corridor SMA will be limited to day time use of the designated trail system.
- Signs indicating that no pets of any kind will be allowed within the River Corridor SMA, with the exception that equestrian use is permitted on established trails, shall be posted along the River Corridor SMA.
- No hunting, fishing, or motor or off-trail bike riding shall be permitted.
- The trail system shall be designed and constructed to minimize impacts on native habitats.

Transition Areas

SP 4.6-18 Where development lies adjacent to the boundary of the River Corridor SMA a transition area shall be designed to lessen the impact of the development on the conserved area. Transition areas may be comprised of Open Area, natural or revegetated manufactured slopes, other planted areas, bank areas, and trails. Exhibits 2.6-4, 2.6-5, and 2.6-6 indicate the relationship between the River Corridor SMA and the development (disturbed) areas of the Specific Plan. The SMAs and the Open Area as well as the undisturbed portions of the development areas are shown in green. As indicated on the exhibits, on the south side of the river the River Corridor SMA is separated from development by the river bluffs, except in one location. The Regional River Trail will serve as transition area on the north side of the river where development areas adjoin the River Corridor SMA (excluding Travel Village).

SP 4.6-19 The following are the standards for design of transition areas:

- In all locations where there is no steep grade separation between the River Corridor SMA and development, a trail shall be provided along this edge.
- Native riparian plants shall be incorporated into the landscaping of the transition areas between the River Corridor SMA and adjacent development areas where feasible for their long-term survival. Plants used in these areas shall be those listed on the approved plant palette (Specific Plan Table 2.6-2 of the Resource Management Plan [Recommended Plants for Transition Areas Adjacent to the River Corridor SMA]).
- Roads and bridges that cross the River Corridor SMA shall have adequate barriers at their perimeters to discourage access to the River Corridor SMA adjacent to the structures.
- Where bank stabilization is required to protect development areas, it shall be composed of ungrouted rock, or buried bank stabilization as described in Section 2.5.2.a, except at bridge crossings and other locations where public health and safety requirements necessitate concrete or other bank protection.
- A minimum 100-foot-wide buffer adjacent to the Santa Clara River should be required between the top river side of bank stabilization and development within the Land Use Designations Residential Low Medium, Residential Medium, Mixed-Use and Business Park unless, through Planning Director review in consultation with the staff biologist, it is determined that a lesser buffer would adequately protect the riparian resources within the River Corridor, or that a 100-foot-wide buffer is infeasible for physical infrastructure planning. The buffer area may be used for public infrastructure, such as: flood control access; sewer, water, and utility easements; abutments; trails and parks, subject to findings of consistency with the Specific Plan and applicable County policies.

SP 4.6-20 The following guidelines shall be followed during any grading activities that take place within the River Corridor SMA:

- Grading perimeters shall be clearly marked and inspected by the project biologist prior to grading occurring within or immediately adjacent to the River Corridor SMA.
- The project biologist shall work with the grading contractor to avoid inadvertent impacts to riparian resources.

(d) Grading Activities Long-Term Management Plan

SP 4.6-21 Upon final approval of the Newhall Ranch Specific Plan, the Special Management Area designation for the River Corridor SMA shall become effective. The permitted uses and development standards for the SMA are governed by the Development Regulations, Chapter 3 of the Specific Plan.

SP 4.6-22 Upon completion of development of all land uses, utilities, roads, flood control improvements, bridges, trails, and other improvements necessary for implementation of the Specific Plan within the River Corridor in each subdivision allowing construction within or adjacent to the River Corridor, a permanent, non-revocable *conservation and public access easement* shall be offered to the County of Los Angeles pursuant to Mitigation Measure 4.6-23, below, over the portion of the River Corridor SMA within that subdivision.

SP 4.6-23 The River Corridor SMA *Conservation and Public Access Easement* shall be offered to the County of Los Angeles prior to the transfer of the River Corridor SMA ownership, or portion thereof to the management entity described in Mitigation Measure 4.6-26, below.

SP 4.6-24 The River Corridor SMA *Conservation and Public Access Easement* shall prohibit grazing, except as a long-term resource management activity, and agriculture within the River Corridor and shall restrict recreation use to the established trail system.

Agricultural land uses and grazing for purposes other than long-term resource management activities within the River Corridor shall be extended in the event of the filing of any legal action against Los Angeles County challenging final approval of the Newhall Ranch Specific Plan and any related project approvals or certification of the Final EIR for Newhall Ranch. Agricultural land uses and grazing for purposes other than long-term resource management activities within the River Corridor shall be extended by the time period between the filing of any such legal action and the entry of a final judgment by a court with appropriate jurisdiction, after exhausting all rights of appeal, or execution of a final settlement agreement between all parties to the legal action, whichever occurs first.

SP 4.6-25 The River Corridor SMA conservation and public access easement shall be consistent in its provisions with any other conservation easements to state or federal resource agencies which may have been granted as part of mitigation or mitigation banking activities.

SP 4.6-26 Prior to the recordation of the River Corridor SMA *Conservation and Public Access Easement* as specified in Mitigation Measure 4.6-23, above, the land owner shall provide a plan to the County for the permanent ownership and management of the River Corridor SMA, including any necessary financing. This plan shall include the transfer of ownership of the River Corridor SMA to the Center for Natural Lands Management, or if the Center for Natural Lands Management is declared bankrupt or dissolved, ownership will transfer or revert to a *joint powers authority* consisting of Los Angeles County (4 members), the City of Santa Clarita (2 members), and the Santa Monica Mountains Conservancy (2 members).

(e) High Country Special Management Area (SMA)

SP 4.6-26a Two types of habitat restoration may occur in the High Country SMA: (1) riparian revegetation activities principally in Salt Creek Canyon; and (2) oak tree replacement in, or adjacent to, existing oak woodlands and savannahs.

- Mitigation requirements for riparian revegetation activities within the High Country SMA are the same as those for the River Corridor SMA and are set forth in Mitigation Measures 4.6-1 through 4.6-11 and 4.6-13 through 4.6-16, above.
- Mitigation requirements for oak tree replacement are set forth in Mitigation Measure 4.6-48, below.

Mitigation Requirements

Mitigation activities that may occur in the High Country SMA, either for impacts associated with the construction of Estate lots, trails, or access roads, or for impacts identified during the subdivision process in other portions of the Specific Plan Area, include restoration of habitat and enhancement to existing habitat (see discussion below). Mitigation banking may be established as provided below. In addition, Salt Creek Canyon is a high priority area for riparian mitigation.

Mitigation through Restoration

Two types of habitat restoration may occur in the High Country SMA: (1) riparian revegetation activities principally in Salt Creek Canyon; and (2) oak resource replacement in, or adjacent to, existing oak woodlands and savannas.

Mitigation requirements for riparian revegetation activities within the High Country SMA are the same as those for the River Corridor SMA and are set forth above.

Mitigation requirements for oak resource replacement are set forth in Specific Plan Section 2.6, paragraph 3b of the Oak Tree Replacement Program of the Resource Management Program.

Enhancement of Habitat

SP 4.6-27 Removal of grazing from the High Country SMA except for those grazing activities associated with long-term resource management programs, is a principal means of enhancing habitat values in the creeks, brushland, and woodland areas of the SMA. The removal of grazing in the High Country SMA is discussed below under (b)4 Long Term Management. All enhancement activities for riparian habitat within the High Country SMA shall be governed by the same provisions as set forth for enhancement in the River Corridor SMA. Specific Plan Table 2.6-3 of the Resource Management Plan provides a list of appropriate plant species for use in enhancement areas in the High Country SMA.

Mitigation Banking

SP 4.6-28 Mitigation banking activities for riparian habitats will be subject to state and federal regulations and permits. Mitigation banking for oak resources, shall be conducted pursuant to the Oak Resource Replacement Program. Mitigation banking for elderberry scrub shall be subject to approval of plans by the County Forester. *(This measure is not applicable to the Landmark Village project because the measure addresses management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

Management Requirements

Recreation and Access

The recreation opportunities presented by the High Country SMA are a major benefit of the SMA. However, recreational needs must be balanced with the preservation of the habitat values, which are conserved in the SMA. Recreation and access will be governed by the following standards:

SP 4.6-29 Access to the High Country SMA will be limited to day time use of the designated trail system. *(This measure is not applicable to the Landmark Village project because the measure addresses access and management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

SP 4.6-30 No pets of any kind will be allowed within the High Country SMA, with the exception that equestrian use is permitted on established trails. *(This measure is not applicable to the Landmark Village project because the measure addresses access and management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

SP 4.6-31 No hunting, fishing, or motor or trail bike riding shall be permitted. *(This measure is not applicable to the Landmark Village project because the measure addresses access and management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

SP 4.6-32 The trail system shall be designed and constructed to minimize impacts on native habitats. *(This measure is not applicable to the Landmark Village project because the measure addresses management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

Transition/Fuel Modification Areas

Development areas are generally separated from the High Country SMA by steep slopes. Specific Plan Exhibit 2.6-7 of the Resource Management Program, Salt Creek Wildlife Corridor Land Use Perspective, illustrates that development adjacent to the Salt Creek Wildlife Corridor is significantly separated vertically from the corridor.

SP 4.6-33 Construction of buildings and other structures (such as patios, decks, etc.) shall only be permitted upon developed pads within Planning Areas OV-04, OV-10, PV-02, and PV-28 and shall not be permitted on southerly slopes facing the High Country SMA (Planning Area HC-01) or in the area between the original SEA 20 boundary and the High Country boundary. If disturbed by grading, all southerly facing slopes which adjoin the High Country SMA within those Planning Areas shall have the disturbed areas revegetated with compatible trees, shrubs, and herbs from the list of plant species for south and west facing slopes as shown in Table 2.6-3, Recommended Plant Species For Use In Enhancement Areas In The High Country.

Transition from the development edge to the natural area shall also be controlled by the standards of wildfire fuel modification zones as set forth in Mitigation Measure 4.6-49. Within fuel modification areas, trees and herbs from Table 2.6-3 of the Resource Management Plan should be planted toward the top of slopes; and trees at lesser densities and shrubs planted on lower slopes. *(This measure is not applicable to the Landmark Village project because the measure addresses access and management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

Grading Activities

SP 4.6-34 Grading perimeters shall be clearly marked and inspected by the project biologist prior to impacts occurring within or adjacent to the High Country SMA.

SP 4.6-35 The project biologist shall work with the grading contractor to avoid inadvertent impacts to biological resources outside of the grading area.

Long-Term Management

SP 4.6-36 Upon final approval of the Newhall Ranch Specific Plan, the Special Management Area designation for the High Country SMA shall become effective. The permitted uses and development standards for the SMA are governed by the Development Regulations, Chapter 3. *(This measure is not applicable to the Landmark Village project because the measure addresses access and management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

SP 4.6-37 The High Country SMA shall be offered for dedication in three approximately equal phases of approximately 1,400 acres each proceeding from north to south, as follows:

1. The first offer of dedication will take place with the issuance of the 2,000th residential building permit of Newhall Ranch;

2. The second offer of dedication will take place with the issuance of the 6,000th residential building permit of Newhall Ranch; and

3. The remaining offer of dedication will be completed by the 11,000th residential building permit of Newhall Ranch.

4. The Specific Plan applicant shall provide a quarterly report to the Departments of Public Works and Regional Planning which indicates the number of residential building permits issued in the Specific Plan area by subdivision map number.

SP 4.6-38 Prior to dedication of the High Country SMA, a *conservation and public access easement* shall be offered to the County of Los Angeles and a conservation and management easement offered to the Center for Natural Lands Management. The High Country SMA *Conservation and Public Access Easement* shall be consistent in its provisions with any other *conservation easement*s to state or federal resource agencies which may have been granted as part of mitigation or mitigation banking activities.

SP 4.6-39 The High Country SMA conservation and public access easement shall prohibit grazing within the High Country, except for those grazing activities associated with the long-term resource management programs, and shall restrict recreation to the established trail system.

SP 4.6-40 The High Country SMA conservation and public access easement shall be consistent in its provisions with any other conservation easements to state or federal resource agencies which may have been granted as part of mitigation or mitigation banking activities.

SP 4.6-41 The High Country SMA shall be offered for dedication in fee to a *joint powers authority* consisting of Los Angeles County (4 members), the City of Santa Clarita (2 members), and the Santa Monica Mountains Conservancy (2 members). The *joint powers authority* will have overall responsibility for recreation within and conservation of the High Country.

SP 4.6-42 An appropriate type of service or assessment district shall be formed under the authority of the Los Angeles County Board of Supervisors for the collection of up to $24 per single family detached dwelling unit per year and $15 per single family attached dwelling unit per year, excluding any units designated as Low and Very Low affordable housing units pursuant to Section 3.10, Affordable Housing Program of the Specific Plan. This revenue would be assessed to the homeowner beginning with the occupancy of each dwelling unit and distributed to the *joint powers authority* for the purposes of recreation, maintenance, construction, conservation and related activities within the *High Country Special Management Area*.

(f) Open Area Mitigation Requirements

SP 4.6-43 Suitable portions of *Open Area* may be used for mitigation of riparian, *oak resources*, or elderberry scrub. Mitigation activities within *Open Area* shall be subject to the following requirements, as applicable.

- River Corridor SMA Mitigation Requirements, including: Mitigation Measures 4.6-1 through 4.6-11 and 4.6-13 through 4.6-16; and
- High Country SMA Mitigation Requirements, including: Mitigation Measures 4.6-27, 4.6-29 through 4.6-42, and
- Mitigation Banking — Mitigation Measure 4.6-16.

Management Requirements

SP 4.6-44 Drainages with flows greater than 2,000 cfs will have soft bottoms. Bank protection will be of ungrouted rock, or buried bank stabilization as described in Section 2.5.2.a, except at bridge crossings and other areas where public health and safety considerations require concrete or

other stabilization. *(This measure is not applicable to the Landmark Village project because the measure addresses management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

SP 4.6-45 The precise alignments and widths of major drainages will be established through the preparation of drainage studies to be approved by the County at the time of subdivision maps which permit construction. *(This measure is not applicable to the Landmark Village project because the measure addresses management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

SP 4.6-46 While Open Area is generally intended to remain in a natural state, some grading may take place, especially for parks, major drainages, trails, and roadways. Trails are also planned to be within Open Area. *(This measure is not applicable to the Landmark Village project because the measure addresses management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

SP 4.6-47 At the time that final subdivision maps permitting construction are recorded, the *Open Area* within the map will be offered for dedication to the Center for Natural Lands Management. Community Parks within *Open Area* are intended to be public parks. Prior to the offer of dedication of *Open Area* to the Center for Natural Lands Management, all necessary *conservation and public access easements*, as well as easements for infrastructure shall be offered to the County. *(This measure is not applicable to the Landmark Village project because the measure addresses access and management activities in the High Country SMA, which is located outside the boundaries of the proposed Landmark Village project.)*

Mitigation Banking

SP 4.6-47a Mitigation Banking will be permitted within the River Corridor SMA, the High Country SMA, and the *Open Area land use designations*, subject to the following requirements:

- Mitigation banking activities for riparian habitats will be subject to state and federal regulations, and shall be conducted pursuant to the mitigation requirements set forth in Mitigation Measure 4.6-1 through 4.6-15 above.
- Mitigation banking for oak resources shall be conducted pursuant to 4.6-48, below.
- Mitigation banking for elderberry scrub shall be subject to approval of plans by the County Forester.

Oak Resources Replacement Program

SP 4.6-48 Standards for the restoration and enhancement of oak resources within the High Country SMA and the Open Area include the following (oak resources include oak trees of the sizes regulated under the County Oak Tree Ordinance, southern California black walnut trees, and mainland cherry trees/shrubs):

- To mitigate the impacts to oak resources that may be removed as development occurs in the Specific Plan Area, replacement trees shall be planted in conformance with the oak tree ordinance in effect at that time.
- Oak resource species obtained from the local gene pool shall be used in restoration or enhancement.
- Prior to recordation of construction-level final subdivision maps, an oak resource replacement plan shall be prepared that provides the guidelines for the oak tree planting and/or replanting. The Plan shall be reviewed by the Los Angeles Department of Regional Planning and the County Forester and shall include the following: site selection and preparation, selection of proper species including sizes and planting densities, protection from herbivores, site maintenance, performance standards, remedial actions, and a monitoring program.
- All plans and specifications shall follow County oak tree guidelines, as specified in the County Oak Tree Ordinance.

(g) Wildfire Fuel Modification

The Specific Plan Area is within the extreme and moderate fire hazard zones as identified in the County of Los Angeles General Plan. The moderate fire hazard zone extends to those areas of Newhall Ranch where native brush can be found growing in its natural state. This is most common in the hillside areas. The extreme fire hazard zone includes high brush and woodlands, and all steep slopes regardless of vegetation (refer to Section 4.14, Fire Protection Services, for a detailed description of on-site fire zones).

Development of Newhall Ranch will reduce the amount of native flammable vegetation present within the Specific Plan Area. Fire fighting capabilities will be provided by two fire stations on the Specific Plan site (see Figure 1.0-3, Land Use Plan), other nearby stations, and a system of improved roads and an urban water system with fire flows as required by the County Fire Department. Existing and proposed off-site fire facilities will also serve the Specific Plan Area.

Property damage and public safety risks associated with wildfire are greatest where homes and other structures will be located adjacent to large open areas dominated by native vegetation. This condition will occur primarily in the southern portion of the Specific Plan site and where portions of the development area in the northwest section of Riverwood Village abut large natural open areas.

Access is currently provided to the Los Angeles County Fire Department for fire prevention control of the Specific Plan Area. Access will continue to be provided as the Specific Plan is implemented.

Fuel modification mitigation includes:

SP 4.6-49 To minimize the potential exposure of the development areas, Open Area, and the SMAs to fire hazards, the Specific Plan is subject to the requirements of the Los Angeles County Fire Protection District (LACFPD), which provides fire protection for the area. At the time of final subdivision maps permitting construction in development areas that are adjacent to Open Area and the High Country SMA, a wildfire fuel modification plan shall be prepared in accordance with the fuel modification ordinance standards in effect at that time and shall be submitted for approval to the County Fire Department.

SP 4.6-50 The wildfire fuel modification plan shall depict a fuel modification zone the size of which shall be consistent with the County fuel modification ordinance requirements. Within the zone, tree pruning, removal of dead plant material and weed and grass cutting shall take place as required by the fuel modification ordinance.

SP 4.6-51 In order to enhance the habitat value of plant communities that require fuel modification, fire retardant plant species containing habitat value may be planted within the fuel modification zone. Typical plant species suitable for Fuel Modification Zones are indicated in Specific Plan Table 2.6-5 of the Resource Management Plan. Fuel modification zones adjacent to SMAs and Open Areas containing habitat of high value such as oak woodland and savannas shall utilize a more restrictive plant list, which shall be reviewed by the County Forester.

SP 4.6-52 The wildfire fuel modification plan shall include the following construction period requirements: (a) a fire watch during welding operations; (b) spark arresters on all equipment or vehicles operating in a high fire hazard area; (c) designated smoking and non-smoking areas; and (d) water availability pursuant to the County Fire Department requirements.

(h) EIR Mitigation Measures

To further reduce impacts to biological resources that would result from Specific Plan implementation the following mitigation measures are proposed:

SP 4.6-53 If, at the time any subdivision map proposing construction is submitted, the County determines through an Initial Study, or otherwise, that there may be Rare, Threatened or Endangered, plant or animal species on the property to be subdivided, then, in addition to the prior surveys

conducted on the Specific Plan site to define the presence or absence of sensitive habitat and associated species, current, updated site-specific surveys for all such animal or plant species shall be conducted in accordance with the consultation requirements set forth in Mitigation Measure 4.6-59 within those areas of the Specific Plan where such animal or plant species occur or are likely to occur.

The site-specific surveys shall include the unarmored threespine stickleback, the arroyo toad, the southwestern pond turtle, the California red-legged frog, the southwestern willow flycatcher, the least Bell's vireo, the San Fernando Valley spineflower and any other Rare, Sensitive, Threatened, or Endangered plant or animal species occurring, or likely to occur, on the property to be subdivided. All site-specific surveys shall be conducted during appropriate seasons by qualified botanists or qualified wildlife biologists in a manner that will locate any Rare, Sensitive, Threatened, or Endangered animal or plant species that may be present. To the extent there are applicable protocols published by either the United States Fish and Wildlife Service or the California Department of Fish and Game, all such protocols shall be followed in preparing the updated site-specific surveys.

All site-specific survey work shall be documented in a separate report containing at least the following information: (a) project description, including a detailed map of the project location and study area; (b) a description of the biological setting, including references to the nomenclature used and updated vegetation mapping; (c) detailed description of survey methodologies; (d) dates of field surveys and total person-hours spent on the field surveys; (e) results of field surveys, including detailed maps and location data; (f) an assessment of potential impacts; (g) discussion of the significance of the Rare, Threatened or Endangered animal or plant populations found in the project area, with consideration given to nearby populations and species distribution; (h) mitigation measures, including avoiding impacts altogether, minimizing or reducing impacts, rectifying or reducing impacts through habitat restoration, replacement or enhancement, or compensating for impacts by replacing or providing substitute resources or environments, consistent with CEQA (*CEQA Guidelines* Section 15370); (i) references cited and persons contacted; and (j) other pertinent information, which is designed to disclose impacts and mitigate for such impacts."

SP 4.6-54 Prior to development within or disturbance to occupied unarmored threespine stickleback habitat, a formal consultation with the USFWS shall occur.

SP 4.6-55 Prior to development or disturbance within wetlands or other sensitive habitats, permits shall be obtained from pertinent federal and state agencies and the Specific Plan shall conform to the

specific provisions of said permits. Performance criteria shall include that described in Mitigation Measures 4.6-1 through 4.6-16 and 4.6-42 through 4.6-47 for wetlands, and Mitigation Measures 4.6-27, 4.6-28, and 4.6-42 through 4.6-48 for other sensitive habitats.

SP 4.6-56 All lighting along the perimeter of natural areas shall be downcast luminaries with light patterns directed away from natural areas.

SP 4.6-57 Where bridge construction is proposed and water flow would be diverted, blocking nets and seines shall be used to control and remove fish from the area of activity. All fish captured during this operation would be stored in tubs and returned unharmed back to the river after construction activities were complete.

SP 4.6-58 To limit impacts to water quality the Specific Plan shall conform with all provisions of required NPDES permits and water quality permits that would be required by the State of California Regional Water Quality Control Board.

SP 4.6-59 Consultation shall occur with the County of Los Angeles ("County") and California Department of Fish and Game ("CDFG") at each of the following milestones:

1. Before Surveys. Prior to conducting sensitive plant or animal surveys at the Newhall Ranch subdivision map level, the applicant, or its designee, shall consult with the County and CDFG for purposes of establishing and/or confirming the appropriate survey methodology to be used.

2. After Surveys. After completion of sensitive plant or animal surveys at the subdivision map level, draft survey results shall be made available to the County and CDFG within sixty (60) calendar days after completion of the field survey work.

3. Subdivision Map Submittal. Within thirty (30) calendar days after the applicant, or its designee, submits its application to the County for processing of a subdivision map in the Mesas Village or Riverwood Village, a copy of the submittal shall be provided to CDFG. In addition, the applicant, or its designee, shall schedule a consultation meeting with the County and CDFG for purposes of obtaining comments and input on the proposed subdivision map submittal. The consultation meeting shall take place at least thirty (30) days prior to the submittal of the proposed subdivision map to the County.

4. Development/Disturbance and Further Mitigation. Prior to any development within, or disturbance to, habitat occupied by Rare, Threatened, or Endangered plant or animal species, or to any portion of the Spineflower Mitigation Area Overlay, as defined below, all required permits shall be obtained from both USFWS and CDFG, as applicable. It is further anticipated that the federal and state permits will impose conditions and mitigation measures required by federal and state law that are beyond those identified in the Newhall Ranch Final EIR (March 1999), the Newhall Ranch DAA (April 2001) and the Newhall Ranch Revised DAA (2002). It is also anticipated that conditions and

mitigation measures required by federal and state law for project-related impacts on Endangered, Rare or Threatened species and their habitat will likely require changes and revisions to Specific Plan development footprints, roadway alignments, and the limits, patterns, and techniques associated with project-specific grading at the subdivision map level.

