Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
AIR QUALITY				
Impact AIR-1: Project construction would result in average daily NOx emissions that exceed BAAQMD threshold (54 lbs/day for NOx) and generate emissions of diesel particulate matter (DPM) potentially exposing adjacent receptors to toxic air contaminants. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**Mitigation Measure AIR-1:** To reduce NOx emissions and potential adverse health risks associated with exposure to PM2.5 emissions, including DPM emissions, generated during project construction activities, the County and/or its designated contractors, contractor's representatives, or other appropriate personnel shall apply the following construction equipment restrictions to the proposed project: • Utilize on-site electrical hook-ups instead of diesel powered equipment (e.g., diesel generators)) to the maximum extent feasible. • All construction equipment with a rated power-output of 50 horsepower or greater shall meet U.S. EPA Tier III Emissions Standards.	**Implementation:** San Mateo County or its Contractor shall incorporate this air quality mitigation measure into all appropriate engineering and site plan (e.g., building, grading, etc.) documents. **Timing:** Prior to any demolition and/or ground-disturbing activities, unless otherwise specified.	**Monitoring:** The County shall review all engineering and site plan documents for inclusion of emissions control measures and contractor's evidence / verification that equipment complies with the control requirements.	**Plan Submittal** **Initials:_____** **Date:_____** **Monitoring Completion** **Initials:_____** **Date:_____**
BIOLOGY				
Impact BIO-1: Project construction activities during the nesting season could result in nest abandonment if nesting is present in nearby landscape trees, which would have an adverse impact on bird species and could violate state and federal laws. **Significance of Impact Before Mitigation:** Potentially Significant	**Mitigation Measure BIO-1a:** *Nesting Bird Survey*. To avoid impacts to nesting birds and violation of state and federal laws pertaining to birds, all construction-related activities (including but not limited to mobilization and staging, clearing, grubbing, vegetation removal, fence installation, demolition, and grading) should occur outside the avian nesting season (generally prior to February 1 or after August 31). If construction and construction noise occurs within the avian nesting season (from February 1 to August 31 or according to local requirements), all suitable habitats located within the project's area of disturbance including staging and storage areas plus a 250-foot buffer (passerines), 500-foot buffer (small raptors, such as accipiters), and 1,000-foot buffer (large raptors, such as buteos) around these	**Implementation:** San Mateo County or its Contractor **Timing:** February 1 through August 31, no more than five days in advance of the start of project construction.	**Monitoring:** The biologist shall prepare a written record of survey results and implementation of any avoidance/ minimization measures to be kept on file at the San Mateo County Manager's Office, Project Development Unit office. The biologist shall monitor any active nests to determine when young have matured sufficiently to have fledged.	**Training Session** **Initials:_____** **Date:_____** **Surveys** **Initials:_____**

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
Significance of Impact After Mitigation: Less than Significant	areas shall be thoroughly surveyed, as feasible, for the presence of active nests by a qualified biologist no more than five days before commencement of any site disturbance activities and equipment mobilization. The bird survey buffer radius may be modified in consultation with CDFW. If project activities are delayed by more than five days, an additional nesting bird survey shall be performed. Active nesting is present if a bird is sitting in a nest, a nest has eggs or chicks in it, or adults are observed carrying food to the nest. The results of the surveys shall be documented. If it is determined that birds are actively nesting within the survey area, Mitigation Measure BIO-1b shall apply. Conversely, if the survey area is found to be absent of nesting birds, Mitigation Measure BIO-1b shall not be required. **Mitigation Measure BIO-1b:** If pre-construction nesting bird surveys result in the location of active nests, no site disturbance or mobilization of heavy equipment (including but not limited to equipment staging, fence installation, clearing, grubbing, vegetation removal, fence installation, demolition, and grading), shall take place within 250 feet of non-raptor nests, 500-feet of small raptor nests, and 1,000 feet of large raptor nests, or as determined by a qualified biologist in consultation with CDFW, until the chicks have fledged. Monitoring shall be required to ensure compliance with the MBTA and relevant California Fish and Game Code requirements. Monitoring dates and findings shall be documented.			**Date:_____** **Avoidance / Minimization Measures** **Initials:_____** **Date:_____**

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
Impact BIO-2: Tree removal and/or demolition of the existing buildings could result in the removal or disturbance of bat roost habitat and may result in significant impacts to bat populations if an occupied or perennial (but unoccupied) maternity or colony roost is disturbed or removed. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**Mitigation Measure BIO-2:** To avoid impacting breeding, roosting, or hibernating bats protected by CDFW, pre-construction surveys of potential bat roost habitat will be performed in all trees and buildings subject to removal or demolition and within a 50-foot buffer for evidence of maternal or colony bat roosts (e.g., guano accumulation, acoustic, or visual detections) within 48 hours of project disturbance. If an occupied maternity or colony roost is detected or evidence of bat occupancy is found, CDFW will be consulted to determine the appropriate mitigation measures, which may include exclusion prior to removal if the roost cannot be avoided, a buffer zone, seasonal restrictions on construction work, and/or construction noise reduction measures.	**Implementation:** San Mateo County or its Contractor **Timing:** Year-round, no more than 48 hours in advance of the start of project construction.	**Monitoring:** The biologist shall prepare a written record of survey results and implementation of any avoidance/ minimization measures to be kept on file at the San Mateo County Manager's Office, Project Development Unit office. The biologist shall coordinate with CDFW to determine the appropriate mitigation and monitoring if a roost is found.	**Surveys** **Initials:_____** **Date:_____** **Avoidance / Minimization Measures** **Initials:_____** **Date:_____**
Impact BIO-3: Project construction could remove two County Significant Trees adjacent to the Lathrop House: a redwood 104 inches in circumference and a sequoia 73 inches in circumference. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**Mitigation Measure BIO-3:** San Mateo County shall pursue a project design that preserves the two County Significant Trees in their current location. If trees are preserved, protection measures shall be implemented during project construction per recommendation of a certified arborist. If tree removal cannot be avoided, the County shall plant similar replacement trees on the project site.	**Implementation:** San Mateo County or its Contractor **Timing:** Project design and construction.	**Monitoring:** Preservation or removal shall be determined prior to the planning review and permitting. A tree protection plan shall be submitted by a certified arborist and implementation of protective measures shall be inspected prior to start of construction. If removal is planned, tree replacement shall be identified on project plans.	**Plan Submittal** **Initials:_____** **Date:_____** **Monitoring Completion** **Initials:_____** **Date:_____**

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
CLIMATE CHANGE AND ENERGY				
Impact GHG-1: The proposed project would generate GHG emissions that could exceed the levels necessary to achieve the state's long-term reduction goals. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**Mitigation Measure GHG-1:** To ensure the proposed project does not conflict with the state's future GHG reduction goals, the County shall require COB3 and the parking garage to collectively source at least 30 percent of the buildings' electricity demand from on-site renewable energy (i.e., the PV system).	**Implementation:** The County or its Contractor shall incorporate this mitigation measure into all appropriate engineering and site plan (e.g., building, grading, etc.) documents. **Timing:** Prior to any ground-disturbing activities associated with COB3 and/or the parking structure.	**Monitoring:** The County shall review all engineering and site plan documents for inclusion of this mitigation measure and shall obtain a signed document / memorandum from the selected engineering firm confirming the project has been designed to source at least 20 percent of its anticipated electricity generation for on-site renewable energy.	**Plan Submittal** **Initials:_____** **Date:_____**