SP 4.6-60 If at the time subdivisions permitting construction are processed, the County determines through an Initial Study that there may be elderberry scrub vegetation on the property being subdivided, then a site-specific survey shall be conducted to define the presence or absence of such habitat and any necessary mitigation measures shall be determined and applied. *(This measure is not applicable to Landmark Village because the project impact to elderberry scrub is addressed by project specific* ***Mitigation Measure LV 4.4-1****.)*

SP 4.6-61 If at the time subdivisions permitting construction are processed, the County determines through an Initial Study that there may be mainland cherry trees and/or mainland cherry shrubs on the property being subdivided, then a site-specific survey shall be conducted to define the presence or absence of such habitat and any necessary mitigation measures shall be determined and applied. *(This measure is not applicable to Landmark Village because the project would not impact cherry trees.")*

SP 4.6-62 When a map revision or Substantial Conformance determination on any subdivision map or Conditional Use Permit would result in changes to an approved oak tree permit, then the oak tree report for that oak tree permit must be amended for the area of change, and the addendum must be approved by the County Forester prior to issuance of grading permits for the area of the map or CUP being changed. *(This measure is not applicable to the Landmark Village project because the project does not propose any change to an existing oak tree permit.)*

SP 4.6-63 Riparian resources that are impacted by buildout of the Newhall Ranch Specific Plan shall be restored with similar habitat at the rate of 1 acre replaced for each acre lost. *(This measure has been addressed by project-specific* ***Mitigation Measure LV 4.4-1****.)*

SP 4.6-64 The operator of the golf course shall prepare a Golf Course Maintenance Plan which shall include procedures to control storm water quality and ground water quality as a result of golf course maintenance practices, including irrigation, fertilizer, pesticide and herbicide use. This Plan shall be prepared in coordination with the County biologist and approved by the County Planning Director prior to the issuance of a Certificate of Occupancy. *(This measure is not applicable to the Landmark Village project because the project does not include construction and operation of a golf course.)*

(i) Spineflower Special Study Mitigation Overlay

SP 4.6-65 In order to facilitate the conservation of the spineflower on the Newhall Ranch Specific Plan site, the applicant, or its designee, shall, concurrent with Specific Plan approval, agree to the identified special study areas shown in Figure 2.6-8, Spineflower Mitigation Area Overlay. The applicant, or its designee, further acknowledges that, within and around the Spineflower Mitigation Area Overlay (Figure 2.6-8), changes will likely occur to Specific Plan development footprints, roadway alignments, and the limits, patterns and techniques associated with project-specific grading at the subdivision map level. The applicant, or its designee, shall design subdivision maps that are responsive to the characteristics of the spineflower and all other Endangered plant species that may be found on the Specific Plan site. *(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Spineflower Preserves

SP 4.6-66 Direct impacts to known spineflower populations within the Newhall Ranch Specific Plan area shall be avoided or minimized through the establishment of one or more on-site preserves that are configured to ensure the continued existence of the species in perpetuity. Preserve(s) shall be delineated in consultation with the County and CDFG, and will likely require changes and revisions to Specific Plan development footprints for lands within and around the Spineflower Mitigation Area Overlay (Figure 2.6-8).

Delineation of the boundaries of Newhall Ranch spineflower preserve(s) for the entire Specific Plan area shall be completed in conjunction with approval of the first Newhall Ranch subdivision map filed in either the Mesas Village, or that portion of Riverwood Village in which the San Martinez spineflower population occurs.

A sufficient number of known spineflower populations shall be included within the Newhall Ranch spineflower preserve(s) in order to ensure the continued existence of the species in perpetuity. The conservation of known spineflower populations shall be established in consultation with the County and CDFG, and as consistent with standards governing issuance of an incidental take permit for spineflower pursuant to Fish and Game Code Section 2081, subdivision (b).

In addition to conservation of known populations, spineflower shall be introduced in appropriate habitat and soils in the Newhall Ranch preserve(s). The creation of introduced populations shall require seed collection and/or top soil at impacted spineflower locations and

nursery propagation to increase seed and sowing of seed. The seed collection activities, and the maintenance of the bulk seed repository, shall be approved in advance by the County and CDFG.

Once the boundaries of the Newhall Ranch spineflower preserve(s) are delineated, the project applicant, or its designee, shall be responsible for conducting a spineflower population census within the Newhall Ranch spineflower preserve(s) annually for 10 years. (These census surveys shall be in addition to the surveys required by Mitigation Measure 4.6-53, above.) The yearly spineflower population census documentation shall be submitted to the County and CDFG, and maintained by the project applicant, or its designee. If there are any persistent population declines documented in the annual population census reports, the project applicant, or its designee, shall be responsible for conducting an assessment of the ecological factor(s) that are likely responsible for the decline, and implement management activity or activities to address these factors where feasible. In no event, however, shall project-related activities jeopardize the continued existence of the Newhall Ranch spineflower populations. If a persistent population decline is documented, such as a trend in steady population decline that persists for a period of 5 consecutive years, or a substantial drop in population is detected over a 10-year period, spineflower may be introduced in consultation with CDFG in appropriate habitat and soils in the Newhall Ranch preserve(s), utilizing the bulk spineflower seed repository, together with other required management activity or activities. These activities shall be undertaken by a qualified botanist/biologist, subject to approval by the County and CDFG. The project applicant, or its designee, shall be responsible for the funding and implementation of the necessary management activity or activities, including monitoring, as approved by the County and CDFG.

Annual viability reports shall be submitted to the County and CDFG for 10 years following delineation of the Newhall Ranch spineflower preserve(s) to ensure long-term documentation of the spineflower population status within the Newhall Ranch preserve(s). In the event annual status reports indicate the spineflower population within the Newhall Ranch preserve(s) is not stable and viable 10 years following delineation of the spineflower preserve(s), the project applicant, or its designee, shall continue to submit annual status reports to the County and CDFG for a period of no less than an additional 5 years. *(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Connectivity, Reserve Design, and Buffers

SP 4.6-67 Indirect impacts associated with the interface between the preserved spineflower populations and planned development within the Newhall Ranch Specific Plan shall be avoided or minimized by establishing open space connections with Open Area, River Corridor, or High Country land use designations. In addition, buffers (i.e., setbacks from developed, landscaped or other use areas) shall be established around portions of the delineated preserve(s) not connected to Open Area, the River Corridor or the High Country land use designations. The open space connections and buffer configurations shall take into account local hydrology, soils, existing and proposed adjacent land uses, the presence of non-native invasive plant species, and seed dispersal vectors.

Open space connections shall be configured such that the spineflower preserves are connected to Open Area, River Corridor, or High Country land use designations to the extent practicable. Open space connections shall be of adequate size and configuration to achieve a moderate to high likelihood of effectiveness in avoiding or minimizing indirect impacts (e.g., invasive plants, increased fire frequency, trampling, chemicals, etc.) to the spineflower preserve(s). Open space connections for the spineflower preserve(s) shall be configured in consultation with the County and CDFG. Open space connections for the spineflower preserve(s) shall be established for the entire Specific Plan area in conjunction with approval of the first Newhall Ranch subdivision map filed in either the Mesa Village, or that portion of the Riverwood Village in which the San Martinez spineflower location occurs.

For preserves and/or those portions of preserves not connected to Open Area, River Corridor, or High Country land use designations, buffers shall be established at variable distances of between 80 and 200 feet from the edge of development to achieve a moderate to high likelihood of effectiveness in avoiding or minimizing indirect impacts (e.g., invasive plants, increased fire frequency, trampling, chemicals, etc.) to the spineflower preserve(s). The buffer size/configuration shall be guided by the analysis set forth in the "*Review of Potential Edge Effects on the San Fernando Valley Spineflower*," prepared by Conservation Biology Institute, January 19, 2000, and other sources of scientific information and analysis, which are available at the time the preserve(s) and buffers are established. Buffers for the spineflower preserve(s) shall be configured in consultation with the County and CDFG for the entire Specific Plan area. Buffers for the spineflower preserve(s) shall be established in conjunction with approval of the first Newhall Ranch subdivision map filed in either the Mesa Village, or that portion of the Riverwood Village in which the San Martinez spineflower location occurs.

Roadways and road rights-of-way shall not be constructed in any spineflower preserve(s) and buffer locations on Newhall Ranch unless constructing the road(s) in such location is found to be the environmentally superior alternative in subsequently required tiered EIRs in connection with the Newhall Ranch subdivision map(s) process. No other development or disturbance of native habitat shall be allowed within the spineflower preserve(s) or buffer(s).

The project applicant, or its designee, shall be responsible for revegetating open space connections and buffer areas of the Newhall Ranch spineflower preserve(s) to mitigate temporary impacts due to grading that will occur within portions of those open space connections and buffer areas. The impacted areas shall be reseeded with a native seed mix to prevent erosion, reduce the potential for invasive non-native plants, and maintain functioning habitat areas within the buffer area. Revegetation seed mix shall be reviewed and approved by the County and CDFG.

Preserve Protection/Fencing

SP 4.6-68 To protect the preserved Newhall Ranch spineflower populations, and to further reduce potential direct impacts to such populations due to unrestricted access, the project applicant, or its designee, shall erect and maintain temporary orange fencing and prohibitive signage around the Newhall Ranch preserve(s), open space connections and buffer areas, which are adjacent to areas impacted by proposed development prior to and during all phases of construction. The areas behind the temporary fencing shall not be used for the storage of any equipment, materials, construction debris, or anything associated with construction activities.

Following the final phase of construction of any Newhall Ranch subdivision map adjacent to the Newhall Ranch spineflower preserve(s), the project applicant, or its designee, shall install and maintain permanent fencing along the subdivision tract bordering the preserve(s). Permanent signage shall be installed on the fencing along the preservation boundary to indicate that the fenced area is a biological preserve, which contains protected species and habitat, that access is restricted, and that trespassing and fuel modification are prohibited within the area. The permanent fencing shall be designed to allow wildlife movement.

The plans and specifications for the permanent fencing and signage shall be approved by the County and CDFG prior to the final phase of construction of any Newhall Ranch subdivision map adjacent to a Newhall Ranch spineflower preserve(s).

Preserve Protection/Hydrological Alterations

SP 4.6-69 Indirect impacts resulting from changes to hydrology (i.e., increased water runoff from surrounding development) at the interface between spineflower preserve(s) and planned development within the Newhall Ranch Specific Plan shall be avoided or mitigated to below a level of significance.

Achievement of this standard will be met through the documented demonstration by the project applicant, or its designee, that the storm drain system achieves pre-development hydrological conditions for the Newhall Ranch spineflower preserve(s). To document such a condition, the project applicant, or its designee, shall prepare a study of the pre- and post-development hydrology, in conjunction with Newhall Ranch subdivision maps adjacent to spineflower preserve(s). The study shall be used in the design and engineering of a storm drain system that achieves pre-development hydrological conditions. The study must conclude that proposed grade changes in development areas beyond the buffers will maintain pre-development hydrology conditions within the preserve(s). The study shall be approved by the Planning Director of the County, and the resulting conditions confirmed by CDFG.

The storm drain system for Newhall Ranch subdivision maps adjacent to any spineflower preserves must be approved by the County prior to the initiation of any grading activities.

Road Construction Measures

SP 4.6-70 Consistent with the Spineflower Mitigation Area Overlay reflected in Mitigation Measure 4.6-65, direct impacts to known Newhall Ranch spineflower populations associated with proposed road construction or modifications to existing roadways shall be further assessed for proposed road construction at the Newhall Ranch subdivision map level, in conjunction with the tiered EIR required for each subdivision map. To avoid or substantially lessen direct impacts to known spineflower populations, Specific Plan roadways shall be redesigned or realigned, to the extent practicable, to achieve the spineflower preserve and connectivity/preserve design/buffer standards set forth in Mitigation Measures 4.6-66 and 4.6-67. The project applicant, or its designee, acknowledges that that road redesign and realignment is a feasible means to avoid or substantially lessen potentially significant impacts on the now known Newhall Ranch spineflower populations. Road redesign or alignments to be considered at the subdivision map level include:

(a) Commerce Center Drive;

(b) Magic Mountain Parkway;

(c) Chiquito Canyon Road;

(d) Long Canyon Road;

(e) San Martinez Grande Road;

(f) Potrero Valley Road;

(g) Valencia Boulevard; and

(h) Any other or additional roadways that have the potential to significantly impact known Newhall Ranch spineflower populations.

Roadways and road rights-of-way shall not be constructed in any spineflower preserve(s) and buffer locations on Newhall Ranch, unless constructing the road(s) in such location is found to be the environmentally superior alternative in subsequently required tiered EIRs in connection with the Newhall Ranch subdivision map(s) process. *(This measure is not applicable to the Landmark Village project, because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Engineering, Design and Grading Modifications

SP 4.6-71 Consistent with the Spineflower Mitigation Area Overlay reflected in Mitigation Measure 4.6-65, direct impacts to known Newhall Ranch spineflower populations shall be further assessed at the Newhall Ranch subdivision map level, in conjunction with the required tiered EIR process. To avoid or substantially lessen impacts to known spineflower populations at the subdivision map level, the project applicant, or its designee, may be required to adjust Specific Plan development footprints, roadway alignments, and the limits, patterns and techniques associated with project-specific grading to achieve the spineflower preserve and connectivity/preserve design/buffer standards set forth in Mitigation Measures 4.6-66 and 4.6-67 for all future Newhall Ranch subdivision maps that encompass identified spineflower populations. *(This measure is not applicable to the Landmark Village project, because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Fire Management Plan

SP 4.6-72 A Fire Management Plan shall be developed to avoid and minimize direct and indirect impacts to the spineflower, in accordance with the adopted Newhall Ranch Resource Management Plan (RMP), to protect and manage the Newhall Ranch spineflower preserve(s) and buffers.

The Fire Management Plan shall be completed by the project applicant, or its designee, in conjunction with approval of any Newhall Ranch subdivision map adjacent to a spineflower preserve.

The final Fire Management Plan shall be approved by the County of Los Angeles Fire Department through the processing of subdivision maps.

Under the final Fire Management Plan, limited fuel modification activities within the spineflower preserves will be restricted to selective thinning with hand tools to allow the maximum preservation of Newhall Ranch spineflower populations. No other fuel modification or clearance activities shall be allowed in the Newhall Ranch spineflower preserve(s). Controlled burning may be allowed in the future within the Newhall Ranch preserve(s) and buffers, provided that it is based upon a burn plan approved by the County of Los Angeles Fire Department and CDFG. The project applicant, or its designee, shall also be responsible for annual maintenance of fuel modification zones, including, but not limited to, removal of undesirable non-native plants, revegetation with acceptable locally indigenous plants and clearing of trash and other debris in accordance with the County of Los Angeles Fire Department. *(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Water Flow Diversion and Management

SP 4.6-73 At the subdivision map level, the project applicant, or its designee, shall design and implement project-specific design measures to minimize changes in surface water flows to the Newhall Ranch spineflower preserve(s) for all Newhall Ranch subdivision maps adjacent to the preserve(s) and buffers, and avoid and minimize indirect impacts to the spineflower. Prior to issuance of a grading permit for each such subdivision map, the project applicant, or its designee, shall submit for approval to the County plans and specifications that ensure implementation of the following design measures:

(a) During construction activities, drainage ditches, piping or other approaches will be put in place to convey excess storm water and other surface water flows away from the Newhall Ranch spineflower preserve(s) and connectivity/preserve design/buffers, identified in Mitigation Measures 4.6-66 and 4.6-67;

(b) Final grading and drainage design will be developed that does not change the current surface and subsurface hydrological conditions within the preserve(s);

(c) French drains will be installed along the edge of any roadways and fill slopes that drain toward the preserve(s);

(d) Roadways will be constructed with slopes that convey water flows within the roadway easements and away from the preserve(s);

(e) Where manufactured slopes drain toward the preserve(s), a temporary irrigation system would be installed to the satisfaction of the County in order to establish the vegetation on the slope area(s). This system shall continue only until the slope vegetation is established and self sustaining;

(f) Underground utilities will not be located within or through the preserve(s). Drainage pipes installed within the preserve(s) away from spineflower populations to convey surface or subsurface water away from the populations will be aligned to avoid the preserve(s) to the maximum extent practicable; and

(g) Fencing or other structural type barriers that will be installed to reduce intrusion of people or domestic animals into the preserve(s) shall incorporate footing designs that minimize moisture collection. *(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Biological Monitor

SP 4.6-74 A knowledgeable, experienced botanist/biologist, subject to approval by the County and CDFG, shall be required to monitor the grading and fence/utility installation activities that involve earth movement adjacent to the Newhall Ranch spineflower preserve(s) to avoid the incidental take through direct impacts of conserved plant species, and to avoid disturbance of the preserve(s). The biological monitor will conduct biweekly inspections of the project site during such grading activities to ensure that the mitigation measures provided in the adopted Newhall Ranch Mitigation Monitoring Program (Biota section) are implemented and adhered to.

Monthly monitoring reports, as needed, shall be submitted to the County verifying compliance with the mitigation measures specified in the adopted Newhall Ranch Mitigation Monitoring Program (Biota section).

The biological monitor will have authority to immediately stop any such grading activity that is not in compliance with the adopted Newhall Ranch Mitigation Monitoring Program (Biota section), and to take reasonable steps to avoid the take of, and minimize the disturbance to, spineflower populations within the preserve(s). *(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Construction Impact Avoidance Measures

SP 4.6-75 The following measures shall be implemented to avoid and minimize indirect impacts to Newhall Ranch spineflower populations during all phases of project construction:

(a) Water Control. Watering of the grading areas would be controlled to prevent discharge of construction water into the Newhall Ranch preserve(s) or on ground sloping toward the preserve(s). Prior to the initiation of grading operations, the project applicant, or its designee, shall submit for approval to the County an irrigation plan describing watering control procedures necessary to prevent discharge of construction water into the Newhall Ranch preserve(s) and on ground sloping toward the preserve(s).

(b) Storm Water Flow Redirection. Diversion ditches would be constructed to redirect storm water flows from graded areas away from the Newhall Ranch preserve(s). To the extent practicable, grading of areas adjacent to the preserve(s) would be limited to spring and summer months (May through September) when the probability of rainfall is lower. Prior to the initiation of grading operations, the project applicant, or its designee, would submit for approval to the County a storm water flow redirection plan that demonstrates the flow of storm water away from the Newhall Ranch spineflower preserve(s).

(c) Treatment of Exposed Graded Slopes. Graded slope areas would be trimmed and finished as grading proceeds. Slopes would be treated with soil stabilization measures to minimize erosion. Such measures may include seeding and planting, mulching, use of geotextiles and use of stabilization mats. Prior to the initiation of grading operations, the project applicant, or its designee, would submit for approval to the County the treatments to be applied to exposed graded slopes that would ensure minimization of erosion. *(This measure has been omitted because the project design directly incorporates these measures.).*

Reassessment Requirement

SP 4.6-76 In conjunction with submission of the first Newhall Ranch subdivision map in either Mesas Village or that portion of Riverwood Village in which the San Martinez spineflower location occurs, the project applicant, or its designee, shall reassess project impacts, both direct and indirect, to the spineflower populations using subdivision mapping data, baseline data from the Newhall Ranch Final EIR and data from the updated plant surveys (see, Specific Plan EIR Mitigation Measure 4.6-53).

This reassessment shall take place during preparation of the required tiered EIR for each subdivision map. If the reassessment results in the identification of new or additional impacts to Newhall Ranch spineflower populations, which were not previously known or identified, the mitigation measures set forth in this program, or a Fish and Game Code Section 2081 permit(s) issued by CDFG, shall be required, along with any additional mitigation required at that time.

(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)

Newhall Ranch Monitoring and Management

SP 4.6-77 Direct and indirect impacts to the preserved Newhall Ranch spineflower populations shall require a monitoring and management plan, subject to the approval of the County. The applicant shall consult with CDFG with respect to preparation of the Newhall Ranch spineflower monitoring/management plan. This plan shall be in place when the preserve(s) and connectivity/preserve design/buffers are established (see Mitigation Measures 4.6-66 and 4.6-67). The criteria set forth below shall be included in the plan.

Monitoring. The purpose of the monitoring component of the plan is to track the viability of the Newhall Ranch spineflower preserve(s) and its populations, and to ensure compliance with the adopted Newhall Ranch Mitigation Monitoring Program (Biota section).

The monitoring component of the plan shall investigate and monitor factors such as population size, growth or decline, general condition, new impacts, changes in associated vegetation species, pollinators, seed dispersal vectors, and seasonal responses. Necessary management measures will be identified. The report results will be sent annually to the County, along with photo documentation of the assessed site conditions.

The project applicant, or its designee, shall contract with a qualified botanist/biologist, approved by the County, with the concurrence of CDFG, to conduct quantitative monitoring over the life of the Newhall Ranch Specific Plan. The botanist/biologist shall have a minimum of three years experience with established monitoring techniques and familiarity with southern California flora and target taxa. Field surveys of the Newhall Ranch spineflower preserve(s) will be conducted each spring. Information to be obtained will include: (a) an estimate of the numbers of spineflowers in each population within the preserve(s); (b) a map of the extent of occupied habitat at each population; (c) establishment of photo monitoring points to aid in documenting long-term trends in habitat; (d) aerial photographs of the preserved areas at five-year intervals; (e) identification of significant impacts that may have occurred or problems that need attention, including invasive plant problems, weed problems and fencing or signage repair; and (f) overall compliance with the adopted mitigation measures.

For a period of three years from Specific Plan re-approval, all areas of potential habitat on the Newhall Ranch site will be surveyed annually in the spring with the goal of identifying

previously unrecorded spineflower populations. Because population size and distribution limits are known to vary depending on rainfall, annual surveys shall be conducted for those areas proposed for development in order to establish a database appropriate for analysis at the project-specific subdivision map level (rather than waiting to survey immediately prior to proceeding with the project-specific subdivision map process). In this way, survey results gathered over time (across years of varying rainfall) will provide information on ranges in population size and occupation. New populations, if they are found, will be mapped and assessed for inclusion in the preserve program to avoid impacts to the species.

Monitoring/Reporting. An annual report will be submitted to the County and CDFG by December 31st of each year. The report will include a description of the monitoring methods, an analysis of the findings, effectiveness of the mitigation program, site photographs, and adoptive management measures, based on the findings. Any significant adverse impacts, signage, fencing or compliance problems identified during monitoring visits will be reported to the County and CDFG for corrective action by the project applicant, or its designee.

Management. Based on the outcome of ongoing monitoring and additional project-specific surveys addressing the status and habitat requirements of the spineflower, active management of the Newhall Ranch spineflower preserve(s) will be required in perpetuity. Active management activities will be triggered by a downward population decline over 5 consecutive years, or a substantial drop in population over a 10-year period following County re-approval of the Specific Plan. Examples of management issues that may need to be addressed in the future include, but are not limited to, control of exotic competitive non-native plant species, herbivory predation, weed control, periodic controlled burns, or fuel modification compliance.

After any population decline documented in the annual populations census following County re-approval of the Specific Plan, the project applicant, or its designee, shall be responsible for conducting an assessment of the ecological factor(s) that are likely responsible for the decline, and implement management activity or activities to address these factors where feasible. If a persistent population decline is documented, such as a trend in steady population decline persistent for a period of 5 consecutive years, or a substantial drop in population detected over a 10-year period, spineflower may be introduced in appropriate habitat and soils in the Newhall Ranch preserve(s), utilizing the bulk spineflower seed repository, together with other required management activity or activities. In connection with this monitoring component, the project applicant, or its designee, shall contract with a qualified botanist/biologist, approved by the County, to complete: (a) a study of the breeding and pollination biology of the spineflower, including investigation into seed physiology to assess parameters that may be important as

management tools to guarantee self-sustainability of populations, which may otherwise have limited opportunity for germination; and (b) a population genetics study to document the genetic diversity of the Newhall Ranch spineflower population. The criteria for these studies shall be to develop data to make the Newhall Ranch spineflower management program as effective as possible. These studies shall be subject to approval by the County's biologist, with the concurrence of CDFG. These activities shall be undertaken by a qualified botanist/biologist, subject to approval by the County with the concurrence of CDFG. The project applicant, or its designee, shall be responsible for the funding and implementation of the necessary management activity or activities, as approved by the County and CDFG.

The length of the active management components set forth above shall be governed by attainment of successful management criteria set forth in the plan rather than by a set number of years. *(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Translocation/Reintroduction Program

SP 4.6-78 To the extent project-related direct and indirect significant impacts on spineflower cannot be avoided or substantially lessened through establishment of the Newhall Ranch spineflower preserve(s), and other avoidance, minimization, or other compensatory mitigation measures, a translocation and reintroduction program may be implemented in consultation with CDFG to further mitigate such impacts. Direct impacts (i.e., take) to occupied spineflower areas shall be fully mitigated at a 4:1 ratio. Impacts to occupied spineflower areas caused by significant indirect effects shall be mitigated at a 1:1 ratio.

Introduction of new spineflower areas will be achieved through a combination of direct seeding and translocation of the existing soil seed bank that would be impacted by grading. Prior to any development within, or disturbance to, spineflower populations, on-site and off-site mitigation areas shall be identified and seed and top soil shall be collected. One-third of the collected seed shall be sent to the Rancho Santa Ana Botanical Garden for storage. One third of the seed shall be sent to the USDA National Seed Storage Lab in Fort Collins, Colorado for storage. One third shall be used for direct seeding of the on-site and off-site mitigation areas.

Direct seeding. Prior to the initiation of grading, the project applicant, or its designee, shall submit to the County a program for the reintroduction of spineflower on Newhall Ranch. The reintroduction program shall include, among other information: (a) location map with scale; (b)

size of each introduction polygon; (c) plans and specifications for site preparation, including selective clearing of competing vegetation; (d) site characteristics; (e) protocol for seed collection and application; and (f) monitoring and reporting. The program shall be submitted to CDFG for input and coordination. The project applicant, or its designee, shall implement the reintroduction program prior to the initiation of grading. At least two candidate spineflower reintroduction areas will be created within Newhall Ranch and one candidate spineflower reintroduction area will be identified off site. Both on-site and off-site reintroduction areas will be suitable for the spineflower in both plant community and soils, and be located within the historic range of the taxon. Success criteria shall be included in the monitoring/management plan, with criteria for the germination, growth, and production of viable seeds of individual plants for a specified period.

Although the reintroduction program is experimental at this stage, the County considers such a program to be a feasible form of mitigation at this juncture based upon available studies. Botanists/biologists familiar with the ecology and biology of the spineflower would prepare and oversee the reintroduction program.

Translocation. Prior to the initiation of grading, the project applicant, or its designee, shall submit to the County a translocation program for the spineflower. Translocation would salvage the topsoil of spineflower areas to be impacted due to grading. Salvaged spineflower soil seed bank would be translocated to the candidate spineflower reintroduction areas. The translocation program shall include, among other information: (a) location map with scale; (b) size of each translocation polygon; (c) plans and specifications for site preparation, including selective clearing of competing vegetation; (d) site characteristics; (e) protocol for topsoil collection and application; and (f) monitoring and reporting. The translocation program shall be submitted to CDFG for input and coordination. Translocation shall occur within the candidate spineflower reintroduction areas on site and off site. Successful criteria for each site shall be included in the monitoring/management plan/with criteria for the germination and growth to reproduction of individual plants for the first year a specified period.

Although the translocation program is experimental at this stage, the County considers such a program to be a feasible form of mitigation at this juncture based upon available studies. Botanists/biologists familiar with the ecology and biology of the spineflower would prepare and oversee the translocation program. *(This measure is not applicable to the Landmark Village project because the project has been designed to avoid significant direct and indirect impacts to spineflower populations within the Newhall Ranch Specific Plan.)*

Ongoing Agricultural Activities

SP 4.6-79 The project applicant, or its designee, shall engage in regular and ongoing consultation with the County and CDFG in connection with its ongoing agricultural operations in order to avoid or minimize significant direct impacts to the spineflower.

In addition, the project applicant, or its designee, shall provide 30 days advance written notice to the County and CDFG of the proposed conversion of its ongoing rangeland operations on Newhall Ranch to more intensive agricultural uses. The purpose of the advance notice requirement is to allow the applicant, or its designee, to coordinate with the County and CDFG to avoid or minimize significant impacts to the spineflower prior to the applicant's proposed conversion of its ongoing rangeland operations to more intensive agricultural uses. This coordination component will be implemented by or through the County's Department of Regional Planning and/or the Regional Manager of CDFG. Implementation will consist of the County and/or CDFG conducting a site visit of the proposed conversion area(s) within the 30-day period, and making a determination of whether the proposed conversion area(s) would destroy or significantly impact spineflower population in or adjacent to those areas. If it is determined that the conversion area(s) do not destroy or significantly impact spineflower populations, then the County and/or CDFG will authorize such conversion activities in the proposed conversion area(s). However, if it is determined that the conversion area(s) may destroy or significantly impact spineflower populations, then the County and/or CDFG will issue a stop work order to the applicant, or its designee. If such an order is issued, the applicant, or its designee, shall not proceed with any conversion activities in the proposed conversion area(s). However, the applicant, or the designee, may take steps to relocate the proposed conversion activities in an alternate conversion area(s). In doing so, the applicant, or its designee, shall follow the same notice and coordination provisions identified above. This conversion shall not include ordinary pasture maintenance and renovation or dry land farming operations consistent with rangeland management. *(This measure is not applicable to the Landmark Village project because the project does not include an agricultural component.)*

San Martinez Population

SP 4.6-80 Upon approval of tentative tract map(s) impacting the San Martinez portion of the Specific Plan site, the applicant shall work with the Department of Regional Planning staff and SEATAC to establish an appropriately sized preserve area to protect the spineflower population at San Martinez Canyon. *(This measure is not applicable to the Landmark Village project because the project is not proposed within the San Martinez portion of the Newhall Ranch Specific Plan.)*

c. Additional Measures Incorporated into the EIR

To further reduce the magnitude of impacts to biological resources that would result from project implementation, the following mitigation measures are recommended and incorporated into this EIR:

LV 4.4-1 The Conceptual Wetland Mitigation Plan (see Final EIR, **Appendix A**) shall be implemented by the applicant (see also Mitigation Measure 4.6-63). The plan specifies, at a minimum, the following: (1) the location of mitigation sites; (2) the quantity and species of plants to be planted; (3) procedures for creating additional habitat; (4) methods for the removal of non-native plants; (5) a schedule and action plan to maintain and monitor the enhancement/restoration area; (6) a list of criteria and performance standards by which to measure success of the mitigation sites; (7) measures to exclude unauthorized entry into the riparian creation/enhancement areas; and (8) contingency measures in the event that mitigation efforts are not successful. The plan provides for the 1:1 replacement of any Southern California black walnut to be removed from the riparian corridor. The plan provides for the mitigation of big sagebrush scrub along the riparian corridor. The plan shall be subject to the approval of CDFG, ACOE, and the County, and approved prior to issuance of the grading permit.

LV 4.4-2 Appropriately timed focused surveys for the undescribed species of *Gnaphalium* (Special-Status Plant Species) shall be conducted by a qualified botanist prior to the commencement of grading/construction activities within suitable habitat (primarily river terraces) of the species to determine if plants have established within potential impacted areas since the time of the 2005 survey. No longer than one year shall elapse between completion of the survey and commencement of construction activities. Should the species be documented within the project boundary, avoidance measures shall be implemented to minimize impacts to individual plants. These measures shall include minor adjustments to the boundaries/location of haul routes and other project features. If, due to project design constraints, avoidance of all plants is not possible, then available methods for salvaging seeds and/or transplantation of individual plants to be impacted will be evaluated and implemented. All seed collection and/or transplantation methods, as well as the location of the receiver site for seeds/plants (assumed to be within preserved open space areas of Newhall Ranch along the Santa Clara River), shall be coordinated and approved by the County prior to the issuance of a grading permit.

LV 4.4-3 The *Draft Slender Mariposa Lily Mitigation and Monitoring Plan* (see Final EIR, **Appendix A**) shall be implemented by the applicant. The plan incorporates the findings of the *Draft*

Newhall Ranch Mitigation Feasibility Study (Dudek 2007; see Final EIR, **Appendix A**). The plan demonstrates the feasibility of replacing the number of individual plants to be removed at a 1:1 ratio and/or enhancing and protecting existing populations of the species. The plan specifies, at a minimum, the following: (1) the location of mitigation sites in protected/preserved areas within the Newhall Ranch Specific Plan area; (2) methods for harvesting seeds and salvaging and transplantation of individual bulbs/plants to be impacted; (3) site preparation procedures for the mitigation site; (4) a schedule and action plan to maintain and monitor the mitigation area; (5) a list of criteria and performance standards by which to measure success of the mitigation site; (6) measures to exclude unauthorized entry into the mitigation areas; and (7) contingency measures in the event that mitigation efforts are not successful. The plan shall be subject to the approval of the County prior to the issuance of a grading permit.

LV 4.4-4 Prior to the issuance of a grading permit, an oak resource replacement plan shall be prepared that provides the guidelines for the oak tree planting and/or replanting. The Plan shall demonstrate conformance with the County of Los Angeles Oak Tree Ordinance and include measures to replace the number and species of oak trees to be removed. The plan shall incorporate the findings of the *Draft Newhall Ranch Mitigation Feasibility Study* (Dudek & Associates 2007) and areas identified in the technical report as being suitable for oak woodland enhancement and creation shall be used as mitigation. Other mitigation sites may be used upon approval by the County. The Plan shall be reviewed by the County Forester. The Plan shall include the following: site selection and preparation, selection of proper species including sizes and planting densities, protection from herbivores, site maintenance, performance standards, remedial actions, and a monitoring program.

LV 4.4-5 All oaks with driplines within 50 feet of land clearing (including brush clearing) or areas to be graded shall be enclosed in a temporary fenced zone for the duration of the clearing or grading activities. Fencing shall extend to the root protection zone (i.e., the area at least 15 feet from the trunk or half again as large as the distance from the trunk to the drip line, whichever distance is greater). No parking or storage of equipment, solvents or chemicals that could adversely affect the trees shall be allowed within 25 feet of the trunk at any time. Removal of the fence shall occur only after the project biologist confirms the health of preserved trees.

LV 4.4-6 Prior to initiating construction for the installation of bridges, storm drain outlets, utility lines, and/or bank protection, all construction sites and access roads within the riverbed, as well as all riverbed areas within 300 feet of the construction site and access road, shall be

inspected by a qualified biologist for the presence of unarmored threespine stickleback, Santa Ana sucker and arroyo chub. The ACOE, USFWS, and the CDFG shall be notified of the inspection and shall have the option of attending. If any of the above agencies is not represented, the biologist shall file a written report of the inspection with the agency not in attendance within 14 days of the survey and no sooner than 30 days prior to any construction work in the riverbed.

LV 4.4-7 To the degree feasible, all work within the Santa Clara River (including the construction of the Long Canyon Road Bridge) shall occur when the unarmored threespine stickleback is not present. Should construction activities within the river channel be necessary while water is present in the disturbance zone, then construction shall only be conducted as follows: (1) when water flows are insufficient to support unarmored threespine stickleback or to allow passage of the species through the disturbance area (as determined by the qualified fisheries biologist, subject to the approval of the County and CDFG); (2) it has been determined by the qualified biologist that threespine stickleback is not present within areas to be affected; or (3) if it is determined that stream diversions are necessary to complete the required work, then to avoid take of unarmored threespine stickleback the diversions of water shall be conducted in a manner that would not result in the take or possession of unarmored threespine stickleback (see **LV 4.4-11**).

LV 4.4-8 Construction work areas and access roads shall be cleared of Santa Ana sucker and arroyo chub immediately before the prescribed work is to be carried out, immediately before any equipment is moved into or through the stream or habitat areas, and immediately before diverting any stream water. The removal of such species shall be conducted by a qualified biologist using procedures approved by the ACOE, USFWS, and CDFG, and with the appropriate collection and handling permits. Species shall be relocated to nearby suitable habitat areas. A plan to relocate these species shall be submitted to the ACOE, USFWS, and CDFG for review and approval no later than 30 days prior to construction.

LV 4.4-9 All stream flows traversing a construction site or temporary access road shall be diverted around the site and under access roads (using a temporary culverts or crossings that allow fish passage). A temporary diversion channel shall be constructed using the least damaging method possible, such as blading a narrow pilot channel through an open sandy river bottom. The removal of wetland and riparian vegetation to construct the channel shall be avoided to the greatest extent feasible. The temporary channel shall be connected to a natural channel downstream of the construction site prior to diverting the stream. The integrity of the channel and diversion shall be maintained throughout the construction

period. The stream channel alignment shall be restored after construction, in consultation with CDFG. The plan shall incorporate measures to assure that the Fully Protected unarmored threespine stickleback will not be taken or possessed.

LV 4.4-10 A qualified biologist shall be present when any stream/river diversion takes place, or when blocking nets and seines are used (see also EIR Mitigation Measure 4.6-57), and shall patrol the areas both within, upstream and downstream of the work area to rescue any species stranded by the diversion of the stream water or trapped by the nets/seines. Species that are collected shall be relocated to suitable locations downstream of the work area.

LV 4.4-11 Equipment shall not be operated in areas of ponded or flowing water unless there are no practicable alternative methods to accomplish the construction work, and only after prior approval by the CDFG and the ACOE. Approval shall be acquired by submitting a request to the CDFG and the ACOE no later than 30 days prior to construction. The request must contain a biological evaluation demonstrating that no sensitive fish are currently present, or likely to be present during construction, at the construction site or along access roads.

LV 4.4-12 Installation of bridges, culverts or other structures shall not impair movement of fish and aquatic life. Bottoms of temporary culverts shall be placed at or below channel grade. Bottoms of permanent culverts shall be placed below channel grade.

LV 4.4-13 Water containing mud, silt, or other pollutants from construction activities shall not be allowed to enter a flowing stream or placed in locations that may be subject to normal storm flows during periods when storm flows can reasonably be expected to occur.

LV 4.4-14 At a minimum, the following Best Management Practices shall be implemented for all construction activities occurring within or adjacent to the Santa Clara River:

- Vehicles shall not be driven or equipment operated in areas of ponded or flowing water, or where wetland vegetation, riparian vegetation, or aquatic organisms may be destroyed, except as otherwise provided for in the 404 permit or 1603 Agreement.
- Staging/storage areas for construction equipment and materials shall be located outside of the ordinary high water mark.
- Any equipment or vehicles driven and/or operated within or adjacent to the river shall be checked and maintained daily, to prevent leaks of materials that if introduced to water could be deleterious to aquatic life.

- Stationary equipment such as motors, pumps, generators, and welders which may be located within the riverbed construction zone shall be positioned over drip pans. No fuel storage tanks shall be allowed in the riverbed.
- No equipment maintenance shall be done within or near any stream where petroleum products or other pollutants from the equipment may enter these areas with stream flow.

LV 4.4-15 Blocking nets, or fences with 0.125-inch-square mesh, 18 inches high and buried 6 inches, shall be placed downstream of the work area to assure that none of the species move into the construction area.

LV 4.4-16 Construction activities in the riverbed shall be restricted to the following areas of temporary disturbance: (1) an 85-foot-wide zone that extends into the river from the base of the rip-rap gunite or soil cement bank protection from where it intercepts the river bottom; (2) 100 feet on either side of the outer edge of a new bridge or bridge to be modified; (3) 50-foot-wide corridor for all utility lines; and (4) 20–foot–wide temporary access ramps and roads to reach construction sites. The locations of these temporary construction sites and the routes of all access roads shall be shown on maps submitted to the ACOE and CDFG for individual project approval. The construction plans should indicate what type of vegetation, if any, would be temporarily disturbed and the post-construction activities to facilitate natural revegetation of the temporarily disturbed areas.

LV 4.4-17 Prior to initiating construction for the installation of bridges, storm drain outlets, utility lines, and/or bank protection, all construction sites and access roads within the riverbed, as well as all riverbed areas within 300 feet of the construction site and access road, shall be inspected by a qualified biologist for the presence of arroyo toad, southwestern pond turtle, two-striped garter snake, and south coast garter snake. The ACOE, USFWS, and the CDFG shall be notified of the inspection and shall have the option of attending. If any of the above agencies is not represented, the biologist shall file a written report of the inspection with the agency not in attendance within 14 days of the survey and no sooner than 30 days prior to any construction work in the riverbed.

LV 4.4-18 Construction work areas and access roads shall be cleared of arroyo toad, California red-legged frog, southwestern pond turtle, two-striped garter snake, and south coast garter snake immediately before the prescribed work is to be carried out, immediately before any equipment is moved into or through the stream or habitat areas, and immediately before diverting any stream water. The removal of such species shall be conducted by a qualified biologist using procedures approved by the ACOE, USFWS, and CDFG, and with the

appropriate collection and handling permits. Species shall be relocated to nearby suitable habitat areas. A plan to relocate these species shall be submitted to the ACOE, USFWS, and CDFG for review and approval no later than 30 days prior to construction.

L.V 4.4-19 In addition to the arroyo toad survey areas specified in mitigation measures LV 4.4-17 and LV 4.4-18, clearance surveys for arroyo toad shall be conducted within portions of the Landmark Village project site containing agricultural fields. Should arroyo toad be identified, the USFWS shall be contacted immediately and construction activities shall be halted.

LV 4.4-20 For all grading and construction activities a qualified biologist shall be retained by the applicant (with selection reviewed by the County) to ensure that incidental construction impacts on special-status wildlife species are avoided or minimized. The biologist shall be in possession of a Scientific Collecting permit and relocate any wildlife species (for which they are permitted to handle) that may be destroyed or adversely affected as a result of construction and/or site preparation activities. Should a state or federally listed species be encountered, construction shall be halted until a permitted biologist can relocate the animal(s). Responsibilities of the construction biological monitor include the following:

- Attend the pre-construction meeting to ensure that timing/location of construction activities do not conflict with other mitigation requirements (e.g., seasonal surveys for nesting birds). Conduct meetings with the contractor and other key construction personnel describing the importance of restricting work to designated areas.

- Discuss procedures for minimizing harm/harassment of wildlife encountered during construction.

- Review/designate the construction area in the field with the contractor in accordance with the final grading plan. Haul roads, access roads, and on-site staging and storage areas shall be sited within grading areas to minimize degradation of habitat adjacent to these areas. If activities outside these limits are necessary, they shall be evaluated by the biologist to ensure no special-status species or habitat will be affected.

- Conduct a field review of the staking (to be set by the surveyor) designating the limits of all construction activity. Any construction activity areas immediately adjacent to riparian areas or other special-status resources (such as large trees or bird nests) may be flagged or temporarily fenced by the monitor, at his/her discretion.

- Periodically visit the site during construction to coordinate and monitor compliance with the above provisions.

- Submit to the County an immediate report of any conflicts or errors resulting in impacts to special-status resources as well as a final report on the results of construction and any recommendations for improving the process.

LV 4.4-21 Prior to the issuance of a grading permit for ground disturbance, construction or site preparation activities, the applicant shall retain the services of a qualified biologist, approved by the CDFG and Los Angeles County, to conduct appropriately timed focused surveys for western spadefoot toad within all portions of the project site containing suitable breeding habitat. If western spadefoot are not identified on the project site, no further measures would be required. Should western spadefoot be identified on the project site, the following measures would be implemented:

(a) Under the direct supervision of the qualified biologist, western spadefoot toad habitat shall be created within suitable natural sites on the Newhall Ranch Specific Plan area, outside of the proposed development envelope. The amount of occupied breeding habitat to be impacted by the Landmark Village project shall be replaced at a 2:1 ratio. The actual relocation site design and location shall be approved by CDFG and consist of a shallow excavated pond(s) utilizing an artificial rubber pond liner as a base. The location shall be as far away as possible from any of the homes and roads to be built. The relocation pond(s) shall be designed such that it only supports standing water for several weeks following seasonal rains in order that aquatic predators (i.e., fish, bullfrogs, crayfish, etc.) cannot become established. The size and number of ponds shall be determined by CDFG. Terrestrial habitat surrounding the proposed relocation site shall be as similar in type, aspect, and density to the location of the existing ponds as possible. No site preparation or construction activities shall be permitted in the vicinity of the currently occupied ponds until the design and construction of the pool habitat in preserved areas of the site has been completed and the relocation of all western spadefoot toad adult, tadpoles, and egg masses detected are moved to the created pool habitat to the satisfaction of the monitoring biologist and CDFG.

(b) Based on appropriate rainfall and temperatures, generally between the months of February and April, the biologist shall conduct a series of surveys in all appropriate habitats within the development envelope prior to the initiation of construction activities. Surveys will include evaluation of all previously documented occupied areas and a reconnaissance level survey of the remaining natural areas of the site. All western spadefoot adults, tadpoles, and egg masses encountered shall be collected and released in identified relocation pond(s) described above.

(c) The qualified biologist shall monitor the relocation site for a minimum period of five years, or as otherwise directed by CDFG. Specific monitoring requirements and success criteria shall be approved by CDFG. It is expected that minimum requirements will include annual monitoring during and immediately following peak breeding season such that surveys can be conducted for adults as well as for egg masses, larval and post larval toads. Further, survey data will be provided to CDFG by the monitoring biologist following each monitoring period and a written report summarizing the monitoring results will be provided to CDFG at the end of the monitoring effort. Success criteria for

the monitoring program shall include verifiable evidence of toad reproduction at the relocation site.

LV 4.4-22 A pre-ground disturbance survey shall be conducted by a qualified biologist (subject to approval by the County) within 14 days or any disturbance activities in all areas on the project site containing suitable habitat for coast horned lizard, silvery legless lizard, coastal western whiptail, rosy boa, San Bernardino ringneck snake, and coast patch-nosed snake. If any of these species are observed within the disturbance zone, they shall be relocated to a suitable area outside of the disturbance zone. Results of the surveys and relocation efforts shall be provided to CDFG and the County. Collection and relocation of animals shall only occur with the proper scientific collection and handling permits.

LV 4.4-23 Grading activities shall be conducted to allow mobile animals the ability to escape the disturbance area into adjacent undisturbed habitat and to prevent creating fragmented islands of habitat that would eventually be cleared/graded. This shall be accomplished through phased grading, in a uniform direction towards habitats that would not be disturbed by the proposed project. The phasing of grading shall be subject to the approval of the County.

LV 4.4-24 Within 30 days of ground disturbance activities associated with construction or grading that would occur during the nesting/breeding season of native bird species potentially nesting on the site (typically March through August in the project region, or as determined by a qualified biologist), the applicant shall have weekly surveys conducted by a qualified biologist to determine if active nests of bird species protected by the Migratory Bird Treaty Act and/or the California Fish and Game Code are present in the disturbance zone or within 300 feet (500 feet for raptors) of the disturbance zone. The surveys shall continue on a weekly basis with the last survey being conducted no more than seven days prior to initiation of disturbance work. If ground disturbance activities are delayed, then additional pre-disturbance surveys shall be conducted such that no more than seven days will have elapsed between the survey and ground disturbance activities.

If active nests are found, clearing and construction within 300 feet of the nest (500 feet for raptors) shall be postponed or halted, at the discretion of the biologist, until the nest is vacated and juveniles have fledged, as determined by the biologist, and there is no evidence of a second attempt at nesting. Limits of construction to avoid an active nest shall be established in the field with flagging, fencing, or other appropriate barriers, and construction personnel shall be instructed on the sensitivity of nest areas. The biologist shall

serve as a construction monitor during those periods when construction activities will occur near active nest areas to ensure that no inadvertent impacts on these nests occur. The results of the surveys, and any avoidance measures taken, shall be submitted to the County of Los Angeles within 30 days of completion of the pre-construction surveys and/or construction monitoring to document compliance with applicable state and federal laws pertaining to the protection of native birds.

LV 4.4-25 Thirty days prior to construction activities, a qualified biologist shall conduct a survey to determine if the burrowing owl is present at the site, and the nesting status of the individuals at the site. If nesting is not occurring, construction work can proceed after any owls have been evacuated from the site using CDFG-approved burrow closure procedures and after alternative nest sites have been provided in accordance with the CDFG Staff Report on Burrowing Owl Mitigation (10-17-95). If nesting is occurring, construction work within 500 feet shall be delayed until fledglings have left the nest (as described in LV 4.4-25). Pre-construction surveys shall only be conducted in areas dominated by field crops and grassland, or if such habitats occur within 500 feet of a construction zone.

LV 4.4-26 A pre-ground disturbance survey shall be conducted by a qualified biologist (subject to approval by the County) within 14 days or any disturbance activities in all areas on the project site containing suitable habitat for American badger, San Diego black-tailed jackrabbit and San Diego desert woodrat. If any of these species are observed within the disturbance zone, they shall be relocated to a suitable area outside of the disturbance zone. Results of the surveys and relocation efforts shall be provided to CDFG and the County. Collection and relocation of animals shall only occur with the proper scientific collection and handling permits.

If active San Diego desert woodrat nests (stick houses) with young are identified within the disturbance zone or within 100 feet of the disturbance zone, a fence shall be erected around the nest site with a 100-foot minimum buffer from construction activities. This buffer may be greater, if determined to be appropriate by the biologist. At the discretion of the biologist, clearing and construction within the fenced area would be postponed or halted until young have left the nest. The biologist shall serve as a construction monitor during those periods when disturbance activities will occur near active nest areas to ensure that no inadvertent impacts on these nests will occur. If San Diego desert woodrats are observed within the grading footprint outside of the breeding period, individuals shall be trapped and relocated to a suitable location on or in proximity to the project site (outside of the disturbance boundary and as approved by the CDFG) by a qualified biologist in possession

of a scientific collecting permit. Any stick nests found near captured woodrats shall also be salvaged and relocated into the identified relocation site where captured woodrats are to be released.