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Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
CULTURAL, HISTORICAL, AND TRIBAL RESOURCES				
Impact CUL-1: Relocation of a historic resource. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**Mitigation Measure CUL-1:** All work to be carried out on Lathrop House will conform to the Secretary of the Interior's Standards for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings. Any loose material and furniture that can be removed in the house shall be removed and cataloged under the supervision of a historian qualified to the Secretary of the Interior's standards prior to any moving activity. It shall be stored in a place appropriate for historical artifacts before being returned to the house. Any furniture that cannot be removed must be braced in place during the house move. Doors and windows are to be braced open or closed at the discretion of the engineer in charge of moving operations. Detailed photographs will be taken by a state qualified historian or architectural historian of all aspects of the house prior to the move and prior to the removal of the pony wall to ensure that any damage sustained can be repaired in keeping with the current existing conditions and as a historic record of the house in its current position. Any damage sustained during moving operations will be fixed according to the Secretary of the Interior's Standards for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings. All repairs will be approved by a state qualified historian or architectural historian.	**Implementation:** San Mateo County or its Contractor **Timing:** Prior to building movement. Repair, if applicable, is to be carried out as soon as feasible after movement is completed.	**Monitoring:** A state qualified historian or architectural historian shall catalog all material removed from and remaining in the house. Detailed photographs will be taken prior to the move by the (architectural) historian and will be used to replace items as they were, and also in the case of damage to aid repair. A report of repairs will be submitted to the County.	**Catalog and Photographs** **Initials:**_____ **Date:**_____ **Repairs** **Initials:**_____ **Date:**_____
Impact CUL-2: Potential disturbance of unknown prehistoric or historic cultural resources, including human remains, during project construction. **Significance of Impact Before Mitigation:**	**Mitigation Measure CUL-2A:** Due to the moderate to high potential of historic and prehistoric archaeological remains existing at the receiver site of the Lathrop House, Archaeological Sensitivity Training will be carried out prior to ground moving activity by a qualified archaeologist for all personnel who will engage in or supervise ground disturbing activities on the site. **Mitigation Measure CUL-2B:** In the event that archaeological remains from either a historic or	**Implementation:** San Mateo County and its Contractor. **Timing:** Prior to the start of project construction and ongoing throughout ground moving activity.	**Monitoring:** The archaeologist shall, if applicable, prepare a written record of survey results, archaeological discovery, and evaluation methodology to be submitted to the County and the Northwest	**Training Session** **Initials:**_____ **Date:**_____

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	prehistoric period are discovered (or have been suspected to have been discovered) during project construction, all ground disturbing work within a 100' radius buffer of the discovery will cease. An archaeologist who meets the Secretary of the Interior's Standards for Archaeology will be brought in to assess the discovery before any additional ground disturbing work within the 100' buffer will be allowed to continue. No further ground disturbing work will be allowed to continue until the archaeologist has fully evaluated the find and permits work to continue. Dependent on the evaluation by the archaeologist, archaeological excavation and recordation may be required before construction can continue. Archaeological monitoring will be enacted on the site at the discretion of the archaeologist. Should the newly discovered artifacts be determined to be Native American in origin, Native American Tribes/Representatives will be contacted and consulted as directed by the NAHC and Native American construction monitoring will be initiated. All Native American artifacts and finds suspected to be Native American in nature are to be considered as significant tribal cultural resources until the County has determined otherwise with the consultation of a qualified archaeologist and local tribal representative(s) as directed by the NAHC. In the event of an archaeological discovery, the County shall coordinate with the archaeologist to develop an appropriate treatment plan for the resources. The plan may include implementation of archaeological data recovery excavations to address treatment of the resource along with subsequent laboratory processing and analysis. An archaeological report will be written detailing all archaeological finds and submitted to the County and the Northwest Information Center.		Information Center. The Native American monitor shall, if applicable, record tribal resources for submittal to the Native American Heritage Commission.	**Record of Survey Results (if applicable)** **Initials:_____** **Date:_____**