LV 4.4-27 No earlier than 20 days prior to any grading activity that would occur during the breeding season of native bat species potentially utilizing the site (April 1 through August 31), a field survey shall be conducted by a qualified biologist (retained by the applicant, with selection reviewed by the County) to determine if active roosts of special-status bats such as Townsend's big-eared bat, pallid bat, western mastiff bat, pocketed free-tail bat, and Yuma myotis are present in areas of the project site containing suitable roosting habitat, such as woodlands and buildings. If active maternity roosts are found, construction within 200 feet shall be postponed or halted, at the discretion of the biological monitor, until the roost is vacated and juveniles have fledged, as determined by the biologist. Implementation of this measure would ensure that no loss of active maternity roosts of special-status bat species will occur and, therefore, will reduce impacts on bat species to a less than significant level.

LV 4.4-28 Prior to the issuance of a grading permit, the applicant shall prepare a landscaping plan. This plan will be subject to review and approval by the County and CDFG and will include a plant palette composed of native or non-native non-invasive species that are adapted to the conditions found on the Landmark Village site, without requiring high irrigation rates. Irrigation of perimeter landscaping shall be limited to temporary (i.e., until plants become established) drip irrigation. The landscaping plan will also include a list of invasive plant species prohibited from being planted on the project site. This list of prohibited plants will be compiled in cooperation with a qualified restoration specialist and will be distributed to future occupants of the Landmark Village site.

LV 4.4-29 Waste and recycling receptacles that discourage foraging by wildlife species adapted to urban environments shall be installed in common areas and parks throughout the Landmark Village site.

LV 4.4-30 The Landmark Village Home Owners Association shall supply educational information to future residents of the Landmark Village site regarding the importance of not feeding wildlife, ensuring that trash (containing food) is not accessible to wildlife, keeping the ground free of fallen fruit from trees and not leaving pet food outside.

LV 4.4-31 Prior to use and placement on the Landmark Village site, all landscaping materials (including organic mulches) shall be inspected and certified "free" of Argentine ants.

Preparation of the CC&Rs for the project site shall include language that prohibits the use of anticoagulants on an individual basis as well as part of maintenance of common areas.

LV 4.4-32 The Home Owners Association shall fund or otherwise coordinate the regular removal of trash and debris from riparian habitats on or adjacent to the project site. The removal of trash shall be conducted in a manner as to not disturb sensitive habitats.

LV 4.4-33 The Home Owners Association shall supply educational information to future residents regarding not allowing cats outdoors or other pets outdoors while unattended. The material shall discuss the presence of native animals (e.g., coyote, bobcat, mountain lion) that could prey on pets and indicate that no actions shall be taken against native animals should they prey on pets allowed outdoors.

LV 4.4-34 Dogs shall be required to be to leashed while using the designated trail system and shall be prohibited from within protected riparian and upland habitats bordering the tract map site.

11. CUMULATIVE IMPACTS

a. Approved, Proposed, and Reasonably Foreseeable Future Projects

The Landmark Village project is a component of the Newhall Ranch Specific Plan. The Specific Plan guides the long-term development of the 11,963-acre Newhall Ranch community, comprising a broad range of residential, mixed-use, and non-residential land uses developed within five village areas. Buildout of the Newhall Ranch Specific Plan will occur through submission of individual tentative subdivision maps. Landmark Village represents the first subdivision map filed within the Specific Plan area. Other subdivision maps on file with the County or that are considered reasonably foreseeable include Mission Village and Homestead.

Buildout of the Specific Plan would permanently convert approximately 5,100 acres of land from a natural, albeit partially disturbed habitat condition, to that of a suburban/urban environment. Buildout of individual tracts filed under the Specific Plan would significantly impact the following vegetation communities absent mitigation: coastal scrub, big sagebrush scrub, oak communities, Mexican elderberry scrub, mainland cherry forest, riparian scrub, riparian woodland, coastal and valley freshwater marsh, southern cottonwood-willow riparian forest, alluvial scrub, and mesic meadow.

Construction and operation of uses developed within the Specific Plan would directly disturb wildlife on and near the site. Within the planned development areas, species of low mobility would be lost during site preparation. Conversion of existing open space to developed uses consisting of structures and

ornamental landscaping would eliminate natural communities on developed portions of the site and result in a reduction in native wildlife species diversity. Buildout of uses within the Specific Plan would also limit the local movement of wildlife species that currently make use of areas proposed for development.

Other proposed and reasonably foreseeable projects beside those uses in the Newhall Ranch Specific Plan are described below. Where the potential impacts are known, the impacts likely to be associated with these projects are first identified. The potential for these impacts to combine with similar impacts due to the proposed project is also evaluated. This list of projects is not intended to include all projects that are proposed in the project region. Instead, the analysis focuses on those projects that support or would potentially affect similar plant communities, jurisdictional resources, and special-status plant and animal species that occur on the Landmark Village project site. In particular, those projects that are adjacent to or that otherwise may affect resources associated with the Santa Clara River were included.

(1) Valencia Commerce Center

This project consists of a light industrial and commercial development over 1,500 acres on undeveloped farmlands north of the Newhall Ranch Specific Plan site and SR-126, and west of I-5. Castaic Creek traverses the site. The County approved this project in 1992 and a considerable portion of the site is now developed. A 404 Permit was issued for this project by the ACOE to line the existing banks with gunite bank protection. Castaic Creek contains dense riparian woodland and supports the least Bell's vireo and arroyo toad. As such, construction of the Valencia Commerce Center and the development projects associated with the proposed Valencia Company 404 Permit could cause the following potentially significant cumulative impacts: (1) loss of riparian habitat from the study area; (2) disturbance of riparian wildlife due to the proximity of urban development; (3) potential degradation of water quality in the Santa Clara River due to urban stormwater runoff; (4) permanent loss of prime farmlands; (5) temporary and permanent disturbance to habitat for the least Bell's vireo; (6) impacts to mariposa lily, everlasting, and San Fernando Valley spineflower; and (7) modification of visual qualities due to urban development, bank protection, and bridges.

(2) West Creek Project

The proposed West Creek project is located on the west side of San Francisquito Creek, north of Newhall Ranch Road and south of the Copperhill Road Bridge. The proposed project consists of a maximum total of 2,545 residential units, along with a total of 180,000 square feet of neighborhood serving commercial uses, an elementary school and other related development. Circulation will be provided by a series of internal collector roadways that connect to the previously constructed extension of Copper Hill Drive, a

public street that represents the primary roadway providing ingress and egress to the site. Private recreational facilities will be provided in the central portion of the project site and a network of hiking/biking trails will extend both throughout the project site and along San Francisquito Creek. Buried bank stabilization has been installed along the west side of San Francisquito Creek and the Decoro Drive Bridge over the creek has been completed. The project site lies partially within SEA 19.

Development of the West Creek project and the other projects along San Francisquito Creek could combine to cause the following potentially significant cumulative impacts: (1) loss of riparian habitat along the margins of the creek; (2) disturbance of riparian wildlife breeding, foraging, and movement due to the proximity of urban development and short-term construction activities; (3) potential degradation of water quality in San Francisquito Creek due to urban stormwater runoff; (4) localized alteration in channel velocities in areas where the existing channel is narrowed; (5) loss of native upland habitats due to land development; (6) permanent loss of prime farmlands; (7) modification of visual qualities due to urban development, bank protection, and bridges; and (8) potential disturbance to habitat for the unarmored threespine stickleback.

(3) Entrada

The approximately 820-acre project site is located within unincorporated Los Angeles County in the Santa Clarita Valley. More specifically the project site is located directly west of I-5, both north and south of Magic Mountain Parkway. The project applicant proposes to develop the property with up to 3,300 residential units and 3.1 million square feet of commercial floor area. Approximately 48 percent of the site would be retained as open space. Bank stabilization along a portion of the Santa Clara River would be constructed in conjunction with the project. Construction and development of this project could cause potentially significant cumulative impacts to mariposa lily, everlasting, San Fernando Valley spineflower, and valley oak savannah.

(4) Tesoro del Valle (Upper San Francisquito Creek)

The approved project presently under construction is a master planned community of about 2,500 units on a 1,795-acre site on the west side of San Francisquito Creek. When completed, this development would include single- and multi-unit residences, commercial sites, schools, parks, and a fire station. About 1,002 acres of the site would remain in open space, and about 672 acres would remain in a natural undeveloped condition. The project required and received a General Plan Amendment from Los Angeles County, a Conditional Use Permit (CUP), and other local approvals. The project requires substantial grading of hills and the removal of upland habitats and numerous oak trees. The project encroaches into San Francisquito Creek at two locations. About 3.5 acres of the creek will be filled for slopes and a bridge

crossing. The lower slopes will contain rip-rap bank protection. Runoff from the project will be directed to water quality basins where aquatic vegetation will be maintained to uptake urban stormwater pollutants before the stormwater is discharged into the creek. The project site lies partially within SEA 19.

Development of the Tesoro del Valle and the projects along San Francisquito Creek associated with the approved Valencia Company 404 Permit could combine to cause the following potentially significant cumulative impacts: (1) loss of riparian habitat along the margins of the creek; (2) disturbance of riparian wildlife breeding, foraging, and movement, due to the proximity of urban development and short-term construction activities; (3) potential degradation of water quality in San Francisquito Creek due to urban stormwater runoff; (4) localized alteration in channel velocities in areas where the existing channel is narrowed; (5) loss of native upland habitats due to land development; (6) permanent loss of prime farmlands; (7) modification of visual qualities due to urban development, bank protection, and bridges; and (8) potential disturbance to habitat for the unarmored threespine stickleback.

(5) Cross Valley Connector (Newhall Ranch Road including the Newhall Ranch Road/Golden Valley Road Bridge)

This project would involve the extension of Newhall Ranch Road, including the Newhall Ranch Road/Golden Valley Road Bridge. Newhall Ranch Road would be extended by approximately 2 miles to the east of Bouquet Canyon Road including a bridge over the Santa Clara River connecting with Golden Valley Road. The proposed typical section of the alignment would include a six-lane roadway of approximately 120 feet in width, with a 14-foot median island and pedestrian and bicycle lanes. The proposed Golden Valley Road segment would require the construction of a bridge across the Santa Clara River and would traverse undeveloped open space (e.g., vacant lot, natural riverbed, scrub habitat) parallel to an overhead power line corridor. The proposed roadway is included as Major Arterial Highways in the City's General Plan.

(6) North Valencia Specific Plan No. I (Industrial Park)

While a majority of the North Valencia Specific Plan, located approximately 2 miles east (upstream) of the Newhall Ranch Specific Plan site and adjacent to the north and south side of the Santa Clara River and east and west side of San Francisquito Creek, is already constructed, a relatively small portion remains to be built. The remaining portion of the project would result in the construction of 167,000 square feet of industrial/business park uses on 7.7 acres. The Business Park designation is intended for industrial type uses per the North Valencia No. I Specific Plan. These uses will allow general industrial, research and development, limited retail/commercial, warehousing and office use related to these uses. Primary access

to the site is through Avenue Tibbitts, Anza Drive, and Avenue Hopkins. No significant biological resources occur within the 7 acres of vacant land remaining within this Business Park.

(7) North Valencia Specific Plan No. II

This approved project, located approximately 2 miles east (upstream) of the Newhall Ranch Specific Plan on the east side of San Francisquito Creek, entailed the annexation of 596.2 acres of land and the entitlement to develop the undeveloped portion of the annexation area (391.2 acres). Approximately 205 acres of this area is already developed with commercial and industrial uses. The remaining portions of the Specific Plan area are presently under development. The project approvals allow the developer to construct 1,900 dwelling units (1,400 single-family detached, 500 multi-family attached), 210,000 square feet of commercial/retail uses, a 15.9-acre community park, 20-acre school site, 4.1 acres of private neighborhood parks, 93.4 acres of natural open space and over 9 miles of trails and paseos. The 596.2-acre project includes approximately 391.2 acres of Specific Plan area and 205 acres of existing industrial and commercial development in the Valencia Industrial Center. The SEA in the project area is the San Francisquito Creek SEA (SEA 19). The General Plan states that, "…[t]his area was designated as an SEA primarily because of the threat of loss of suitable habitat for the unarmored threespine stickleback (*Gasterosteus aculeatus williamsoni)*, a federally and state listed Endangered species."

The project is a diverse and balanced mix of land uses ranging from commercial retail to high density multi-family and low to medium density single-family residential uses. These uses support the local vicinity and region (e.g., new housing would be provided to support existing and new employment opportunities expected to occur in the Santa Clarita Valley); commercial land uses which provide services for new residents; neighborhood parks and a school site to provide local recreational and educational support for new and existing residents. The trail system will serve the recreational needs of both a local and regional area. The creek area on the site is devoted to conservation (approximately 93.4 acres of the 596.2-acre site). This area, termed the San Francisquito Creek Conservation Area, is intended to respond to the City's desire to maintain the creek and SEA as an area devoted to the protection and preservation of important biological resources. Nevertheless, impacts on riparian resources and the riparian ecosystem and impacts on SEA 19 are considered cumulatively significant. Also, human and domestic animal use of riparian and upland habitat areas is expected to continue to occur as a result of project implementation and, therefore, will remain cumulatively significant.

(8) Riverpark

The Newhall Land and Farming Company will develop the Riverpark (Panhandle) project on a 695.4-acre site in the City of Santa Clarita in Los Angeles County. This project was approved by the City of Santa

Clarita in May 2005. The project site is located in the central part of the City at the eastern terminus of Newhall Ranch Road, east of Bouquet Canyon Road between the Castaic Lake Water Agency (CLWA) property and Soledad Canyon Road.

The project includes the development of 695.4 acres of land for single- and multi-family residential dwellings and supporting commercial uses. The entitlement, as approved by the City, allows the applicant to construct a residential community with 1,089 dwelling units, a maximum of 16,000 square feet of commercial uses, a trail system (Santa Clara River Trail, Newhall Ranch Road and Santa Clarita Parkway Class I trails, and trail connections from the interior planning areas), and a 29-acre active/passive park along the Santa Clara River. The project would also provide for utility easements (electric, water, wastewater, etc.), public street rights-of-way, and roughly 707 acres of City dedicated on and off-site open space area, including significant portions of the Santa Clara River. Buildout of the project necessitates the extension of Newhall Ranch Road, (full grading, four to six lanes) including the Newhall Ranch Road/Golden Valley Road Bridge over the Santa Clara River, to the Golden Valley Road/Soledad Canyon Road flyover. A portion of Newhall Ranch Road is located off site on property owned by CLWA. The project would include the construction of a portion of Santa Clarita Parkway (full grading, four vehicle lanes, Class I trail) from Newhall Ranch Road south for approximately 1,500 feet. The project will not include construction of the Santa Clarita Parkway Bridge over the Santa Clara River or its connection to Soledad Canyon Road.

Significant impacts associated with this project include: conversion of 280 acres of wildlife habitat/natural open space; Impacts to riverine habitat (as identified by the resource line) and associated riverbed, and; impacts to adjacent upland habitat within 100 feet of the riparian resource line.

(9) Bouquet Canyon Bridge Widening

This project would result in the widening of the Bouquet Canyon Road Bridge over the Santa Clara River to eight lanes, which would add one lane in each direction. The project consists of design and construction of roadway improvements, including the median, the relocation of a 36-inch effluent line on the south side of the bridge, the relocation of three sewer siphons on the east side of the bridge, a bike lane undercrossing on the north end of the bridge and a bike ramp from the bridge to the bike lane undercrossing on the north end of the bridge. Bridge improvements would not permanently alter the river hydrology because the widening retains the existing span of the bridge. Thus, hydrological and biological impacts would be short-term construction-related impacts.

(10) Whittaker – Bermite (Porta Bella Project)

Specific Plan No. 91-001, proposes a comprehensive plan for development of a 996-acre site with approximately 1,678 single-family homes and 1,560 multi-family units on 399 acres. Approximately 91 acres is planned for commercial and industrial uses, 14 acres for institutional uses, and 58 acres consisting of streets. The remaining 434 acres would be devoted to natural open space and recreational uses. Traffic/transportation, geological, air quality and biological resource impacts could occur with project implementation.

(11) Synergy Project

This project is proposed in the City of Santa Clarita and is located at terminus of Ermine Road, adjacent to the Riverpark project site. The project site is 208 acres in size and would consist of 916 multi-family and 95 single-family dwelling units. Hydrology, transportation/access, biological resources, water quality, and air quality are expected to be potentially significant impacts.

(12) Tick Canyon

This project is proposed at the northern terminus of Shadow Pines Boulevard, outside of the present City limits. It proposes the development of 492 single-family units and a 34-acre park site on 500 acres. Traffic/transportation, geological, air quality and biological resource impacts could occur with project implementation. An EIR is presently underway for this project.

(13) Bee Canyon

The Bee Canyon project is proposed on a 211-acre parcel of land located between the C-Mex project indicated above and State Route 14 (SR-14), easterly of Soledad Canyon Road. The applicant is requesting 556 single-family modular units, and the project would require the lengthy extension of public utilities. Traffic/transportation, geological, air quality and biological resource impacts could occur with project implementation. An EIR has yet to be completed for this project.

(14) Tract 42670

This project consists of a mixed commercial/industrial project to be located along Golden Valley Road in the center of the City of Santa Clarita. The 220-acre site would be developed with up to six million square feet of buildings. This project has been approved by the City and is under construction. Transportation/access and air quality are potential impacts associated with the project.

(15) Fair Oaks Ranch

The Fair Oaks project (Tentative Tract Map No. 52833) involves the construction of 1,033 residential units on 602 acres just outside the eastern boundary of the City of Santa Clarita. Phase II of the Fair Oaks Ranch development involves the construction of 738 single-family homes, 336 multi-family dwellings, 153 luxury apartments, a 6-acre public park, and dedication of 321 acres of open space just outside the eastern boundary of the City of Santa Clarita. Traffic/transportation, air quality and biological resource impacts could occur with project implementation.

(16) Santa Clara River Enhancement and Management Plan

In 1994, a multi-agency committee formally initiated the Santa Clara River Enhancement and Management Plan. The committee consists of various parties and "stakeholders" along the river, including federal, state, and local agencies; water districts; farmers; property owners; and environmental organizations. The plan is designed to provide information on the land use, governmental, and resource conflicts along the river and its 500-year floodplain, extending from near Acton to the Pacific Ocean. A 26-member Project Steering Committee consisting of representatives of the counties, communities, state and federal agencies, property owners, aggregate producers, water agencies, and Friends of the Santa Clara River directs plan preparation. The Steering Committee began by identifying the river's critical issue areas. Reports were developed by subcommittees covering biology, water resources, flood control, agriculture, aggregate mining, and recreation that provide background information, goals, and recommendations for the river on the various issue areas. A series of computer-based maps covering the entire river were produced, and have been used in a GIS overlay process to identify conflicts and opportunities, and to facilitate decisions regarding uses of the river floodplain. The Steering Committee, in early 1999, approved a set of river-wide and reach-by-reach recommendations, which are to be incorporated into the plan. A draft plan was completed in January 2004 and is presently under review.

(17) Gate King Project

The applicant is proposing to subdivide a 584-acre site into 60 lots and is requesting General Plan Amendments to change the land use designations in several areas of the site. The site is situated in the southern portion of Santa Clarita, within the community of Newhall, west of SR-14 and Sierra Highway and south of San Fernando Road. The proposal involves amending the land use designation on about 223 acres, or about 38 percent of the site. The proposed changes would eliminate the Residential (RE) and Commercial (CC) designations from the site, and would increase the area designated Industrial Commercial (IC) from 337.5 acres to about 344 acres. The area designated open space (OS) would increase from 93.2 acres to about 240 acres. The project site includes an estimated 10,680 live oaks and an

additional 1,041 oaks that are either dead or have experienced severe fire damage. The proposed development would directly remove 1,000 oaks, or about 9 percent of the total number of oaks on site. Oaks to be removed include 696 coast live oaks and 304 scrub oaks. In addition to the oaks that would be directly removed by grading, site grading and development could indirectly affect 336 oaks, or about 3 percent of the total. Other impacts associated with the project include traffic, air quality, and increased demand for public services and utilities.

(18) C-Mex Soledad Canyon Mine

Transit Mix, Inc. has proposed a new aggregate mine for a hillside at the entrance to Soledad Canyon. The surface mine would encompass about 300 acres on mostly private land. The Bureau of Land Management and Los Angeles County Department of Regional Planning have prepared a separate EIR and EIS.

These documents found that the project would result in significant impacts to upland habitats. Use of groundwater at the mine site could also affect the amount of surface water at the mouth of Soledad Canyon where a population of the unarmored threespine stickleback is present. A long-term significant impact to this species is not anticipated because the applicant has agreed to a continuous water quality and depth-monitoring program designed to detect and prevent any adverse impacts from groundwater pumping. Other impacts associated with mine operation include increased truck traffic on SR-14 and localized air quality and noise impacts on nearby residential dwellings.

(19) Los Angeles County Sanitation Districts' Facilities Plan

Most wastewater generated within the Santa Clarita Valley is treated at two existing WRPs that are operated by the County Sanitation Districts of Los Angeles County (CSDLAC). These two treatment facilities, the Saugus WRP (District 26) located at 26200 Springbrook Avenue in Saugus, and the Valencia WRP (District 32), located at 28185 The Old Road in Valencia have been interconnected to form a regional treatment system known as the Santa Clarita Valley Joint Sewerage System (SCVJSS). The relationship between the two districts was established through a joint powers agreement that created the regional treatment system and permits the Valencia WRP to accept flows that exceed the capacity of the Saugus WRP. These two facilities provide primary, secondary, and tertiary treatment. The SCVJSS has a combined permitted treatment capacity of 19.1 million gallons per day (mgd) and treated an average of

18.1 mgd.[9] Existing facilities can be expanded to handle a daily capacity of 34.1 mgd, which is sufficient to meet demand up until 2015.[10]

The CSDLAC has prepared a Facilities Plan, with a horizon year of 2015, for the Santa Clarita Valley Joint Sewerage System and a Draft EIR. The Facilities Plan estimates future wastewater generation for the probable future service area of County Sanitation Districts 26 and 32 in order to anticipate future treatment capacity and wastewater conveyance needs. According to CSDLAC estimates, total flows projected from the Santa Clarita Valley in 2015, exclusive of Newhall Ranch, would be 34.1 mgd. This projection is based upon Southern California Association of Governments (SCAG) 96 population projections exclusive of Newhall Ranch. As a result of this finding, CSDLAC proposed to incrementally expand the treatment facilities to meet future needs in two expansions to a total of 34.1 mgd.[11] This two-phase expansion plan, which would increase treatment capacity by approximately 15 mgd, was recently approved. The first phase would expand treatment capacity by approximately 9 mgd, or approximately a 47 percent increase over existing capacity. This expansion, when complete, will meet the expected wastewater treatment demand through 2010. The second phase would increase treatment capacity an additional 6 mgd.

The proposed facilities plan is not expected to result in any significant impacts beyond localized and temporary impacts due to physical improvements to the systems. Hence, the potential for significant cumulative impacts with the proposed project is considered very low.

(20) Castaic Lake Water Agency Reclaimed Water Master Plan

In November 2006, a Draft Program EIR for CLWA's draft Recycled Water Master Plan (RWMP) was released for public review. The Draft EIR analyzed the environmental impacts of the project and concluded that there would be significant direct environmental impacts in the areas of construction related impacts to air quality and noise. The Draft EIR also concluded that there could be significant indirect impacts in several categories as a result of the growth that might occur from development of various lands because they could be supplied potable water freed by the increased use of recycled water with the proposed project. The report concluded that as the use of potable water increases and wastewater production increases, the amount of recycled water available to meet system demands would also increase. The RWMP recommended the construction of the recycled water system be phased to utilize the increases in recycled water production. The total water supply available for recycled water use is expected to reach approximately 17,400 AF per year by 2030, as described in the 2005 UWMP. The

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9 Written correspondence from the County Sanitation Districts of Los Angeles County, March 29, 2004.

10 Written correspondence from the County Sanitation Districts of Los Angeles County, October 1, 2002.

11 Ibid.

RWMP contains twelve phases to be implemented over 25 years. The Final EIR was certified on March 28, 2007.

Diverting effluent from the river could reduce surface flows, groundwater recharge, and habitat for the unarmored threespine stickleback and other sensitive aquatic species. The significance of this impact is unknown pending further environmental studies. However, it is likely that diversion from the river will only offset the past, present, and future increases in imported water use in the region that result in steadily increasing discharges of treated wastewater into the river. Hence, the effects on surface water, groundwater, and aquatic habitat may be negligible. To the extent that this conclusion is supported by future studies, no significant cumulative impact is anticipated with the proposed project.

(21) Castaic Junction

The 114.2-acre site is located within unincorporated Los Angeles County in the Santa Clarita Valley. The irregularly shaped parcel is immediately south of the intersection of Henry Mayo Road and The Old Road. North of this intersection is the I-5/SR-126 interchange. The Santa Clara River defines the southern project boundary. The project applicant proposes the development of up to 1,377,200 square feet of light industrial building space, 446,600 square feet of office space, and 55,700 square feet of retail space totaling 1,879,500 square feet.

The site is within the 100-year floodplain of the Santa Clara River and a portion is also within SEA 23, which includes habitat for the protected unarmored three-spine stickleback. Buildout of uses proposed would potentially alter river hydraulics, as the development pads must be protected from flooding. Flood protection improvements could impact riparian species known to occur within SEA 23. Other impacts include increased traffic on I-5 and SR-126, increased air emissions, and increased demand for public services and utilities.

(22) Newhall Ranch Resource Management and Development Plan and Spineflower Conservation Plan

The Landmark Village applicant is currently processing federal and state permit applications and the preparation of a combined EIS/EIR under both the National Environmental Policy Act (NEPA) and CEQA to assess the environmental implications of implementing the Newhall Ranch Resource Management and Development Plan (RMDP) and Spineflower Conservation Plan (SCP). This project's RMDP component consists of those improvements, facilities, and activities associated with implementation of the Newhall Ranch Specific Plan, which will require federal and state permits and agreements from the ACOE and the CDFG. The proposed RMDP consists specifically of various flood control improvements, stream bank protection, drainage facilities, roads, building pads, pipeline and

utility river crossings, nature trails, new and widened bridges, and the Newhall Ranch Water Reclamation Plant outfall facilities. The proposed SCP component consists of a conservation management framework to permanently protect and manage designated preserve areas designed to maximize the long-term persistence of the spineflower.

The proposed federal action required to implement this project consists of the issuance of a long-term Section 404 permit for the Newhall Ranch RMDP facilities and improvements associated with the Newhall Ranch Specific Plan that would potentially result in the discharge of fill or dredged material in and adjacent to the Santa Clara River and its side drainages. As part of the federal permit review process, the ACOE also will comply with Section 7 of the Endangered Species Act, which requires consultation with the USFWS and the National Oceanic and Atmospheric Administration Fisheries (NOAA Fisheries) for any federal permit that may affect an ESA-listed species or their critical habitat. In addition, a federal Clean Water Act Section 401 water quality certification will be required from the Los Angeles Regional Water Quality Control Board (RWQCB) as part of the ACOE' permit review process. The USFWS also will review a candidate conservation agreement and the SCP for the spineflower and consider whether to enter into such an agreement for the long-term conservation of the spineflower.

The proposed state action consists of the issuance by CDFG of a long-term master streambed alteration agreement under Section 1600 of the California Fish and Game Code for Newhall Ranch RMDP construction activities associated with the Newhall Ranch Specific Plan that occur within the bed, bank, or streambed channel of the Santa Clara River and its side drainages. The proposed state action would also include issuance by CDFG of an incidental take permit for Newhall Ranch RMDP construction activities that impact state-listed species under the California Endangered Species Act. The proposed state action includes CDFG's review and possible approval of the SCP and issuance of a Section 2081 incidental take permit for spineflower. For further updated information concerning the EIS/EIR Project, please refer to the Final EIR, Topical Response 2: EIS/EIR Project.

b. Cumulative Development Impact Analysis

Development in the region has been cumulatively reducing the amount of open area and extent of sensitive habitats, and has been constricting wildlife movement. This trend has been occurring in the region since the early 1950s. Major open areas that remain undeveloped include, among other areas, the Angeles National Forest and Los Padres National Forest. Several large development projects are proposed for the Los Angeles/Ventura County region, including the Newhall Ranch Specific Plan.

(1) Newhall Ranch Specific Plan EIR Cumulative Impact Summary

The Newhall Ranch Specific Plan will permanently convert approximately 5,100 acres of land from a largely natural, albeit partially disturbed, habitat condition, to that of a suburban/urban environment and, at the same time, dedicate 6,863.8 acres (57 percent of the total Specific Plan area) in the Santa Clara River Corridor and the Santa Susana Mountains as open space. Specifically, conservation easements would be placed over the 977-acre River Corridor SMA/SEA 23 and the 4,205-acre High Country SMA/SEA 20. In addition, an off-site condition requires the applicant to dedicate to the public 1,517 acres of land in the Salt Creek watershed in Ventura County, adjacent to the Newhall Ranch Specific Plan site. Further, Newhall Land proposes to place a conservation easement over a 164.8-acre Spineflower Conservation Area.

Despite the preservation of large areas of high biological habitat, the Newhall Ranch Specific Plan Program EIR found that the proposed conversion of land, when added to all the other such conversions of open area that are proposed, will permanently decrease the amount of land available for natural habitats and the flora and fauna that inhabit them. In some cases, specific natural habitats and plant and animal species occur in relative abundance despite the amount of development that is on the horizon; however, other habitat and species are not as abundant. In these latter cases, incremental development has been contributing to habitat loss. Accordingly, the Newhall Ranch Specific Plan Program EIR found that neither implementation of the Newhall Ranch Specific Plan, nor any other similar large-scale project can mitigate from a biological perspective the permanent conversion of large blocks of open space area and its associated plant and wildlife habitat. Thus, the Newhall Ranch Specific Plan Program EIR concluded that the cumulative impacts to biological resources are considered significant unavoidable impacts.

(2) Overview the Dudek Santa Clara River Watershed Study

Since completion of the Newhall Ranch Specific Plan Program EIR, Dudek prepared the Draft Santa Clara River Watershed Study (June 2007).[12] The watershed study analyzed the cumulative impacts of development (including past projects, current land use zoning and future and approved projects in the Los Angeles County portion of the Santa Clara River Watershed) to biological resources and ecological functions in the Santa Clara River Watershed (SCRW). The watershed study provides the basis for a more detailed discussion of cumulative impacts to biological resources than contained in the certified Newhall Ranch Specific Plan Program EIR. Accordingly, a summary of the findings of the watershed

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12 This study is found in **Appendix A** of this Final EIR.

study and further analysis of the proposed Landmark Village project's contribution towards the cumulative loss of biological resources is provided below.

The SCRW drains approximately 1,036,571 acres (1,620 square miles) of natural and urban areas north and east of Los Angeles in southern California. The SCRW supports a total of 40 vegetation and land cover types, which are categorized into 9 general communities and cover types – big sagebrush scrub, coastal scrubs, chaparrals, non-native grassland, riparian/wetland, woodland and forest, other non-vegetated natural land covers, agricultural lands, and developed and disturbed lands. Chaparrals are by far the largest cover component in the watershed, comprising 53 percent of the watershed, and dominate the landscape in the rugged hills north of the Santa Clara River. Coastal scrubs and woodlands and forests are the next most common vegetation covers at 17 percent and 15 percent of the total, respectively. The coastal scrubs dominate the lower foothills along the river valley and the woodlands and forests primarily occur at the higher elevations. These three dominant general communities comprise 85 percent of the watershed.

Of the lands within the SCRW, approximately 303,045 acres (29 percent) are currently classified for developed uses based on the Ventura County and Los County and city general plans that were used to compile the database in the watershed study. In terms of acreages and percentages of the major vegetation communities, current land use classifications would result in the largest impacts to coastal scrubs, at 91,774 acres and 50 percent of the total. A relatively large amount of acreage of chaparral also would be developed (85,094 acres), but would impact only 15 percent of the total in the watershed. For woodlands and forests, 23,962 acres (16 percent) could be impacted under current land use classifications. For the smaller vegetation communities, 9,454 acres (42 percent) of non-native grassland and 3,802 acres (27 percent) of riparian/wetland could be impacted under current land use classifications.

While land conversion, in the form of agriculture, residential, commercial, and industrial urban uses has occurred in the Santa Clara River Valley and adjacent foothills and substantial future development will occur, the vast majority of the watershed is comprised of natural lands. Specifically, the watershed has very substantial existing public lands and planned open spaces that will be protected in perpetuity. Based on current public lands and currently open space classifications, approximately 71 percent of the watershed (733,526 acres) is existing or classified as open space.

(3) Project's Contribution Towards the Cumulative Loss of Biological Resources

The project applicant's property holdings comprise a small proportion (<2 percent) of the SCRW and such planned development would impact approximately 1 percent of the total watershed. Accordingly,

development of the Landmark Village project (which includes the permanent conversion of 948 acres of largely natural lands) would impact approximately 0.1 percent of the total SCRW.

Although the proposed Landmark Village project represents a very small portion of potential future development of the greater SCRW, it would still contribute to the anticipated watershed-wide loss of plant communities. Of primary concern are those plant communities subject to the greatest loss based on uses allowed by the current land use classifications. As previously discussed, current land use classifications would result in the largest impacts to coastal scrubs, with the potential future development of 91,774 acres of the plant community within the SCRW, which represents 50 percent of the total acreage of the plant community present. Given the magnitude of the potential cumulative loss of coastal scrubs in the SCRW, the approximately 206 acre loss of coastal scrubs associated with the Landmark Village project represents a significant contribution towards the loss of this high biological value plant community.

In regards to other upland plant communities and as previously discussed (see **heading 9.b.(1)(b), Wildlife Habitat Loss**), the proposed project also would result in the permanent conversion of 367.19 acres of agricultural land, 48.17 acres of California annual grassland, 1.76 acres of coast live oak woodland, 49.47 acres of undifferentiated chaparral scrub and alliances, and 228.01 acres of disturbed land. These plant communities are of varying biological value and abundance in the SCRW. Specifically, chaparral is abundant in the SCRW and provides habitat for numerous wildlife species; the proposed project would only contribute 48.17 acres to the potential 85,094-acre watershed-wide loss of chaparral. Conversely, the proposed project would result in a larger loss of disturbed lands (approximately 228 acres) which provide limited wildlife habitat value. While the project-associated loss of these plant communities are very small relative to the greater SCRW, when considered together, the loss of habitat provided by these upland plant communities is substantial as they provide habitat for numerous special-status wildlife species (see **Tables 4.4-5** and **4.4-6**).

As previously discussed, 3,802 acres (27 percent) of riparian/wetland habitat within the SCRW could be impacted under current land use classifications. The proposed Landmark Village project would contribute to this loss of riparian/wetland habitat through the permanent conversion of 37.84 acres of riparian/wetland habitat and the temporary disturbance to an additional 26.34 acres. Including permanent and temporary impacts, the proposed Landmark Village project represents 1.7 percent of the potential loss of riparian/wetland habitats within the SCRW allowed by current zoning. While the project-associated loss of riparian/wetland habitat is relatively small, the habitat to be developed/disturbed is considered of high biological value. Therefore, in the absence of mitigation, the project's contribution towards the cumulative loss of riparian/wetland habitat would be significant. As discussed in the watershed study, based on an extensive review of permits issued by the ACOE and

CDFG for projects between 1988 and 2006 in Los Angeles and Ventura counties, there has been a cumulative net increase in jurisdictional water/wetlands as a result of mitigation for activities on the order of 275 acres for ACOE and 316 acres for CDFG. Although these acreages assume 100 percent success of the mitigation and it is likely that some of the mitigated acreage has not been successful for various reasons (e.g., poor design, inappropriate soils or hydrology, poor maintenance, etc.), it can reasonably be assumed that there has not been a substantial net cumulative loss of the waters and wetlands from agency-permitted activities in the watershed since 1988. As new projects such as Landmark Village are approved and constructed, with a better understanding and improvement of technologies of waters and wetlands protection and restoration, it is anticipated that wetland and riparian functions and values in the watershed will be maintained and enhanced in the future.

(4) Conclusions

Consistent with the findings of the Newhall Ranch Specific Plan EIR, the proposed Landmark Village project would contribute towards the cumulative loss of biological resources. Specifically, in the absence of mitigation, the project's contribution towards the cumulative loss of coastal scrub, upland wildlife habitat, and riparian/wetland habitat would be significant. With implementation of the mitigation (see Mitigation Measures SP 4.6-1 through SP 4.6-16, and **LV 4.4-1**), the project's contribution towards the cumulative loss of riparian/wetland habitat would be reduced to below a level of significance. However, the project's contribution towards the cumulative loss of California sagebrush scrub and upland wildlife habitat would remain significant and unavoidable.

12. SIGNIFICANT UNAVOIDABLE IMPACTS

a. Project Impacts

Consistent with the findings of the Newhall Ranch Specific Plan Program EIR, significant unavoidable impacts would occur with respect to the loss of many sensitive animal species, loss of coastal scrub, the overall loss of upland wildlife habitat and increased human and domestic animal presence.

b. Cumulative Impacts

With the implementation of mitigation (see Mitigation Measures SP 4.6-1 through SP 4.6-16, and **LV 4.4-1**), the project's contribution towards the cumulative loss of riparian/wetland habitat would be reduced to below a level of significance. However, the project's contribution towards the cumulative loss of coastal scrub and upland wildlife habitat would remain significant and unavoidable.

classified by the U.S. EPA as a severe-17 nonattainment area for the 8-hour O_3 standard,[10,11] a serious nonattainment area for PM_{10},[12] a nonattainment area for $PM_{2.5}$,[13] and a serious nonattainment area for CO.[14]

Under the compliance timetables in the 1990 Amendments to the CAA that pertain to O_3, the Basin was originally to achieve attainment status for O_3 within 20 years (i.e., by November 15, 2010). To do so, the Basin was to show a 15 percent reduction from its 1990 Basin-wide emissions inventory within six years from the enactment date of the CAA, and a 3 percent annual reduction thereafter for the remainder of the 20 years. In July 1997, the U.S. EPA announced new health-based standards for O_3. The former 1-hour O_3 standard was revoked on June 15, 2005, and attainment is no longer required. The SCAQMD now has until June 15, 2021 at the latest to meet the 8-hour O_3 standard. For the other nonattainment pollutants, the Basin must achieve attainment status by the most expeditious date that can be achieved, but no later than five years from the date the area was designated nonattainment. If the Basin experiences difficulty doing so, the U.S. EPA may extend the period for attainment for an additional 10 years. According to the 2003 AQMP, the Basin has met the federal standards for both NO_2 and CO, although the Basin has not yet been redesignated as attainment for CO.[15]

In addition, in 1997, the U.S. EPA announced a new standard for particulate matter under the NAAQS: $PM_{2.5}$. A subset of PM_{10}, $PM_{2.5}$ refers to particulate matter that is 2.5 micrometers or smaller in size, or approximately 1/30 the diameter of a human hair. Sources of $PM_{2.5}$ include fuel combustion from automobiles, power plants, wood burning, industrial processes, and diesel-powered vehicles, such as buses and trucks. These fine particles are also formed in the atmosphere when gases, such as SO_2, NO_2,

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10 U.S. Environmental Protection Agency. "8-Hour Ozone Areas Listed by Category/Classification as of March 2, 2006." [Online] 22 May 2006. <http://www.epa.gov/air/oaqps/greenbk/gnc.html>. On April 30, 2004, the EPA published designations of nonattainment areas with respect to the 8-hour ozone standard. The Basin was designated as "severe-17" nonattainment for the purposes of this standard. Severe-17 nonattainment areas have an attainment date of June 15, 2021 (17 years after the effective date of the designation) to comply with the 8-hour ozone standard. This designation commences a new round of planning to demonstrate compliance with the 8-hour standard.

11 U.S. Environmental Protection Agency. "Green Book 8-Hour Ozone Nonattainment Areas." [Online] 22 May 2006. <http://www.epa.gov/air/oaqps/greenbk/ca8.html>.

12 U.S. Environmental Protection Agency. "Particulate Matter Nonattainment Area Map." [Online] 22 May 2006. <http://www.epa.gov/air/oaqps/greenbk/mappm10.html>.
U.S. Environmental Protection Agency. "Particulate Matter Nonattainment Areas as of March 2, 2006." [Online] 22 May 2006. http://www.epa.gov/air/oaqps/greenbk/pntc.html.

13 U.S. Environmental Protection Agency. "Counties Designated Nonattainment for PM-2.5." [Online] August 17, 2007. <http://www.epa.gov/air/oaqps/greenbk/mappm25.html>

14 U.S. Environmental Protection Agency. "Carbon Monoxide Nonattainment Area Map." [Online] 22 May 2006. <http://www.epa.gov/air/oaqps/greenbk/losangc.html>.

15 South Coast Air Quality Management District. *2003 Air Quality Management Plan*. [Online] 22 December 2003. <http://www.aqmd.gov/aqmp/AQMD03AQMP.htm>, p. ES-9.

μg/m^3 to 20 μg/m^3 (the 24-hour-average standard of 50 μg/m^3 for PM_{10} would be retained), and that the new annual-average standard for $PM_{2.5}$ in California be established at 12 μg/m^3, which is less than the federal standard of 15 μg/m^3 (17 Cal.CodeRegs. Section 70200). These standards were adopted by the ARB in June 2002, approved by the Office of Administrative Law (OAL) on June 5, 2003, and became effective on July 5, 2003. The ARB also will consider establishing a 24-hour $PM_{2.5}$ state standard in the future; however, the timing of the adoption of this latter standard is currently unknown.

Health and Safety Code Section 39607(e) requires the ARB to establish and periodically review area designation criteria. These designation criteria provide the basis for the ARB to designate areas of the state as "attainment," "nonattainment," or "unclassified" for the state standards. In addition, Health and Safety Code Section 39608 requires the ARB to use the designation criteria to designate areas of California and to annually review those area designations. The ARB makes area designations for 10 criteria pollutants: O_3, CO, NO_2, SO_2, $PM_{2.5}$, PM_{10}, sulfates, Pb, hydrogen sulfide, and visibility-reducing particles.[20] Currently, the ARB has not established area designations for vinyl chloride;[21] however, the ARB has identified vinyl chloride as a Toxic Air Contaminant (TAC) with an undetermined threshold level of exposure for adverse health effects. Therefore, vinyl chloride is addressed on a project-by-project basis. As discussed below, this project is not expected to emit vinyl chloride or other criteria pollutants, such as sulfates, Pb, hydrogen sulfide, and visibility-reducing particles.

Currently, the ARB has designated the Basin as an extreme nonattainment area for O_3 with respect to the 1-hour standard,[22] a nonattainment area for PM_{10},[23] nonattainment for $PM_{2.5}$,[24] attainment for CO[25] and sulfates,[26] unclassified for hydrogen sulfide,[27] and attainment or unclassified for NO_2, SO_2, Pb, and visibility-reducing particles.[28] The ARB has not established area designations for vinyl chloride. For areas classified as nonattainment,

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20 California Air Resources Board. "Area Designations (Activities and Maps)." [Online] 22 December 2003. <http://www.arb.ca.gov/desig/desig.htm>. Written communication with Marcy Nystrom, California Air Resources Board, December 24, 2003, stating that state law requires the ARB to make area designations for pollutants with state standards listed in Title 17 of the California Code of Regulations, Section 70200. However, vinyl chloride is not included in this section of the California Code of Regulations; therefore, the ARB does not make area designations for vinyl chloride.

21 Ibid.

22 California Air Resources Board. "State Area Designation Map: Ozone." [Online] 22 May 2006. <http://www.arb.ca.gov/desig/adm/s_ozone.htm>.

23 California Air Resources Board. "State Area Designation Map: PM_{10}." [Online] 22 December 2003. < http://www.arb.ca.gov/desig/adm/s_pm10.htm>.

24 California Air Resources Board. "State Area Designation Map: $PM_{2.5}$." [Online] July 26, 2007. http://www.arb.ca.gov/desig/adm/2006/state_pm25.pdf

25 California Air Resources Board. "State Area Designation Map: CO." [Online] 22 May 2006. < http://www.arb.ca.gov/desig/adm/s_co.htm>.

26 California Air Resources Board. "State Area Designation Map: Sulfates." [Online] 22 May 2006. < http://www.arb.ca.gov/desig/adm/s_sulfates.htm>.

27 California Air Resources Board. "State Area Designation Map: Hydrogen Sulfide." [Online] 22 May 2006. < http://www.arb.ca.gov/desig/adm/s_h2s.htm>.

28 California Air Resources Board. "Area Designation Maps/State and Federal." [Online] 22 May 2006. < http://www.arb.ca.gov/desig/adm/adm.htm>.

Subphase/Emissions Source	Emissions (lbs/day)				
	CO	VOC	NO_x	SO_x	PM_{10}
Weeks 47 thru 91					
Mitigated Emissions Total	3,102.61	549.63	2,798.32	0.15	131.16
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition or Grading during this subphase.					
Week 92					
Mitigated Emissions Total	3,603.81	603.46	3,035.29	0.06	122.52
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition or Grading during this subphase.					
Weeks 93 thru 144					
Mitigated Emissions Total	3,306.30	555.86	2,790.95	0.05	112.86
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition or Grading during this subphase.					
Weeks 145 thru 158					
Mitigated Emissions Total	3,126.78	528.79	2,527.25	0.05	97.52
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition or Grading during this subphase.					
Weeks 159 thru 178					
Mitigated Emissions Total	1,764.79	358.43	1,402.96	0.03	53.80
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase.					
Weeks 179 thru 196					
Mitigated Emissions Total	1,549.32	332.26	1,245.55	0.03	48.53
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase.					
Weeks 197 thru 210					
Mitigated Emissions Total	1,064.36	218.82	854.79	0.02	33.26
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase.					
Weeks 211 thru 220					
Mitigated Emissions Total	794.57	134.83	596.44	0.01	22.03
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase.					
Weeks 221 thru 235					
Mitigated Emissions Total	500.54	71.95	374.61	0.01	13.72
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	NO	NO	~~NO~~YES	NO	NO
Beg. 2015 (196 Weeks) [1]					
Mitigated Emissions Total	905.93	147.09	669.17	0.03	24.03

Subphase/Emissions Source	Emissions (lbs/day)				
	CO	VOC	NO_x	SO_x	PM_{10}
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00
Exceeds Thresholds?	YES	YES	YES	NO	NO
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase.					

Source: Impact Sciences, Inc., Calculations can be found in ***Appendix 4.9****.*

[1] *As a worst-case scenario, assumes all associated grading and pavement/asphalt is completed during the first three subphases.*

(a) Localized Significance Thresholds (LST)

The SCAQMP has recommended that this EIR analyze ambient PM_{10}, NO_2, and CO concentrations (fugitive dust and motor vehicle and equipment exhaust) due to construction of the proposed project on ambient air quality concentrations in the vicinity of the construction site. The ambient air quality impacts are compared to thresholds established by the SCAQMD. The significance threshold for PM_{10} represents compliance with Rule 403 (Fugitive Dust). The thresholds for NO_2 and CO represent the allowable increase in concentrations above background levels in the vicinity of the project that would not cause or contribute to an exceedance of the relevant ambient air quality standards.

Emission Estimation Methodology

Unmitigated construction emissions were estimated based on the information provided in the Software Users' Guide: URBEMIS2002 for Windows with Enhanced Construction Module, Version 8.7.0 (April 2005) [The assumptions are available for review in **Appendix 4.9** of the EIR]. URBEMIS2002 is a land use and transportation based air quality model developed in cooperation with the ARB and designed to estimate air emissions from new development projects, including construction emissions. The emissions are estimated based on the information provided by the project applicant. The key emission estimation assumptions are as follow:

- Anticipated starting year: 2007;
- Anticipated development duration: ~~251~~235 weeks;
- Anticipated grading and asphalt paving schedule: week 1 to week 75;
- Anticipated construction schedule: week 76 to week ~~251~~235;
- Total number of acres of land to be graded: 291 acres;
- Maximum acres graded per day: 28 acres; and
- Dust control measures: As required by SCAQMD Rule 403.

Furthermore, the applicant for the WRP would be required to prepare and implement an "Integrated Emergency Response Plan" (IERP). The IERP would provide procedures for personnel medical emergencies, evacuation procedures, and mitigation and abatement procedures for hazardous chemicals. The plan must conform to multiple regulatory requirements, including 8 Cal.CodeRegs. Section 3220, Emergency Action Plan; 8 Cal.CodeRegs. Section 3221, Fire Prevention Plan; 8 Cal.CodeRegs Section 5192, Hazardous Waste Operations and Emergency Response; and 22 Cal.CodeRegs. Sections 66265.50–66265.56, Contingency Plan and Emergency Procedures. As a result, potential for project residents, employees, and visitors to be exposed to toxic air contaminants is minimal and less than significant under these criteria.