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
Impact CUL-3: Potential disturbance of a paleontological resource. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**Mitigation Measure CUL-3A:** Due to the moderate to high potential of historic and prehistoric archaeological remains existing at the receiver site of the Lathrop House, Paleontological Sensitivity Training will be carried out prior to ground moving activity by a qualified paleontologist or archaeologist for all personnel who will engage in or supervise ground disturbing activities on the site. **Mitigation Measure CUL-3B:** In the event that paleontological resources are discovered during project construction all ground disturbing work within a 100' radius buffer of the discovery will cease. A qualified paleontologist will be brought in to assess the discovery before any additional ground disturbing work within the 100' buffer will be allowed to continue. No further ground disturbing work will be allowed to continue until the paleontologist has fully evaluated the resource and permits work to continue. Dependent on the evaluation by the paleontologist, paleontological excavation and recordation may be required before construction can continue. Paleontological monitoring will be enacted on the site at the discretion of the paleontologist. In the event of a paleontological discovery, the County shall coordinate with the paleontologist to develop an appropriate treatment plan for the resources. A paleontological report will be written detailing all paleontological finds and submitted to the County and the University of California Museum of Paleontology at Berkeley.	**Implementation:** San Mateo County and its Contractor. **Timing:** Prior to the start of project construction and ongoing throughout ground moving activity.	**Monitoring:** The paleontologist shall, if applicable, prepare a written record of survey results, paleontological discovery, and evaluation methodology to be submitted to County and the University of California Museum of Paleontology at Berkeley.	**Training Session** **Initials:_____** **Date:_____** **Record of Survey Results (if applicable)** **Initials:_____** **Date:_____**

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
NOISE				
Impact NOI-1: Project demolition and construction activities could generate noise levels in excess of 10 dB above ambient conditions at sensitive receptor locations for several hours a day for a period of approximately 18 to 26 months. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**Mitigation Measure NOI-1:** To reduce demolition and construction noise impacts on adjacent land uses, the County shall require the following construction-period noise abatement measures: • *Construction Plan.* Prepare a detailed construction plan identifying the schedule for major noise-generating construction activities. The construction plan shall identify a procedure for coordination with nearby noise-sensitive facilities so that construction activities and events can be scheduled to minimize noise disturbance. This plan shall be provided to all noise-sensitive land uses within 500 feet of the construction site. • *Construction Traffic.* Route all construction traffic to and from the construction site via designated truck routes to the maximum extent feasible. Prohibit construction-related heavy truck traffic in residential areas where feasible. • *Temporary Barriers.* The County shall install and maintain throughout the duration of all demolition and construction activities, one or more physical barriers capable of achieving a minimum reduction in predicated noise levels of 14 dB. Potential options would include: o A concrete, wood, or other barrier installed at-grade (or mounted to structures located at-grade, such as K-Rail) along the project property line. Such a wall/barrier shall consist of material that has a minimum rated transmission loss value of 24 dB (or equivalent rating), and shall contain no gaps in the structure through which noise may pass. o Commercially available acoustic panels or other products such as acoustic barrier blankets	**Implementation:** The County shall incorporate this mitigation measure into all appropriate engineering and site plan (e.g., building, grading, etc.) documents. **Timing:** Prior to any demolition and/or ground-disturbing activities.	**Monitoring:** The County shall review all engineering and site plan documents for inclusion of this requirement. The final type, placement, and design of the project's temporary noise barrier(s) shall be reviewed by a qualified acoustical consultant prior to installation to ensure proper function and a minimum attenuation of 14 dBs in construction noise levels.	**Plan Submittal** **Initials:_____** **Date:_____** **Monitoring Completion** **Initials:_____** **Date:_____**