(3) Operational Impacts Conclusion

Operational-related CO, VOC, NO_x, and PM_{10} emissions generated by the project would exceed SCAQMD recommended emission thresholds of significance for these pollutants and, for that reason, they are considered significant. As a result, feasible mitigation for these significant impacts is required both under the conditions imposed on the Newhall Ranch Specific Plan and under the requirements of the CEQA. The effectiveness of the required mitigation measures in reducing these potentially significant adverse air quality impacts is discussed below.

The project would be consistent with the 2003 AQMP; therefore, it would not jeopardize the long-term attainment of the air quality standards predicted in that document. The project also does not meet the additional indicators of potential air quality impacts.

d. Health Risk Assessment

A health risk assessment evaluates the health impacts due to diesel exhaust particulate matter (DPM) emitted by diesel trucks and equipment associated with construction of a proposed project. A health risk assessment has been prepared for the proposed Landmark Village project and is found in **Appendix 4.9** of this EIR, and a summary of the assessment is provided herein. The proposed project site is bounded by SR-126 on the northern boundary and by the Santa Clara River on the southern boundary. The proposed project will consist of 308 single-family residential units; 685 condominiums; 451 apartments; 337,600 square feet (sq. ft.) of retail area; 695,400 sq. ft. of office space; 70,000 sq. ft. of school buildings; and 16.1 acres of park area. Total development is anticipated to occur over a ~~251~~235-week period. Also, a utility corridor extending approximately 39,800 feet in length and 35 feet wide was considered as a part of the proposed project. The utility corridor includes the infrastructure components for potable water, sewer, reclaimed water, and natural gas. The sources of DPM include on-road trucks and diesel-powered construction equipment like front-end loaders, bulldozers, and scrapers.

LV4.9-3 All on-road and off-road construction equipment shall employ cooled exhaust gas recirculation technology, to the extent feasible, as determined by the County of Los Angeles.

Cooled exhaust gas recirculation (EGR) reduces CO, VOC, NO_x, and PM_{10} emissions as follows: Oxygen is required for fuel to be consumed in a combustion engine. The high temperatures found within combustion engines cause nitrogen in the surrounding air to react with any unused oxygen from the combustion process to form NO_x. EGR technology directs some of the exhaust gases that have already been used by the engine and no longer contain much oxygen back into the intake of the engine. By mixing the exhaust gases with fresh air, the amount of oxygen entering the engine is reduced. Since there is less oxygen to react with, fewer nitrogen oxides are formed and the amount of nitrogen oxides that a vehicle releases into the atmosphere is decreased. Based on information provided in the URBEMIS2002 model for its use in construction equipment, cooled exhaust gas recirculation technology can reduce CO and VOC emissions by 90 percent, NO_x emissions by 40 percent and PM_{10} emissions by 85 percent.

LV4.9-4 All on-road and off-road construction equipment shall employ diesel particulate filters, which can reduce PM_{10} emissions from construction equipment by as much as 80 percent based on information provided in the URBEMIS2002 model.

Although substantial mitigation is recommended for the project's construction-related emissions, **Mitigation Measures LV 4.9-2** and **4.9-3** are based on technology unproven on a large scale and which may be infeasible. However, if these mitigation measures are found feasible at the time of construction, the project's construction-related CO, VOC, NO_x, and PM_{10} emissions would be reduced substantially, as shown in **Table 4.9-25**, **Estimated Mitigated Construction Emissions**. In particular, implementation of these mitigation measures, if feasible, would reduce CO emissions ~~to less than significant, and the period of VOC~~ exceedances ~~would be reduced~~ from 51 months to less than 2 months. However, even with the implementation of these mitigation measures, if feasible, construction emission thresholds for VOC, NO_x, and PM_{10} emissions would still be exceeded for approximately 48, ~~90~~48, and 11 months, respectively. As a result, construction air quality impacts are considered significant.

Subphase/Emissions Source	Emissions (lbs/day)					Mitigation
	CO	VOC	NO_x	SO_x	PM_{10}	
Weeks 159 thru 178						
Mitigated Emissions Total	210.84	167.17	648.81	0.03	0.00	Aqueous Fuel
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00	Cooled EGR
Exceeds Thresholds?	NO	YES	YES	NO	NO	
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase. Assumes use of low VOC asphalt and architectural coatings.						
Weeks 179 thru 196						
Mitigated Emissions Total	185.74	168.78	576.42	0.03	0.00	Aqueous Fuel
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00	Cooled EGR
Exceeds Thresholds?	NO	YES	YES	NO	NO	
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase. Assumes use of low VOC asphalt and architectural coatings.						
Weeks 197 thru 210						
Mitigated Emissions Total	23.03	90.21	4.31	0.02	0.20	Aqueous Fuel
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00	Cooled EGR
Exceeds Thresholds?	NO	YES	NO	NO	NO	
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase. Assumes use of low VOC architectural coatings.						
Weeks 211 thru 220						
Mitigated Emissions Total	15.00	40.94	2.78	0.01	0.14	Aqueous Fuel
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00	Cooled EGR
Exceeds Thresholds?	NO	NO	NO	NO	NO	
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase. Assumes use of low VOC asphalt and architectural coatings.						
Weeks 221 thru 235						
Mitigated Emissions Total	58.05	18.70	173.21	0.01	0.00	Aqueous Fuel
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00	Cooled EGR
Exceeds Thresholds?	NO	NO	~~NO~~YES	NO	NO	
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase. Assumes use of low VOC architectural coatings.						
Beg. 2015 (196 Weeks) [1]						
Mitigated Emissions Total	110.22	51.5	310.01	0.03	0.00	Aqueous Fuel
SCAQMD Thresholds	550.00	75.00	100.00	150.00	150.00	Cooled EGR
Exceeds Thresholds?	NO	NO	YES	NO	NO	
Notes: No Demolition, Grading, or Pavement and Asphalt during this subphase.						

Source: Impact Sciences, Inc., Calculations can be found in ***Appendix 4.9****.*

[1] *As a worst-case scenario, assumes all associated grading and pavement/asphalt is completed during the first three subphases.*

(2) Operational Mitigation Measures

(a) Point Source Operational Emissions

LV4.9-5 Any dry cleaners proposing to locate on site shall utilize the services of off-site cleaning operations at already SCAQMD-permitted locations. No on-site dry cleaning operations shall be permitted within Landmark Village.

4.10 WATER SERVICE

1. SUMMARY

The proposed Landmark Village project would generate a total water demand of 1,038 acre-feet per year (afy),[1] *702 afy of potable water demand, and 336 afy of non-potable demand. Potable water demand (702 afy) would be met by the Valencia Water Company through the use of the project applicant's rights to 7,038 afy of groundwater from the Alluvial aquifer, which is presently used by the applicant for agricultural irrigation. Because this water is already used to support the applicant's existing agricultural uses, there is not expected to be any significant environmental effects resulting from the use of such water to meet the potable demands of the Landmark Village project, which is part of the approved Newhall Ranch Specific Plan area. In addition, due to project conditions, the amount of groundwater that will be used to meet the potable demands of the Newhall Ranch Specific Plan, including the Landmark Village project, cannot exceed the amount of water historically and presently used by the applicant for agricultural uses. Therefore, no net increase in groundwater use will occur with implementation of this project pursuant to the Specific Plan.*

Non-potable water demand (336 afy) would be met through the use of recycled (reclaimed) water from the initial phase of the Newhall Ranch Water Reclamation Plant (WRP), with build-out of the WRP occurring over time as demand for treatment increases with implementation of the Newhall Ranch Specific Plan. Alternatively, if the Newhall Ranch WRP is not operating at the time of project occupancy, the non-potable water demand would be met through the use of recycled water from the existing Valencia WRP, located upstream of the Landmark Village project site.

Accordingly, the proposed project's water demand would be met by relying on two primary sources of water supply, namely, the applicant's agricultural water supplies and recycled water supplied by the Newhall Ranch WRP or the existing Valencia WRP. Because these two independent water sources meet the water needs of the proposed project, no potable water would be needed from the existing or planned water supplies of Castaic Lake Water Agency (CLWA), including imported water from CLWA's State Water Project (SWP) supplies. Nonetheless, CLWA's water supplies, including imported water from the SWP, are assessed in this EIR for informational purposes.

Based on the above ~~project level~~ analysis, an adequate supply of water is available to serve the Landmark Village project, and the project will not contribute to any significant cumulative water supply impacts ~~in addition to existing and planned future uses~~ in the Santa Clarita Valley, because it would rely on local groundwater and recycled water from local water reclamation plants and not use or rely on CLWA's SWP supplies, including the 41,000 afy water transfer, which is a part of CLWA's SWP supplies. No significant water supply or water quality impacts are expected from supplying available water to meet the demands of ~~both~~ the Landmark Village project. No significant cumulative water supply impacts are expected to result from supplying water to the Landmark Village project, because it would not use or rely on CLWA's SWP supplies or the 41,000 afy water transfer, which is a part of those supplies. ~~and cumulative development in the valley.~~

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1 An acre-foot represents 43,560 cubic feet, or 325,850 gallons, of water. An acre-foot of water has been generally defined as "an irrigation-based measurement equaling the quantity of water required to cover an acre of land to a depth of one foot." See, *Brydon v. East Bay Mun. Utility Dist.* (1994) 24 Cal.App.4th 178, 182, fn. 1.

Over the past several years, questions have been raised regarding the reliability of SWP water delivered by CLWA~~the State Water Project~~, the ability of local water purveyors to deliver an adequate and reliable supply of water to its customers~~ from all sources~~, and the extent to which ammonium perchlorate discovered in local groundwater reduces the amount of local water available in the valley. Provided below are answers to these questions, in non-technical terms.

a. Where does the Landmark Village water come from (what are the supply sources)?

As discussed above, the projected total water demand for the Landmark Village project is 1,038 afy in a normal/average year. Project water demand increases by approximately 10 percent in a dry year to a total of 1,142 afy. To meet this demand, Valencia Water Company, as the local retail purveyor, would provide water to the Landmark Village project. Water sources expected to serve the Landmark Village project are the applicant's agricultural water from the Alluvial aquifer, which will be treated and used to meet the project's potable demand, and recycled water from the Newhall Ranch WRP (or the existing Valencia WRP), which will be used to meet the project's non-potable demand. These local supplies are readily available from the local groundwater basin, and from existing and approved water reclamation plants (either the existing Valencia WRP or the approved Newhall Ranch WRP).

b. How reliable are the water supply sources?

Both the Alluvial Aquifer and the Saugus Formation can meet the groundwater demands for the Santa Clarita Valley under both short- and long-term conditions without creating any significant groundwater impacts. The groundwater component of overall water supply in the Santa Clarita Valley derives from a groundwater operating plan developed by CLWA and the local retail purveyors over the past 20 years to meet water requirements (municipal, agricultural, small domestic), while maintaining the Basin in a sustainable condition (i.e., no long-term depletion of groundwater or interrelated surface water). This operating plan also addresses groundwater contamination issues in the Basin. This operating plan is based on the concept that pumping can vary from year-to-year to allow increased groundwater use in dry periods and increased recharge during wet periods, and to collectively assure that the Basin is adequately replenished through various wet/dry cycles. The operating yield for the Basin has been quantified as ranges of annual pumping volumes. The groundwater operating plan is further described below. The operating plan addresses both the Alluvial aquifer, also referred to as the Alluvium, and the Saugus Formation.

Alluvium – The applicant would meet all of the Landmark Village project's water demands by using its groundwater produced from the Alluvial aquifer in Los Angeles County (County), which is presently committed to agricultural uses. The amount of water historically and presently available from this source is approximately 7,038 afy. The project's potable water demand is estimated to be 702 afy. The water from the Alluvial aquifer presently used for agriculture would be used to meet all of the project's potable water needs resulting in no net increase in groundwater use.

As stated in the *2005 Santa Clarita Valley Water Report* (*2005 Water Report*) and the *2005 Urban Water Management Plan* (*2005 UWMP*)(See **Appendix 4.10**), the operating plan for the Alluvial aquifer involves

pumping from the Alluvial aquifer in a given year, based on local hydrologic conditions in the eastern Santa Clara River watershed. Pumping ranges between 30,000 and 40,000 afy during normal/average and above-normal rainfall years. However, due to hydrogeologic constraints in the eastern part of the Basin, pumping is reduced to between 30,000 and 35,000 afy during locally dry years.

Saugus Formation – The Saugus Formation is not identified as a source of supply for the Newhall Ranch Specific Plan, including the Landmark Village project. However, the operating plan for Saugus pumping is presented as additional information regarding the groundwater basin.

As stated in the *2005 Water Report* and the *2005 UWMP*, pumping from the Saugus Formation in a given year is tied directly to the availability of other water supplies, particularly from the SWP. During average year conditions within the SWP system, Saugus pumping ranges between 7,500 and 15,000 afy. Planned dry-year pumping from the Saugus Formation ranges between 15,000 and 25,000 afy during a dry year and can increase to between 21,000 and 25,000 afy if SWP deliveries are reduced for two consecutive dry years and between 21,000 and 35,000 afy if SWP deliveries are reduced for three consecutive dry years. Such pumping would be followed by periods of reduced (average-year) pumping, at rates between 7,500 and 15,000 afy, to further enhance the effectiveness of natural recharge processes that would recover water levels and groundwater storage volumes after the higher pumping during dry years.

c. Does Landmark Village rely on State Water Project supplies?

No. As indicated above, Landmark Village will use local groundwater and recycled water from local water reclamation plants. Because these two independent water sources (i.e., groundwater and recycled water) meet the potable and non-potable water demands of the proposed Landmark Village project, no potable water would be used or relied upon from CLWA's existing or planned SWP supplies, including the 41,000 afy water transfer, which is part of those supplies. Because the Landmark Village project relies only upon local groundwater and recycled water to meet its potable and non-potable water demands, it does not contribute any significant cumulative water impacts in the Santa Clarita Valley. Nonetheless, for information purposes, this EIR summarizes below the SWP supplies available to the Santa Clarita Valley as a whole.

~~However, f~~For the other portions of the Santa Clarita Valley that rely, at least in part, on SWP supplies, the reliability of that water varies depending upon several factors. The primary factors affecting SWP deliveries are the availability of SWP supplies and the SWP Contractors' demands for this water. Climatic conditions and other factors can significantly alter and reduce the availability of SWP water in any year. The amount of water the Department of Water Resources (DWR) determines is available and allocates for delivery in a given year is based on that year's hydrologic conditions, the amount of water in storage in the SWP system, current regulatory and operational constraints, and the SWP Contractors' requests for SWP supplies.

CLWA takes delivery of its SWP water at Castaic Lake, a terminal reservoir of the West Branch. From Castaic Lake, CLWA delivers its SWP supplies to the local retail water purveyors through an extensive

potential capture of perchlorate by the new wells. Given that the groundwater resources from the Alluvial aquifer for the Landmark Village project would be produced from wells located along Castaic Creek and over 4 miles west of the area known to be perchlorate-contaminated (i.e., the former Whittaker-Bermite facility), the groundwater supplies for this project are not considered to be at risk due to perchlorate contamination released from the former Whittaker-Bermite facility.[4]

f. Will either Landmark Village or perchlorate contamination result in overdrafting the local groundwater basin?

It has been suggested that the amount of water available from local groundwater supplies is overstated and that the effects of perchlorate contamination are not adequately analyzed in the *2005 UWMP* (See **Appendix 4.10**). This EIR contains an analysis of this issue, as does the *2005 UWMP*. An important aspect of this work was completion of the *2005 Basin Yield Report* (**Appendix 4.10**). The primary determinations made in that report are that, despite perchlorate contamination (1) both the Alluvial aquifer and the Saugus Formation are sustainable sources at the operational plan yields stated in the *2005 UWMP* over the next 25 years; (2) the yields are not overstated and will not deplete or "dry up" the groundwater basin; and (3) there is no need to reduce the yields shown in the *2005 UWMP*. Additionally, the Basin Yield Report concluded that neither the Alluvial aquifer nor the Saugus Formation is in an overdraft condition or projected to become overdrafted.

g. Was a SB 610 Water Supply Assessment prepared for the Landmark Village project, and if so, what were the findings of that assessment?

Yes. A water supply assessment was completed. As indicated in the SB 610 Water Supply Assessment for the Landmark Village Project, an adequate supply of water is available to meet the demands of the Landmark Village project ~~in addition to existing and planned future uses in the Santa Clarita Valley (S~~see **Appendix 4.10**). The supply available to meet the project's potable demand is the applicant's groundwater supplies from the Alluvial aquifer, which is presently used for agricultural uses. As stated above, there will be no net increase in groundwater usage due to the conversion of agricultural water to potable supply uses for the project site. The project's non-potable demand will be met by recycled water from the Newhall Ranch WRP or, alternatively, from the existing Valencia WRP, upstream from the project site. Because the applicant is utilizing its own water supplies from independent sources, the project does not result in or contribute to any significant cumulative water supply impacts in the Santa Clarita Valley.

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4 See, *Potential Capture of Perchlorate Contamination*, Valencia Water Company's Wells E14–E17, Prepared by Luhdorff and Scalmanini for the Valencia Water Company, dated April 26, 2006. This report is found in **Appendix 4.10** of this EIR.

i. Do adequate and reliable water supplies exist in the Santa Clarita Valley to serve Landmark Village and the existing population during future average, dry and multiple dry years?

Yes. The Landmark Village potable water demand (702 afy) would be met through the use of the project applicant's rights to 7,038 afy of groundwater from the local Alluvial aquifer, which is presently used by the applicant for agricultural irrigation. The project's non-potable water demand (336 afy) would be met through the use of recycled water from local water reclamation plants (either the existing Valencia WRP or the approved Newhall Ranch WRP). In summary, the Landmark Village project's water demand would be met by two primary sources of water supply, namely, the applicant's local agricultural water supplies and recycled water supplied by local water reclamation plants. Because these two independent water sources meet the water needs of the proposed Landmark Village project, no potable water would be needed from the existing or planned water supplies of CLWA, including its SWP supplies. Nonetheless, for information purposes, the Landmark Village EIR contains an extensive discussion of CLWA's SWP supplies, along with an assessment of the 41,000 afy water transfer,which is part of CLWA's SWP supplies. ~~In average years, after adding the proposed project to existing demands, available supplies would exceed demand by over 50,000 af. In dry years, available supplies would exceed demand by approximately 44,000 af (these dry year amounts reflects water supplies that are available to purveyors in dry years. Purveyors would typically secure water from these available supplies only in amounts necessary to meet demand). The reader should again be reminded that CLWA and the local retail purveyors have emphasized developing other water supplies that are diverse and offer considerable flexibility in order to adapt to changing water supply forecasts. When sufficient SWP water is not available, the balance of the valley's demand can be met by a number of alternate supplies (termed "Planned Water Supply Programs") provided by CLWA and the local retail purveyors.~~

j. Will adequate and reliable water supplies exist in the valley to serve Landmark Village, plus existing and future population during average, dry and multiple dry years?

Yes. In order to analyze the cumulative water impacts of Landmark Village in combination with other expected future growth, the amount and location of growth expected to occur in addition to that of the project was predicted. Cumulative development scenarios are analyzed for this water analysis in order to meet CEQA requirements as well as the requirements of Senate Bill 610. The cumulative scenarios analyzed in this EIR are referred to as the "SB 610 Water Supply Assessment Scenario," the "DMS Build-Out Scenario," and the "Santa Clarita Valley 2030 Build-Out Scenario." Under ~~both~~ these scenarios, available supplies would exceed demand in average/normal years, a single-dry year, and multiple dry years through 2030. However, it should be emphasized that the Landmark Village project does not rely on CLWA's SWP supplies, including the 41,000 afy water transfer, which is part of those supplies. Instead, the Landmark Village project would use local groundwater and recycled water from local water reclamation plants to meet its potable and non-potable water demands. Therefore, the Landmark Village project would not contribute to any significant cumulative impacts on the Santa Clarita Valley's water supplies. ~~Therefore, no cumulatively significant water availability impacts would occur due to build out of the Landmark Village project.~~

k. Does Landmark Village cause significant cumulative impacts on water supplies in the Santa Clarita Valley?

No. Because the Landmark Village project relies only upon local groundwater and recycled water to meet its potable and non-potable water demands, it does not contribute to any significant cumulative water impacts in the Santa Clarita Valley. ~~available cumulative water supplies exceed demand, even assuming a "worst case" projection of future growth, cumulative development (including the proposed Landmark Village project) would not result in significant unavoidable cumulative impacts on Santa Clarita Valley water resources.~~

2. INTRODUCTION

a. Relationship of Project to Newhall Ranch Specific Plan Program EIR

Section 2.5 of the Newhall Ranch Revised Analysis, Volume VIII (May 2003), identified and analyzed the existing conditions, potential impacts, and mitigation measures associated with supplying water to the entire Newhall Ranch Specific Plan (See **Appendix 4.10**). This prior analysis found that an adequate supply of water exists to meet the demands of both the Specific Plan and cumulative development without creating any significant water-related impacts. Based on the prior analysis, and the adopted Specific Plan mitigation measures, all water-related impacts were found to be less than significant. The Specific Plan was also found to be consistent with the County's General Plan Development Monitoring System (DMS) requirements.

This project-level EIR is tiering from the previously certified Newhall Ranch Specific Plan Program EIR and Revised Additional Analysis. This section discusses, at a project-level, the Landmark Village project's existing conditions relative to water supplies and demand, the project's impacts on available water supplies, the adopted mitigation measures from the Newhall Ranch Specific Plan Revised Additional Analysis, Volume VIII (May 2003), and any additional mitigation measures recommended by this EIR for the Landmark Village project.

b. Summary of the Newhall Ranch Specific Plan Program EIR Findings

The Newhall Ranch Revised Additional Analysis, Volume VIII (May 2003), identified potentially significant impacts to water resources resulting from implementation of the Newhall Ranch Specific Plan, in conjunction with cumulative development in the Santa Clarita Valley. In response to identified potential significant impacts, the County adopted 22 water-related mitigation measures.[5] Based on the environmental analysis and record, the Board of Supervisors found that adoption of the mitigation measures would reduce potentially significant water-related impacts to less than significant levels.

3. EXISTING CONDITIONS

Water supply and demand in the Santa Clarita Valley is affected by existing conditions, including local climatic conditions, demographics in the region, existing topography and regional area geology and hydrology, surface water flows, effects of drought cycles both locally and regionally, and effects of urbanization in the valley. These existing conditions are thoroughly addressed in Section 2.5 of the

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5 See, Mitigation Measures 4.11-1 through 4.11-22 in the adopted Mitigation Monitoring Plan for the Specific Plan (May 2003).

4. WATER AGENCIES OF THE SANTA CLARITA VALLEY

Imported water supplies from CLWA are not needed or relied upon to serve the Landmark Village project's potable or non-potable water demand; instead, the project will use local groundwater and recycled water from local water reclamation plants to meet its potable and non-potable water demands. These local supplies are readily available from the local groundwater basin, and from existing and approved water reclamation plants (either the existing Valencia WRP or the approved Newhall Ranch WRP). However, the following discussion of imported water supplies from CLWA is presented in this EIR for information purposes only.

a. Castaic Lake Water Agency

CLWA, a wholesale public water agency, was formed in 1962 through passage of the "Castaic Lake Water Agency Law."[8] At that time, CLWA's purpose was contracting with State of California, through DWR, to acquire and distribute SWP water to its retail water purveyors. The retail purveyors are SCWD, Los Angeles County Waterworks District No. 36, NCWD and Valencia Water Company (VWC).

Since 1962, subsequent legislation broadened CLWA's purpose, which now includes, but is not limited to, the following: (a) Acquire water from the state; (b) Distribute such water wholesale through a transmission system to be acquired or constructed by CLWA; (c) Reclaim (recycle) water; (d) Sell water at retail within certain boundaries; and (e) Exercise other related powers.

The CLWA service area comprises approximately 195 square miles (124,800 acres) in Los Angeles and Ventura counties. CLWA serves the incorporated and unincorporated areas in, or adjacent to, the Santa Clarita Valley. Most of this area, including the incorporated cities, is within the geographic boundaries of Los Angeles County, but it also extends into a small portion of eastern Ventura County. The service area includes largely urban areas, such as the City of Santa Clarita, other smaller communities, and rural areas. The West Branch of the California Aqueduct terminates at Castaic Lake, in the northern portion of the service area. **Figure 4.10-1, Castaic Lake Water Agency Service Area**, depicts the CLWA service area.

Adequate planning for, and the procurement of, a reliable water supply is a fundamental function of the CLWA and the local retail purveyors. CLWA obtains its water supply for wholesale purposes principally from the SWP and has a water supply contract with DWR for 95,200 af of SWP Table A Amount. "Table A" is a term used in SWP water supply contracts. The "Table A Amount" is the annual maximum amount of water to which a SWP Contractor has a contract right to request delivery, and is specified in Table A of each SWP Contractor's water supply contract. The amount of water actually available for delivery in any year may be an amount less than the SWP Contractor's Table A Amount, depending upon hydrologic conditions, the amount of water in storage, the operational constraints and requirements imposed by regulatory agencies to meet environmental water needs, the amount of water requested by other SWP Contractors, climatic conditions, and other factors.

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8 See, California Water Code Appendix Section 103-1, 103-15.

concentrations between the Upper and Short Term levels can also be approved (1) if adequate progress is being demonstrated toward providing water of improved mineral quality; and (2) for other compelling reasons approved by the Department. As shown, water from these wells meet all water quality standards for drinking water, including the secondary standards for TDS.

c. Imported Water Supplies

Imported water supplies from CLWA are not needed to serve the Landmark Village project's water demand. Landmark Village will use local groundwater and recycled water from local water reclamation plants. Because these two independent water sources (i.e., groundwater and recycled water) meet the potable and non-potable water demands of the proposed Landmark Village project, no potable water would be used or relied upon from CLWA's existing or planned SWP supplies, including the 41,000 afy water transfer, which is part of those supplies. Because the Landmark Village project relies only upon local groundwater and recycled water to meet its potable and non-potable water demands, it does not contribute any significant cumulative water impacts in the Santa Clarita Valley. However, the following discussion of imported water supplies is presented in this EIR for information~~al~~ purposes.

(1) State Water Project and Associated Facilities

The SWP is a water supply, storage, and distribution system that includes 28 storage facilities, reservoirs, and lakes; 20 pumping plants; six pumping-generating plants and hydroelectric power plants; and about 660 miles of aqueducts and pipelines.[22]

In the southern Sacramento-San Joaquin Delta (Delta), water is pumped into the 444-mile-long California Aqueduct at the Clifton Court Forebay by the Banks Pumping Plant (or by agreement with the U.S. Bureau of Reclamation, at the Central Valley Project's (CVP) Tracy Pumping Plant). SWP water exports for users south of the Banks and Tracy pumping plants are currently limited by a series of water quality and operational constraints, governed primarily by the SWRCB Water Right Decision 1641 (D-1641), as amended. D-1641 was adopted by the SWRCB in 1999; prior to that time, SWP water exports from the Delta were limited by the SWRCB's Water Right Decision 1485 (adopted in 1978), Order Water Right (WR) 95-6 (adopted in 1995), and Order WR 98-09 (adopted in 1998).

From the southern Delta facilities, water in the California Aqueduct travels along the west side of the San Joaquin Valley and is delivered directly to SWP Contractors or is stored in San Luis Reservoir, the SWP's main storage facility south of the Delta. Water is conveyed via the California Aqueduct to the urban region of the Bay area, and south of San Luis Reservoir, to the primarily agricultural regions in the San Joaquin Valley and the primarily urban regions of the Central Coast and southern California. Water is diverted from the California Aqueduct and delivered directly to SWP Contractors in the central and southern San Joaquin Valley at various locations along the California Aqueduct. The California Aqueduct traverses the west side of the San Joaquin Valley, and water is pumped through a series of four pumping plants (Dos Amigos, Buena Vista, Teerink, and Chrisman) before reaching the Edmonston

22 Department of Water Resources. 2001. *Bulletin 132-00: Management of the California State Water Project*. December 2001.

(2) Litigation Effects on Availability of Imported Water

For the past few years, there have been a series of litigation challenges concerning imported water supplies in the Santa Clarita Valley. The litigation challenges have given rise to claims that there is uncertainty regarding the availability and reliability of imported SWP water supplies in the Santa Clarita Valley.

The purpose of this section is to disclose these litigation challenges and their effects on the availability and reliability of imported water supplies in the Santa Clarita Valley. In summary, as discussed below, it has been determined, based on substantial evidence in the record, that the litigation challenges are not likely to affect the short-term or long-term availability or reliability of imported water supplies as projected in the *2005 UWMP* and other reports, studies, and documents cited in this EIR.

(a) Litigation Concerning CEQA Review of the Monterey Agreement

In *Planning and Conservation League v. Department of Water Resources* (2003) 83 Cal.App. 4th 892, the Court of Appeal, Third Appellate District, decertified an EIR prepared by the Central Coast Water Agency (CCWA) to address the "Monterey Agreement" (see **Appendix 4.10**). The Monterey Agreement was a statement of principles to be incorporated into an omnibus amendment of the long-term contracts between the DWR and water contractors governing the supply of water under the SWP. The Monterey Agreement was the culmination of negotiations between DWR and most of the 29 SWP Contractors to settle disputes arising out of the allocation of water during times of shortage. Twenty-seven of the 29 SWP Contractors executed the Monterey Amendments to their water supply contracts in 1996. The Monterey Agreement contemplated revisions in the methodology of allocating water among contractors and provided a mechanism for the permanent transfer of Table A water amounts from one contractor to another. The Monterey Agreement was implemented by the execution of legally binding contracts with DWR (Monterey Amendments).

Although the court set aside the Monterey EIR prepared by CCWA, it did not set aside, invalidate, or otherwise vacate the Monterey Agreement or the Monterey Amendments. No court has ordered any stay or suspension of the Monterey Agreement pending certification of a new EIR. DWR and the SWP Contractors continue to abide by the Monterey Agreements, as implemented by the Amendments, as the operating framework for the SWP.

Following decertification of the original Monterey EIR, the PCL litigants entered into the Monterey Settlement Agreement in 2003, designating DWR as the lead agency for the preparation of an EIR to address the Monterey Agreement. DWR is currently in the process of preparing that EIR. The Monterey Settlement Agreement also declared that certain water transfers between contracting agencies were

Further, the allegations of legal inadequacy made by petitioners were raised in the multiple hearings before the CLWA during its review of the UWMP prior to adoption of the document. CLWA responded to, and rejected, these allegations of inadequacy.

(3) Summary of County's Conclusions About Effect of Litigation on Sufficiency of Water Supplies

This EIR acknowledges that multiple court challenges have been filed challenging the sufficiency of water supplies. Based on the status of these challenges, their likely outcome, and the fact that no court has yet set aside any of the water transfers or other physical activities approved under any of the challenged documents, ~~the County has determined that~~ there is substantial evidence in the record to support the conclusions in the *2005 UWMP*, the 2005 Water Report, and the Landmark Village WSA that there is sufficient water to serve ~~this~~ the proposed Landmark Village project and, because the project relies only on local groundwater and recycled water to meet its potable and non-potable water demands, it will not use or rely on CLWA's SWP supplies. As a result, the Landmark Village project will not contribute to any significant cumulative impacts on Santa Clarita Valley's water supplies. ~~as well as anticipated cumulative development.~~

6. PROPOSED PROJECT IMPROVEMENTS

As shown on **Figure 4.10-8, Landmark Village Potable Water System Infrastructure**, the proposed water delivery system consists of one new water tank and three pressure regulating stations connected to a network of 18- to 20-inch water mains that generally follow the southern right-of-way for State Route 126 (SR-126) and major roadways. A network of 8-inch lines located within the planned roadway network would distribute the water for connection to laterals located on individual lots.

A single water pressure zone (Zone 1A) overlies the project site, and is supplied potable water via the three pressure regulating stations from Zone 1 that will provide all the potable water supply for the system serving Zone 1A, which contains the proposed Landmark Village VTTM 53108. Pressure Zone 1 serves uses at an elevation of less than 1,160 feet above mean sea level (MSL) and is comprised of three storage tanks with a combined storage capacity of 8.3 million gallons and numerous sources of supply consisting of existing groundwater wells and CLWA turnouts.

Potable water demands for Landmark Village will be met by using groundwater produced from the Alluvial aquifer from newly constructed replacement wells located within the Valencia Commerce Center that have been approved and permitted by the California DHS. These wells replaced older wells used for irrigation that are no longer active having been permanently closed as directed by DHS. In August 2004, Valencia received an amended water supply permit from DHS for approval and construction of four domestic water supply wells. Two of the four replacement wells are needed for the project and will operate by delivering water to Zone 1 and then regulated into Zone 1A to meet the demands of project. The additional wells will be used to meet future needs when needed.

b. Environmental Impacts Associated With The Landmark Village Water Supplies

Water Supply Impacts. As indicated in the *SB 610 Water Supply Assessment* for the Landmark Village project, an adequate supply of water is available to meet the demands of the Landmark Village project ~~in addition to existing and planned future uses in the Santa Clarita Valley~~ (see **Appendix 4.10**). The supply available to meet the project's potable demand is the applicant's groundwater supplies from the Alluvial aquifer, which is presently used for agricultural uses. As stated above, there will be no net increase in groundwater usage due to the conversion of agricultural water to potable supply uses for the project site. The project's non-potable demand will be met by recycled water from the Newhall Ranch WRP or, alternatively from the existing Valencia WRP, upstream from the project site. Because the applicant is utilizing its own water supplies from independent sources, the project does not result in or contribute to any significant cumulative water supply impacts in the Santa Clarita Valley. Accordingly, as documented further below in the section assessing the Landmark Village water demand and supplies, sufficient water supplies are available to serve the project from existing supplies without creating the need for any new or expanded water entitlements or facilities. The available water supplies also are sufficient to meet the domestic demands and fire flows for the Landmark Village project.

Groundwater Supply Impacts. Supplying water to the Landmark Village project also would not substantially deplete groundwater supplies, because the previous discussion in this EIR of available local groundwater supplies confirms that there are sufficient local groundwater supplies to support the planned land uses of the Landmark Village project site, in addition to existing and future cumulative development in the valley. As stated above, groundwater supplies were recently evaluated in the *2005 UWMP* and the 2005 *Basin Yield Report*. This evaluation resulted in the following findings: (a) Both the Alluvial aquifer and the Saugus Formation are reasonable and sustainable sources of local water supplies at the yields stated in the *2005 UWMP*; (b) The yields are not overstated and will not deplete or "dry-up" the groundwater basin; and (c) There is no need to reduce the yields for purposes of planning, as shown in both the *2005 UWMP* and the 2005 *Basin Yield Report* (see **Appendix 4.10**). In addition, both the *2005 UWMP* and 2005 *Basin Yield Report* determined that neither the Alluvial aquifer nor the Saugus Formation is in an overdraft condition, or projected to become overdrafted.

Groundwater Recharge Impacts. The supplying of water to the Landmark Village project also would not interfere substantially with groundwater recharge, because the best available evidence shows that no adverse impacts to the recharge of the Basin have occurred due to the existing or projected use of local groundwater supplies, consistent with the CLWA/purveyor groundwater operating plan for the Basin (see 2005 Basin Yield Report). In addition, based on the memorandum prepared by CH2MHill (*Effect of Urbanization on Aquifer Recharge in the Santa Clarita Valley*, February 22, 2004; **Appendix 4.10**), no

Landmark Village project will install and implement a recycled water delivery system.~~ in order to reduce the project's demand for imported potable water.~~ As required by this measure, recycled (reclaimed) water would be used to irrigate land uses suitable to accept recycled water, pursuant to Los Angeles County Department of Health standards.)

SP 4.11-2 Landscape concept plans shall include a palette rich in drought-tolerant and native plants. (*Consistent with this measure, the Landmark Village project's landscape plans shall include a palette rich in drought-tolerant and native plants.*)

SP 4.11-3 Major manufactured slopes shall be landscaped with materials that will eventually naturalize, requiring minimal irrigation. (*Consistent with this measure, the Landmark Village project's grading/landscape plans shall include a note requiring landscaping with materials that will eventually naturalize, requiring minimal irrigation.*)

SP 4.11-4 Water conservation measures as required by the State of California shall be incorporated into all irrigation systems. (*Consistent with this measure, the Landmark Village project shall incorporate into all of its irrgation systems, water conservation measures required by the State of California.*)

SP 4.11-5 The area within each future subdivision within Newhall Ranch shall be annexed to the Valencia Water Company prior to issuance of building permits. (*This measure is not applicable to the Landmark Village project, because the project site is already located within the Valencia Water Company's service area.*)

SP 4.11-6 In conjunction with the submittal of applications for tentative tract maps or parcel maps which permit construction, and prior to approval of any such tentative maps, and in accordance with the requirements of the Los Angeles County General Plan DMS, as amended, Los Angeles County shall require the applicant of the map to obtain written confirmation from the retail water agency identifying the source(s) of water available to serve the map concurrent with need. If the applicant of such map cannot obtain confirmation that a water source(s) is available for buildout of the map, the map shall be phased with the timing of an available water source(s), consistent with the County's DMS requirements. (*Consistent with this measure, Valencia Water Company, the retail water purveyor for the Landmark Village project, has issued its SB 610 water supply assessment for the project, confirming the availability of water to serve the project concurrent with need.*)

SP 4.11-7 Prior to commencement of use, all uses of recycled water shall be reviewed and approved by the State of California Health and Welfare Agency, Department of Health Services.

c. Additional Mitigation Measures Proposed by this EIR

Implementation of the above Specific Plan mitigation measures as part of the Landmark Village project would mitigate impacts to water resources to less than significant levels. As a result, no additional mitigation measures beyond those identified in the Newhall Ranch Specific Plan Program EIR are required or necessary, because the Landmark Village project does not result in any significant water-related impacts after implementation of the above mitigation measures.

10. SIGNIFICANT UNAVOIDABLE IMPACTS

a. Project Impacts

With the implementation of the Specific Plan mitigation measures, the project would not result in or contribute to any significant unavoidable impacts on Santa Clarita Valley water resources.

b. Cumulative Impacts

Because the proposed project has its own independent water supplies (i.e., local groundwater and recycled water from local water reclamation plants), ~~and because cumulative water supplies exceed demand, cumulative development (including~~ the proposed Landmark Village project~~)~~ does not result in or contribute to any significant unavoidable cumulative impacts on Santa Clarita Valley water ~~resources~~supplies. Therefore, as stated above, cumulative mitigation measures are not required.

Ranch Specific Plan Program EIR, and any additional mitigation measures recommended by this EIR for the Landmark Village project.

3. SUMMARY OF THE NEWHALL RANCH SPECIFIC PLAN PROGRAM EIR FINDINGS

The approved Newhall Ranch WRP will be located within the Specific Plan area to treat Specific Plan-generated wastewater. The WRP site is located on the south side of State Route 126 (SR-126) adjoining the Santa Clara River, near the Los Angeles County/Ventura County line. Without construction of the Newhall Ranch WRP and associated waste transmission infrastructure, the increased demand for wastewater treatment associated with buildout of the Specific Plan is considered a significant impact.

Based on the Newhall Ranch Specific Plan Program EIR and record, the County's Board of Supervisors found that the significant wastewater disposal impacts caused by buildout of the Specific Plan were mitigated to below levels of significance with construction of the Newhall Ranch WRP, the associated waste transmission infrastructure and adoption of specified mitigation measures.[1]

The project-level wastewater/sewer plan is intended to be consistent with, and implement, the Specific Plan's approved Conceptual Backbone Sewer Plan (Exhibit 2.5-3 of the Specific Plan). This plan set forth a program-level system for wastewater/sewage collection for Newhall Ranch. The Specific Plan also committed that all sewer system facilities would be designed and constructed for maintenance by the County, CSDLAC, or a new County sanitation district in accordance with their manuals, criteria and requirements. **Figure 1.0-28, Landmark Village Portion of Specific Plan – Conceptual Backbone Water Plan**, depicts the Specific Plan's Conceptual Backbone Sewer Plan, as it relates to Landmark Village. ~~The long-range plan is for the new WRP to be constructed exclusively to serve uses within Newhall Ranch, and a new County sanitation district would be formed.~~In response to the approved Specific Plan, the Los Angeles County Local Area Formation Commission (LAFCO) has approved formation of the Newhall Ranch County Sanitation District, effective July 27, 2006.[2] The new WRP's capacity would be 6.8 mgd, with a maximum flow of 13.8 mgd.

The environmental effects of constructing and operating the WRP were evaluated at the project-level in the certified Newhall Ranch Specific Plan Program EIR. The following areas were determined to have significant unavoidable impacts: agricultural resources, air quality, visual quality and solid waste. Agricultural impacts would result from the conversion of 15 acres of prime agricultural land to an urban use. Air quality impacts were associated with site grading that would generate quantities of dust exceeding the South Coast Air Quality Management District (SCAQMD) daily threshold of significance, even after application of all available dust controls to reduce the amount of dust by roughly 61 percent.

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1 See, Mitigation Measures 4.12-1 through 4.12-7 in both the certified Newhall Ranch Specific Plan Program EIR and the adopted Mitigation Monitoring Plan for the Specific Plan (May 2003). All of these mitigation measures are reiterated in the mitigation measures portion of this EIR.

2 CSDLAC comment letter to Daniel Fierros, Department of Regional Planning, dated January 22, 2007.

site is outside the service area of the SCVSD. Currently, wastewater generated by the few existing buildings located on the Newhall Ranch Specific Plan site is accommodated by on-site septic systems. The four small buildings located in the eastern portion of the Landmark Village project site are used for storage and other activities associated with on-site agriculture. Therefore, no wastewater is generated from the proposed Landmark Village tract map site.

The mechanism used to fund expansion projects is the Districts' Connection Fee Program. Prior to the connection of the local sewer network to the CSDLAC system, all new users are required to pay for their fair share[4] of the District sewerage system expansion through a "connection fee." The fees fund treatment capacity expansion and trunk lines, while on-site sewer mains are the responsibility of the developer.

The rate at which connections are made—and revenues accumulate—drives the rate at which periodic expansions of the system will be designed and built. However, it should be noted that connection permits are not issued if there is not sufficient capacity. Therefore, the expansion of district facilities may not be immediate if adequate capacity does not exist to serve new users, or the expansion may occur in the future if it is determined that there is adequate capacity to serve new users, but inadequate capacity to serve future development within the tributary area(s) of the affected collection/treatment facilities, thereby necessitating future system expansions. In the latter case, the connection fees paid by new users are deposited into a restricted Capital Improvement Fund (CIF) used solely to capitalize the future expansion of affected system facilities. The cyclical process of building phased expansions and collecting connection fees can continue indefinitely. The only restriction would be when the districts run out of land. Existing facilities can be expanded to handle a daily capacity of 34.1 mgd, which is sufficient to meet demand up until 2015.[5] The district does not expect to exceed a daily capacity of 34.1 mgd because connection permits will not be issued that would exceed this amount.

The CSDLAC has prepared a Facilities Plan, with a horizon year of 2015, for the SCVSD and a Draft EIR. The Facilities Plan, approved in January 1998, estimates future wastewater generation for the probable future service area of the SCVSD in order to anticipate future treatment capacity and wastewater conveyance needs. According to CSDLAC estimates, total flows projected from the Santa Clarita Valley in 2015, exclusive of Newhall Ranch, would be 34.1 mgd. This projection is based on Southern California Association of Governments (SCAG) 1996 population projections. As a result of this finding, CSDLAC

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4 The fair share is equivalent to the cost of expanding the system to accommodate the anticipated sewage flows from the new users.

5 Telephone conversation with Basil Hewitt at the County Sanitation Districts of Los Angeles County, August 15, 2005.

proposed a ~~two-~~phased plan to incrementally expand the treatment facilities at the Saugus and Valencia WRPs to meet future needs to a total of 34.1 mgd.[6] This ~~two-~~phased expansion plan, which would increase treatment capacity by approximately 15 mgd, has been approved. The ~~first~~ most recent phase was completed in ~~July 2004~~ May 2005 and expanded treatment capacity by approximately 9 mgd, or approximately 47 percent. Based on populations projections published in the most recent SCAG 2004 Regional Transportation Plan, the Valencia WRP has adequate capacity through the year 2015. Another phase (Stage VI) expansion would increase capacity by 6 mgd, but will not be constructed until flow materializes.[7] ~~This expansion will meet the expected wastewater treatment demand through 2010. The second phase, scheduled to be completed by 2010, would increase treatment capacity by an additional 6 mgd.~~

b. Wastewater Collection System

The CSDLAC wastewater collection system is composed of service connections that tie-in to the local collection network. This local network, composed of secondary and primary collectors, flows into the districts' trunk wastewater mains and the water reclamation plants. The CSDLAC maintains the wastewater trunk mains that lead to the Saugus and Valencia WRPs, and the local collection network is maintained by the Los Angeles County Department of Public Works Sewer Maintenance for the City of Santa Clarita.

The project site is presently undeveloped and there is no wastewater collection and conveyance system on the property. Existing gravity sewer mains run parallel to The Old Road within the right-of-way and flow to a sewer lift station located near the intersection of The Old Road and Henry Mayo Drive at the east side of the Old Road right-of-way. The existing lift station pumps wastewater through a 16-inch force main to the Valencia WRP.

Operation and maintenance of local sewer lines within areas of unincorporated Los Angeles County, including the City of Santa Clarita, are the responsibility of the Consolidated Sewer Maintenance District of the Los Angeles County Department of Public Works. The Consolidated Sewer Maintenance District requires that new subdivision wastewater systems connect to the district's existing sanitary wastewater system, and any developer constructing a new wastewater line would have to coordinate the construction and dedication of any such wastewater line with the District for future operation and maintenance. Operation and maintenance of the regional trunk sewer lines is the responsibility of the CSDLAC. It would then be the responsibility of the CSDLAC to upgrade the wastewater collection and treatment systems by providing relief for existing trunk lines nearing capacity and expanding treatment plants to provide sanitation service to outlying areas.[8]

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6 CSDLAC comment letter to Daniel Fierros, Department of Regional Planning, dated January 22, 2007.~~Ibid.~~

7 Ibid.

8 Telephone conversation with Basil Hewitt at the County Sanitation Districts of Los Angeles County, September 1, 2005.

b. Construction-Related Impact Analysis

Construction contractors for the project would provide portable, on-site sanitation facilities that would be serviced at approved disposal facilities and/or treatment plants. The amount of construction-related wastewater that would be generated is not expected to have a significant impact on these disposal/treatment facilities due to expected low volume and temporary nature of the waste generated during construction.

c. Operational Impacts

(1) Demand

As shown in **Table 4.11-1**, the proposed project would generate a worst-case average total of 408,900 gallons per day of wastewater that would be treated by the Newhall Ranch WRP (see **Appendix 4.11, Wastewater Data**, for detailed calculations).

Table 4.11-1
Landmark Village Wastewater Generation

Land Use	Units	Quantity	Generation Factor (gpd)	Wastewater Generation (gpd)
Residential				
Single Family	dwelling unit	308	260	80,080
Multi-Family	dwelling unit	1,136	195	221,520
Non-Residential				
Commercial Retail	thousand square feet	1,033	100	103,300
Elementary School	thousand square feet	20	200	4,000
			Total	**408,900.00**

Source: County Sanitation Districts of Los Angeles Loadings and Unit Rates.

(2) Wastewater Treatment

The long-range plan is for the Newhall Ranch WRP to be constructed exclusively to serve uses within Newhall Ranch. The new WRP's capacity would be 6.8 mgd, with a maximum flow of 13.8 mgd. ~~A new County sanitation district would be formed.~~In response to the approved Specific Plan, the Los Angeles County Local Area Formation Commission (LAFCO) has approved formation of the Newhall Ranch County Sanitation District, effective July 27, 2006.[10]

In the interim, two options are available to treat wastewater generated by the proposed project. One option as shown in **Figure 1.0-32, Sewer Key Map – Off-Site Connection**, is to construct an initial phase

[10] CSDLAC comment letter to Daniel Fierros, Department of Regional Planning, dated January 22, 2007.

of the Newhall Ranch WRP to serve the project site, with WRP buildout occurring over time as demand for treatment increases.

(a) Treatment Option A

Project generated wastewater treatment has been calculated at 0.41 mgd. At buildout, the treatment capacity of the Newhall Ranch WRP would be 6.8 mgd, with a maximum flow of 13.8 mgd. The WRP has been designed to serve the buildout of the Newhall Ranch Specific Plan area, of which Landmark Village is a part. The first phase of the WRP would be sited to accommodate project generated waste. The WRP was conditioned by the Board of Supervisors to be designed and constructed to the standards of the County of Los Angeles Department of Public Works and CSDLAC; as a result, no significant operational impacts are expected.