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
	installed along the project property line, building envelope or, if feasible and necessary, at or near sensitive residential receptor areas. o Any combination of noise barriers and commercial products capable of achieving a 14-dB reduction in construction noise levels at sensitive receptor locations.			
TRANSPORTATION				
TRA-1 Impact: The proposed project will increase traffic volumes on freeways and the local roadway system contributing to peak-hour congestion without TDM measures incorporated into the project to offset the increase in peak-hour trips. **Significance of Impact Before Mitigation:** Potentially Significant **Significance of Impact After Mitigation:** Less than Significant	**TRA-1 Mitigation Measure:** The TIA prepared for the proposed project takes credit for implementation of TDM in the calculation of trips generated by the project. To ensure the credits have been appropriately applied to the project the County shall prepare a TDM Plan specific to the project. The TDM Plan shall identify specific TDM measures that will be implemented by the County, consistent with County practices and current standards of transportation management. Table 10-5 of this Draft EIR presents measures available to the County for implementation. The TDM Plan shall include the following: • Identification of Performance Standards: This EIR assumed a five percent peak-hour and four percent daily trip reduction to the net new trips generated by the COB3 office to account for the high level of transit use at this location. After applying the trip reductions for relocated employees and transit usage, the project is estimated to generate 2,976 net new daily trips, including a net 232 AM peak-hour trips and a net 300 PM peak-hour trips (see Table 10-2, of the Draft EIR). The TDM Plan shall identify this information as the performance standard that the County shall achieve; • Identification of specific TDM measures applied to the project;	**Implementation:** San Mateo County. **Timing:** Site Plans showing TDM measures shall be submitted prior to project permitting. Effectiveness of TDM measures shall be evaluated three years after building occupancy.	**Monitoring:** The County Office of Sustainability shall submit a report three years after building occupancy to document the success of the TDM Plan and whether the identified performance standards have been achieved. If the identified performance standards have not been achieved, the County will undertake a process to identify steps that will be taken to ensure the performance are met.	**Plan Submittal** **Initials:_____** **Date:_____** **Monitoring Completion:** **Initials:_____** **Date:_____**

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Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
	• Plan Implementation: A description of how each identified measure will be implemented and maintained over the life of the project, including, but not limited to, the transportation demand management goals targeted for the various measures; • Designated TDM Contact. Designation of a County Department and staff person as the official contact for the TDM Plan; and • Site Plan. The project plans shall identify TDM design elements including: o External: preferential parking areas, paid parking areas, bicycle connections, bicycle parking, location of on-site amenities, passenger loading areas, land dedicated for transit facilities and bus shelters, direct route to transit, and pedestrian connections; and o Internal: showers/lockers, information boards/kiosks, employee incentive and education programs, ATM, convenience retail, post office, cafeteria, limited food service establishment, exercise facilities.			
TRA-2 Impact: The Main Street and Woodside Road Westbound Ramps intersection would operate at an unacceptable LOS F under existing, background, and cumulative no project conditions during the PM peak hour. A small increase in Main Street traffic as little as three trips would create a significant impact. The project would add 14 trips to this intersection,	Mitigation for this intersection is outside the control of the County and under the jurisdiction of the City of Redwood City. No funding mechanism or mitigation plan currently exists specifically addressing the impacted intersection. The impact is significant and unavoidable.			

Table 1: Impacts, Mitigation Measures, and Timing of and Responsibility for Implementing the Mitigation Measures				
Impact	**Mitigation Measure**	**Implementation Responsibility/Timing**	**Monitoring Responsibility**	**Verified Implementation**
causing the delay for the worst approach (westbound) at this intersection to increase by more than 5.0 seconds, which is the City's significance threshold. **Impact is Significant and Unavoidable.**				
Note: For all Biology mitigation measures, a "qualified" biologist/botanist shall have suitable training or expertise with the species and/or habitats addressed by the measure.				