(b) Treatment Option B

As a result of CSDLAC's future wastewater generation estimates, CSDLAC has proposed a ~~two-~~phased plan to incrementally expand the treatment facilities at the Saugus and Valencia WRPs to meet future needs to a total of 34.1 mgd.[11] ~~The first~~ This phased ~~of the~~ expansion plan, which would increase ~~was completed in July 2004 and expanded~~ treatment capacity by approximately ~~9~~15 mgd, ~~or approximately 47 percent~~has been approved. The most recent phase was completed in May 2005 and expanded treatment capacity by approximately 9 mgd, or approximately 47 percent. Based on populations projections published in the most recent SCAG 2004 Regional Transportation Plan, the Valencia WRP has adequate capacity through the year 2015. Another phase (Stage VI) expansion would increase capacity by 6 mgd, but will not be constructed until flow materializes.[12] ~~This first phase of the expansion will meet the expected wastewater treatment demand through 2010. Therefore, the Valencia WRP would have sufficient capacity to temporarily accommodate the project's predicted wastewater generation of 0.41 mgd. As a result, no significant operational impacts are expected.~~

(3) Collection Facilities

If the first phase of the Newhall Ranch WRP is used to treat effluent generated by the proposed project, then the collection and conveyance of wastewater would occur exclusively by gravity flow. Under this scenario, the first phase of the sanitary sewer trunk line would be placed in a 7.5-foot-wide by 15-foot-deep (average depth) trench extending along the southerly portion of the SR-126 right-of-way from the eastern boundary of the project site west approximately 16,100 linear feet (LF), where it would connect to the headworks of the new WRP. The new lines would be designed and constructed to meet Los Angeles County Department of Public Works, CSDLAC, and state standards and requirements. Therefore, wastewater collection system impacts under this option are considered less than significant.

The second option, as shown in **Figure 1.0-32, Sewer Key Map**, would temporarily direct wastewater flows to the Valencia WRP until the first phase of the Newhall Ranch WRP is complete. This alternative would extend a sanitary sewer force main line in a 3-foot-wide by 4.5-foot-deep trench an estimated

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11 CSDLAC comment letter to Daniel Fierros, Department of Regional Planning, dated January 22, 2007.~~Ibid.~~

12 Ibid.

treated at CSDLAC plants. If buildout of the Santa Clarita Valley was permitted to occur without provision of additional treatment capacity at either the Saugus and Valencia WRPs or another site, significant wastewater disposal impacts would occur. However, with the safeguards in place that ensure no connections permits are issued if capacity is not available, no significant cumulative wastewater treatment impacts would occur.

c. County Sanitation Districts of Los Angeles County Facilities Plan for the Santa Clarita Valley Sanitation District

The CSDLAC has prepared a Facilities Plan, with a horizon year of 2015, for the SCVSD that was approved in January 1998. The Facilities Plan will estimate future wastewater generation for the probable future service area of the SCVSD in order to anticipate future treatment capacity and wastewater conveyance needs. Unlike this EIR, which estimates future wastewater generation based on the buildout of land uses (under no certain horizon year) within the Santa Clarita Valley Areawide Plan and City of Santa Clarita General Plan, plus known active pending General Plan Amendments, the CSDLAC Facilities Plan bases its projections for wastewater generation on the SCAG ~~2004~~ 1996 Regional Transportation Plan. The Facilities Plan uses a residential and commercial wastewater generation rate of 101 gallons per capita per day, plus projected industrial wastewater and contracted entitlement flow. The Facilities Plan also assumes that if the Specific Plan is approved, its wastewater would be treated at the new WRP, rather than by the SCVSD. According to CSDLAC estimates (as opposed to the estimates of this EIR), total flows projected from the Santa Clarita Valley in 2015, exclusive of the Specific Plan, would be ~~35.8~~34.1 mgd. ~~(or approximately 346 mgd).~~[14] The projected site capacity of the Saugus and Valencia WRPs is a total of ~~37.1~~34.1 mgd by the year 2015. ~~, which would include the combined permitted capacity of 19.1 mgd plus 18.0 mgd of projected future capacity available at the existing plant sites.~~[15] In addition, SCVSD does not expect to exceed a daily capacity of ~~37~~4.1 mgd because connection permits will not be issued that would exceed this amount. Because safeguards are in place that ensure no connection permits are issued if capacity is not available, no significant cumulative impacts on the SCVSD would occur under this scenario.

9. CUMULATIVE MITIGATION MEASURES

Cumulative development would be required to implement similar mitigation, if necessary, determined on a project-by-project basis. Therefore, no additional mitigation is recommended or required for this project.

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14 CSDLAC comment~~s~~ letter to Daniel Fierros, Department of Regional Planning, dated ~~(July 16, 1996~~January 22, 2007~~)~~.

15 Preliminary WRP Site Capacity Evaluations for the SCVSD, County Sanitation Districts of Los Angeles County, 1996.

4.18 AGRICULTURAL RESOURCES

1. SUMMARY

Development of the Landmark Village tract map and related off-site improvements would convert to non-agricultural land uses 194 acres of Prime Farmland, 7 acres of Farmland of Statewide Importance, 126 acres of Unique Farmland, ~~and 18 acres of Farmland of Local Importance,~~ for a total of ~~338~~ 327 acres of ~~prime~~ threshold criterion agricultural land. Additionally, site development would disturb 18 acres of Farmland of Local Importance and 647 acres of Grazing Land. No feasible mitigation exists to reduce the impacts resulting from the conversion of prime agricultural land to a less than significant level. The proposed project's irreversible loss of ~~338~~ 327 acres of ~~prime~~ threshold criterion agricultural land is considered a significant impact, consistent with the findings of the Newhall Ranch Specific Plan Program EIR. Based on the applicable significance thresholds, the loss of~~-~~ Farmland of Local Importance and Grazing Land is not considered a significant impact.

2. INTRODUCTION

a. Relationship of Project to Newhall Ranch Specific Plan Program EIR

Section 4.4 of the Newhall Ranch Specific Plan Program EIR identified and analyzed the existing conditions, potential impacts, and mitigation measures associated with agricultural resources for the entire Newhall Ranch Specific Plan. The Newhall Ranch Specific Plan EIR mitigation program was adopted by the County of Los Angeles (County) in findings and in the revised Mitigation Monitoring Plan for the Specific Plan. The Newhall Ranch Specific Plan Program EIR concluded that Specific Plan implementation would result in significant impacts and that no feasible mitigation exists that would reduce the impacts to below a level of significance.

This project-level EIR is tiering from the previously certified Newhall Ranch Specific Plan Program EIR. **Section 4.18** discusses, at the project level, the Landmark Village project's existing conditions, the project's potential environmental impacts relative agricultural resources, the applicable mitigation measures from the Newhall Ranch Specific Plan Program EIR, and any additional mitigation measures recommended by this EIR for the Landmark Village project.

All subsequent project-specific development plans and tentative subdivision maps must be consistent with the Newhall Ranch Specific Plan, the County General Plan, and Santa Clarita Valley Areawide Plan.

background information and findings regarding the agricultural analysis conducted on the entire Specific Plan site.

Information from the prior Newhall Ranch Specific Plan Program EIR (see Draft EIR, Appendix 4.4) was assessed at the project-level to determine if there were agricultural effects pertinent to the Landmark Village project site (inclusive of the proposed off-site grading, utility corridor, and water tank locations) not examined in the prior Newhall Ranch Specific Plan Program EIR. Based on that review, it was determined that all significant agricultural effects associated with development of the Landmark Village project site and related off-site improvements were identified in the Newhall Ranch Specific Plan Program EIR and related environmental findings. Therefore, at the project level, this EIR incorporates by reference the existing conditions analysis and background information relating to agricultural resources from the certified Newhall Ranch Specific Plan Program EIR.

a. Agricultural Production

Figure 4.18-1, **Current Agricultural Uses**, shows the current agricultural uses on the Landmark Village project site. Of the 291 acres of land comprising the Landmark Village tract map site, 254.1 acres are used for irrigated crops.[3] These crops include 138.4 acres of vegetables (leased), 43.1 acres of alfalfa, 61.4 acres of sudan pasture, and 11.2 acres of sudan.[4] The remainder of the tract map site is used as storage for agricultural equipment or is vacant land. Previous uses of the site include agricultural and cattle grazing uses, and oil and gas operations.

The borrow site is in an undeveloped state with the exception of a few access roads for oil well drill pads. The site has been periodically used for cattle grazing and is covered with grasses, chaparral, and scattered oak trees. The land forming the utility corridor is vacant and primarily consists of road rights-of-way. The water tank locations consist primarily of vacant land. None of the off-site project areas are currently used for agriculture.

b. Farmland Suitability

Figure 4.18-2, **On-Site Important Farmland**, shows the State Important Farmlands present in the Landmark Village project site, as defined by the Farmland Map and Monitoring Program of the California Department of Conservation.[5] As shown, the Landmark Village project site (tract map site, grading areas, utility corridor, bank stabilization areas, and water tank locations) contains 194 acres of Prime Farmland, 7 acres of Farmland of Statewide Importance, and 126 acres of Unique Farmland~~, and 18~~

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3 The Newhall Land and Farming Company, February 2005.

4 Ibid.

5 State of California, Department of Conservation, Los Angeles County Important Farmland Map, 2004.

~~acres of Farmland of Local Importance,~~ for a total of ~~338~~ 327 acres of prime agricultural land. In addition, the project site contains 18 acres of Farmland of Local Importance, and 647 acres of Grazing Land.

According to the United States Department of Agriculture (USDA) Natural Resource Conservation Service (NRCS), there are a total of 12 different soil types within the project area. **Table 4.18-1**, **On-Site USDA Soil Suitability**, lists these soils and identifies the agricultural activities for which each soil is most suited, or capable, (if any), and whether or not the soil meets NRCS criteria for Prime Farmland soils. As shown in **Table 4.18-1**, 7 of the 12 soil types meet the USDA NRCS criteria for Prime Farmland soils. These determinations are made whether or not the soils are farmed.

Figure 4.18-3, Site Suitability for Farming, identifies the areas of the project site that are suitable for farming based on the site's capability classes (see Appendix 4.4 of the Newhall Ranch Specific Plan EIR for a listing of the capability classes for each of the soils on the site, along with their vegetative soil groups, range site indices, Storie Indices,[6] and soil grades). As shown in **Figure 4.18-3**, based on USDA NCRS soil suitability, or capability, classifications, the Landmark Village tract map site is classified entirely as Very Good to Good. The majority of the utility corridor located north of State Route 126 (SR-126) and east of the Landmark Village tract map site is classified as Very Poor, while that portion of the utility corridor located west of the tract map site is designated Class I and II (Good to Very Good). Most of the Adobe Canyon borrow site, except for that portion located nearest to the river, is classified as VIII, which indicates areas unsuitable for farming.

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6 The Storie Index numerically expresses the relative degree of suitability of a soil for general intensive agriculture. Four general factors are considered in the index rating, including the characteristics of the soil profile and soil depth, the texture of the soil surface, the dominant slope of the soil body, and other factors more readily subject to management or modification (i.e., drainage, flooding, salinity, sodicity, general nutrient level of the soil, and surface microrelief).

Boundary/Environmental Setting, in **Section 1.0**, **Project Description**, depicts the location of the related off-site improvements, including the Adobe Canyon borrow site, the Chiquito Canyon grading site, the utility corridor, and the water tank locations.

6. PROJECT IMPACTS

The analysis of potential impacts to agricultural resources associated with construction and operation of the proposed project, including the significance criteria applicable to assessing such impacts, is presented below.

a. Significance Threshold Criteria

According to Appendix G of the 2005 *CEQA Guidelines*, a project would have a significant impact on agricultural resources if a project would:

- Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use;[8]
- Conflict with existing zoning for agricultural use or a Williamson Act contract; or
- Involve other changes in the existing environment which, due to their location or nature, could result in the conversion of Farmland to non-agricultural use.

These are the significance criteria to be applied to the proposed project.

b. Impact Analysis

(1) Conversion of State Important Farmlands

According to the above significance thresholds, a significant impact would occur if a project converts Prime Farmland, Unique Farmland, or Farmland of Statewide Importance to non-agricultural uses. As previously indicated, the USDA and the Department of Commerce (DOC), pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, have identified prime agricultural lands on the project site, as well as certain soil types that may favor some agricultural activities. Development of the Landmark Village project and related off-site improvements would convert to non-agricultural land uses 194 acres of Prime Farmland, 7 acres of Farmland of Statewide Importance, 126 acres of Unique Farmland~~, and 18 acres of Farmland of Local Importance,~~ for a total of ~~338~~ 327 acres of ~~prime~~ threshold criterion agricultural land to urban uses. In addition, site development

8 The Farmland Mapping and Monitoring Program is administered by the California Resources Agency, Department of Conservation.

would disturb 18 acres of Farmland of Local Importance and 647 acres of Grazing Land. No feasible mitigation exists to reduce impacts resulting from the conversion of ~~338~~ 327 acres of ~~prime~~ threshold criterion agricultural land to a less than significant level. The proposed project's irreversible loss of ~~338~~ 327 acres of prime agricultural land is considered a significant project impact. Based upon the significance thresholds, the loss of Grazing Land is not considered a significant impact. These findings are consistent with those made by the Board of Supervisors for the adopted Newhall Ranch Specific Plan.

(2) Local Land Use Plans/Williamson Act Contracts

(a) Local Land Use Plans

Although land within the project site is currently used for agricultural purposes, development of the site would not conflict with existing land use designations and zoning, as the project site was rezoned from agricultural uses to non-agricultural uses when the Newhall Ranch Specific Plan was adopted by the Los Angeles County Board of Supervisors on May 27, 2003. (Please see Specific Plan, Exhibit 2.3-1, Land Use Plan.) The project site is currently regulated by, and the proposed Landmark Village project is consistent with, the Newhall Ranch Specific Plan. The Specific Plan serves as the zoning within the site. Therefore, no significant impacts to local land use plans would result from implementation of the Landmark Village project.

As noted in the certified Newhall Ranch Specific Plan Program EIR, there is the potential for agriculture-related activities (*i.e.*, dust, noise, odor, chemical exposure, etc.) on undeveloped land in the Specific Plan or in Ventura County to impact project residents. However, due to the distance of the Landmark Village project site from Ventura County (approximately 1 mile), and the lack of active agricultural activity on land adjacent to the tract map site, potential agriculture-related impacts to residents of the proposed project are not considered significant.

(b) Williamson Act Contracts

No lands within Los Angeles County have ever been under Williamson Act contract.[9] In addition, as of March 2002, Los Angeles County does not offer Williamson Act contracts.[10] Therefore, project development would not remove agricultural land from a Williamson Act contract and no significant impact would occur.

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9 Telephone Interview with Julie Striplin Lowry, Senior Regional Planning Assistant, Los Angeles County Department of Regional Planning, March 17, 2003.

10 Department of Conservation website, Division of Land Resource Protection, May 11, 2004.

7. PROJECT MITIGATION MEASURES

No feasible mitigation exists to reduce significant impacts resulting from the conversion of ~~335~~ 327 acres of ~~prime~~ threshold criterion agricultural land on the Landmark Village project site to a less than significant level. While development of the Newhall Ranch Specific Plan has the potential to result in agriculture-related impacts to project residents as a result of agricultural activities conducted in Ventura County and in the vicinity of the project site, the County adopted mitigation measures for potential agriculture-related impacts as part of the Newhall Ranch Specific Plan that would reduce impacts to below a level of significance. These mitigation measures are found in the previously adopted Mitigation Monitoring Plan for the Specific Plan (May 2003). The project applicant has committed to implementing these mitigation measures to ensure that future development within the Newhall Ranch Specific Plan area is safe and that such development would not adversely affect adjacent agricultural operations.

a. Mitigation Measures Required by the Adopted Newhall Ranch Specific Plan, as they Relate to the Landmark Village Project

Mitigation measures to reduce potential impacts to residential uses resulting from agricultural operations in Ventura County were adopted by the County in connection with its approval of the Newhall Ranch Specific Plan (May 2003). These measures are preceded by "SP," which stands for Specific Plan. Mitigation Measure 4.4-1 is applicable to the Landmark Village tract map site; however, Mitigation Measure 4.4.2 is not applicable due to its distance from Ventura County.

SP 4.4-1 Purchasers of homes located within 1,500 feet of an agricultural field or grazing area are to be informed of the location and potential effects of farming uses prior to the close of escrow.

SP 4.4-2 New homes within 1,500 feet of farming uses within Ventura County, if any, are to be informed that agricultural activities within Ventura County are protected under the County's right-to-farm ordinance, and are to be provided with copies of the County's Amended Ordinance 3730-5/7/85. (*This mitigation measure is not applicable to the Landmark Village tract map site due to its distance from Ventura County.*)

b. Additional Mitigation Measures Proposed by this EIR

No feasible mitigation measures exist to reduce impacts resulting from the conversion of ~~338~~ 327 acres of ~~prime~~ threshold criterion agricultural land to a less than significant level; therefore, this impact was considered a significant unavoidable impact of the Newhall Ranch Specific Plan. Based on the information contained in the certified Newhall Ranch Specific Plan Program EIR, the County Board of Supervisors adopted mitigation and a Statement of Overriding Considerations.

The implementation of Specific Plan Mitigation Measure 4.14-1 would mitigate potential impacts to project residents purchasing homes located within 1,500 feet of an agricultural field or grazing area from being incidentally exposed to agricultural-related activities. The proposed project would not result in any other significant impacts relating to agricultural resources and, therefore, no additional mitigation is needed or required.

8. CUMULATIVE IMPACTS

Conversion of agricultural land to urban uses has a long history in Los Angeles County. According to Los Angeles County Farmland Conversion Reports prepared by the California Department of Conservation, Division of Land Resource Protection, for the 10 years between 1992 and 2002 approximately 54,543 acres of cultivated land have been committed to non-agricultural uses. This figure includes 2,448 acres of State Important Farmlands and 10,519 acres of Grazing Land.

Buildout of the Newhall Ranch Specific Plan and other reasonably foreseeable future related cumulative development in the region will result in the conversion of prime agricultural soils to non-agricultural uses; continuing an on-going trend in Los Angeles County. Given that implementation of the Landmark Village project and related off-site improvements would eliminate ~~338~~ 327 acres of ~~prime~~ threshold criterion agricultural land, the Landmark Village project's contribution to the conversion of prime agricultural land in the region is considered cumulatively considerable.

Continued development of agricultural lands also has the potential to result in indirect impacts to agricultural operations (land use conflicts, crop theft, etc.). These impacts can result in a decline in the profitability of agriculture operations such that adjacent farmland owners may be induced to sell their properties in urbanizing areas. The Landmark Village project site is not located adjacent to lands zoned for agricultural use, nor is active agricultural land located adjacent to the tract map site. Moreover, mitigation measures have been incorporated into the Specific Plan requiring a setback separating development within the Newhall Ranch Specific Plan from agricultural activity in Ventura County. Therefore, the proposed project would not contribute significantly to this indirect cumulative impact. The conversion of agricultural lands to urban uses is a policy issue that lies in the hands of the local jurisdiction. Such conversion in Los Angeles County may not be considered significant, whereas, it may be significant in another jurisdiction. Each cumulative project should be evaluated on a case-by-case basis relative to its impact on local agricultural productivity.

9. CUMULATIVE MITIGATION MEASURES

No feasible mitigation measures exist to reduce the identified cumulative impacts to a less than significant level.

10. SIGNIFICANT UNAVOIDABLE IMPACTS

a. Project-Specific Impacts

The irreversible loss of ~~338~~ 327 acres of ~~prime~~ threshold criterion agricultural land is considered a significant project impact. No feasible mitigation exists to reduce the impact resulting from the conversion of ~~338~~ 327 acres of prime agricultural land on the Landmark Village project site to a less than significant level. Therefore, the project-specific impacts resulting from the loss of prime agricultural land are considered significant and unavoidable.

b. Cumulative Impacts

The cumulative conversion of prime agricultural land to non-agricultural uses constitutes a loss of an irreplaceable resource and is considered a significant cumulative impact. No feasible mitigation exists for this conversion; therefore, it constitutes a significant unavoidable cumulative impact.

At buildout, natural gas would be required to operate heating equipment and power appliances. As shown in **Table 4.19-2, Natural Gas Demand - Landmark Village**, the annual natural gas demand for the project site at buildout would be approximately 135,505,776 cubic feet. Energy resources are available commercially and would likely be utilized at other sites if not used for this project.

~~SCGC predicts that residential, core non-residential, and wholesale requirements are expected to increase through the year 2022, while demand for natural gas associated with oil recovery, electrical power generation, and commercial and industrial uses are expected to drop. Overall, the SCGC predicts that the demand for natural gas within the service area will drop by 6 percent to 1,109 billion cubic feet in the year 2022.~~ "For the forecast period covering 2006 through 2025, residential meters are estimated to increase at an average annual rate of 1.3%. Forecasted population growth in SoCalGas' service territory is expected to drive an increase in connected residential single family and multi-family customers." However this report further states that while the number of meters may increase the usage per meter is in decline. "Use per meter for all classes of residential customers is forecasted to decline due to the expected energy saving from tightened building and appliance standards and utility energy efficiency programs. In 2005, the single family and multi-family average annual use per meter were 532 therms and 330 therms, respectively. By 2025, the single and multi-family average use per meter is forecasted to decline to 505 and 300 therms, respectively. At the end of the forecast period, the average use per residential customer is expected to fall to 430 therms per year. The change reflects a 14.5% decline in the temperature adjusted annual usage per customer due to continued improvements in the efficiency of appliances, tighter building shells and the cumulative impact of energy efficiency programs administered by the utilities. The projected residential natural gas demand will be influenced primarily by residential meter growth and the forecasted declining use per customer."[3] With regard to commercial uses, the 2006 California Gas Report states that "…core commercial market demand is forecast to decrease about 1.1% per year." Therefore, the increase in natural gas demand created by full occupancy of the Landmark Village project could be accommodated by available sources of supply and the impact of the project on natural gas supply would be less than significant.

With regard to natural gas consumption, all units constructed must comply with Title 24 requirements, which is consistent with the mitigation measures described below, and adopted by the County's Board of Supervisors for the approved Newhall Ranch Specific Plan.

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3 Southern California Gas Company, ~~2002~~ 2006 California Gas Report.

Table 4.19-2
Natural Gas Demand - Landmark Village

Designation	Quantity	Units	Usage Rate (cu.ft./year)	Total (cu.ft./year)
Residential Units				
Single-Family	308	du	79,980	24,633,840
Multi-Family	1,336	du	49,260	65,811,360
Non Residential				
Office	695,400	spineflower	24.0	16,689,600
Retail	337,600	sq. ft.	34.8	11,748,480
School[1]	392,040	sq. ft	24.0[2]	9,408,960
Misc (all other uses)	300,564	sq. ft	24.0	7,213,536
			Total	**135,505,776**

Source: Consumption factors are from the South Coast Air Quality Management District, Air Quality Handbook for Preparing EIRs, Revised 1994.
du = dwelling unit; sq.ft. = square feet
(1) Assumes a student population of 750 (per the School Facilities Funding Agreement between the Castaic Union School District and the Newhall Land and Farming Company) and 55 square feet per student (California Department of Education, School Site Analysis and Development [1987]).
(2) 24.0/sq.ft. is estimated based on similar land use rates.

the ephemeral drainages tributary to the valley, and in Salt Canyon on the southern side of the river.

2.2 Ethnographic Background

The Upper Santa Clara Valley region, including the West Ranch portion of the Newhall Ranch, appears to have been inhabited during the ethnographic past by an ethnolinguistic group known as the Tataviam. Some controversy exists in reference to this attribution. But, based on a few existing word lists, descriptions provided by early travelers, mission placenames, and the recollections of other aboriginal informants, the Tataviam are generally accepted as the aboriginal inhabitants of this region. Their language is believed to represent a member of the Takic branch of the Uto-Aztecan linguistic family (King and Blackburn 1976). In this sense, it was related to other Takic languages in the Los Angeles County region, such as Gabrielino/Fernandeño of the Los Angeles Basin proper, and Kitanemuk of the Antelope Valley.

The Tataviam are thought to have inhabited the upper Santa Clara River drainage from about Piru eastwards to just beyond the Vasquez Rocks/Agua Dulce area; southwards as far as Newhall and the crests of the San Gabriel and Santa Susana Mountains; and northwards to include the middle reaches of Piru Creek, the Liebre Mountains and the southwesternmost fringe of the Antelope Valley (ibid; Kroeber 1925; Earle 1990; Johnson and Earle 1990). Their northern boundary most likely ran along