Table 2: Environmental Protection Measures Incorporated into the Project	
Air Quality BMPs	The County and/or its contractor shall implement the following BAAQMD Basic Construction Mitigation Measures during project construction: 1) All exposed surfaces (e.g., parking areas, staging areas, soil piles, graded areas, and unpaved access roads) shall be watered two times per day. 2) All haul trucks transporting soil, sand, or other loose material off-site shall be covered. 3) All visible mud or dirt track-out onto adjacent public roads shall be removed using wet power vacuum street sweepers at least once per day. The use of dry power sweeping is prohibited. 4) All vehicle speeds on unpaved roads shall be limited to 15 mph. 5) All roadways, driveways, and sidewalks to be paved shall be completed as soon as possible. Building pads shall be laid as soon as possible after grading unless seeding or soil binders are used. 6) Idling times shall be minimized either by shutting equipment off when not in use or reducing the maximum idling time to 5 minutes (as required by the California airborne toxics control measure Title 13, Section 2485 of California Code of Regulations [CCR]). Clear signage shall be provided for construction workers at all access points. 7) All construction equipment shall be maintained and properly tuned in accordance with manufacturer's specification. All equipment shall be checked by a certified visible emissions evaluator. 8) Post a publicly visible sign with the telephone number and person to contact at the County Manager's Office, Project Development Unit regarding dust complaints. The Project Development Unit shall respond and take corrective action within 48 hours. The publicly visible sign shall also include the contact phone number for the Bay Area Air Quality Management District (BAAQMD) to ensure compliance with applicable regulations.
Cultural Resources BMPs	The County and/or its contractor shall implement the following BMPs during project construction to avoid potential impacts on unanticipated and previously unknown cultural resources: 1) In the event that any archaeological or paleontological resources are encountered at any time during construction, it will be the responsibility of the construction/project manager to stop work within 50 feet of any discovery and contact a qualified archaeologist. Work in the area shall be suspended until the archaeologist prepares a plan for the evaluation of the resource and the plan is submitted to the County for approval. 2) Pursuant to Section 7050.5 of the Health and Safety Code and Section 5097.94 of the Public Resources Code of the State of California, in the event of the discovery of human remains during construction, the construction manager shall stop work and notify the San Mateo County Coroner. If the Coroner determines that the remains are not subject to his/her authority, he/she shall notify the NAHC who shall attempt to identify descendants of the deceased.
Storm Water and Drainage Control BMPs	The County and/or its contractor shall prepare and implement a storm water and drainage control plan in compliance with the San Mateo Countywide Water Pollution Prevention Program, Provision C.3 of the County's Municipal Regional Stormwater National Pollutant Discharge Elimination System (NPDES) Permit. The plan shall specify best management practices for the control and prevention of storm water pollution. The plan shall address both construction-phase and post-construction pollutant impacts from development. Construction-phase measures shall include: erosion control measures such as installing fiber rolls, silt fences, gravel bags, or other erosion control devices around and/or downslope of work areas and around storm drains prior to earthwork and before the onset of any anticipated storm events; monitoring and maintaining all erosion and sediment control devices; designating a location away from storm drains when refueling or maintaining equipment; scheduling grading and excavation during dry weather; and removing vegetation only when absolutely necessary.

Table 2: Environmental Protection Measures Incorporated into the Project	
	Post-construction drainage controls shall be specified to capture and treat storm water onsite.
Noise Control BMPs (Construction)	The construction contractor shall implement measures to reduce the noise levels generated by construction equipment operating at the project site during project grading and construction phases. The construction contractor shall include in construction contracts the following requirements or measures shown in the sole discretion of the Planning and Building Director to be equally effective: 1) Hours of construction activity shall be limited to Monday to Friday, from 7:00 AM to 6:00 PM, and Saturdays 9:00 AM to 5:00 PM in accordance with the County of San Mateo Ordinance Code. 2) All construction equipment shall be equipped with improved noise muffling, and maintain the manufacturers' recommended noise abatement measures, such as mufflers, engine covers, and engine isolators in good working condition. 3) Stationary construction equipment that generates noise levels in excess of 65 dBA Leq shall be located as far away from existing residential areas as possible. 4) Heavy-duty vehicle storage and start-up areas shall be located as far away from occupied residences where feasible. 5) All equipment shall be turned off if not in use for more than five minutes. 6) Drilled piles or the use of sonic or vibratory pile drivers shall be used instead of impact pile drivers. Prior to the commencement of grading or construction at the project site, an information sign shall be posted at the entrance to each construction site that identifies the permitted construction hours and provides a telephone number to call and receive information about the construction project or to report complaints regarding excessive noise levels. The County shall rectify all received complaints within one business day.

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