

MITIGATION MONITORING AND REPORTING PROGRAM (MMRP)

Section 21081.6 of the California Public Resources Code (and Section 15091(d) and 15097 of the State CEQA Guidelines) require that public agencies “shall adopt a reporting or monitoring program for changes made to the project or as a condition of project approval, adopted in order to mitigate or avoid significant effects on the environment.”

A MMRP is required for the proposed Emergency Management (EMC) and Motor Pool Relocation Project because the Mitigated Negative Declaration (MND)/Initial Study (IS) for the project identified potentially significant environmental impacts associated with project implementation. The MND/IS identified a number of mitigation measures that would reduce all such impacts to less-than-significant levels.

This MMRP has been prepared to ensure that all required mitigation measures are implemented. The MMRP may be modified by the County of San Mateo (County) during project implementation as necessary in response to changing conditions or other refinements. **Table 1** below identifies the mitigation measures, the responsible person/agency for ensuring implementation, timing, and a record of implementation of the mitigation measures. The numbering of mitigation measures follows the numbering sequence found in the MND/IS.

If the County moves to adopt the MND/IS and approve the project, the County will also adopt this MMRP.

This MMRP will be kept on file at the County of San Mateo Office of Public Works, 555 County Center, 5th Floor, Redwood City, California.

Table 1 Mitigation Monitoring and Reporting Program

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
Air Quality					
Impact AQ-1: Construction activities, particularly during site preparation and grading, would temporarily generate fugitive dust in the form of PM ₁₀ and PM _{2.5} . Once operational, the proposed project would not substantially increase emissions of air pollutants.	Mitigation Measure AQ-1: The contractor shall implement the following Best Management Practices: <ol style="list-style-type: none">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 mile per hour (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.	Contractor	During Construction		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
	<ol style="list-style-type: none"> All construction equipment shall be maintained and properly tuned in accordance with manufacturer's specifications. All equipment shall be checked by a certified mechanic and determined to be running in proper condition prior to operation. Post a publicly visible sign with the telephone number and person to contact at the Lead Agency regarding dust complaints. This person shall respond and take corrective action within 48 hours. The Air District's phone number shall also be visible to ensure compliance with applicable regulations. 				
Impact AQ-2: Construction emissions would temporarily increase sensitive receptor exposure to pollutant concentrations.	<p>Mitigation Measure AQ-2: This mitigation measure applies to construction of Project Site 1. Selection of equipment during construction to minimize emissions. Such equipment selection would include the following:</p> <ol style="list-style-type: none"> All mobile diesel-powered off-road equipment larger than 50 horsepower and operating on the site for more than two days continuously shall meet US EPA particulate matter emissions standards for Tier 2 engines or equivalent; Minimize the number of hours that equipment will operate, including the use of idling restrictions. 	Contractor	During Construction		
Biological Resources					
Impact BIO-1: Proposed activities at Project Site 2 have some potential to impact non special-status nesting birds, which may nest in shrubs, trees, or on buildings.	<p>Mitigation Measure BIO-1: To the extent feasible, project activities should be scheduled to avoid the nesting season. If such activities are scheduled to take place outside the nesting season, all impacts on nesting birds protected under the MBTA and California Fish and Game Code would likely be avoided. The nesting season in San Mateo County extends from January 1st through August 31st for most raptors and February 1st through August 31st for most non-raptors.</p>	Contractor	During Construction		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
	<p>Mitigation Measure BIO-2: If it is not possible to schedule project activities between September 1st and January 1st, then pre-construction surveys for nesting birds should be conducted by a qualified ornithologist to ensure that no nests will be disturbed during project implementation. An initial pre-construction survey to determine the likelihood of constraints due to the presence of an active nest should be conducted 14 days prior to the onset of construction activities with a final pre-construction survey conducted no more than 48 hours prior to the initiation of project activities. During this survey, a qualified ornithologist shall inspect all potential nesting habitats (e.g., trees, shrubs, grasslands, and buildings) within 300 feet of the project site for raptor nests and within 100 feet of the project site for nests of non-raptors. If an active nest (i.e., a nest with eggs or young, or any completed raptor nest attended by adults) is found sufficiently close to work areas that would be disturbed by these activities, the ornithologist, in consultation with the California Department of Fish and Wildlife (CDFW), will determine the extent of a disturbance-free buffer zone to be established around the nest (typically 300 feet for raptors and 100 feet for other species) to ensure that no nests of species protected by the MBTA and California Fish and Game Code will be disturbed during project implementation</p>	Contractor/ Qualified Ornithologist	Pre-Construction		
	<p>Mitigation Measure BIO-3: If Project activities will not be initiated until after the start of the nesting season, potential nesting substrate (e.g., bushes, trees, grasses, and other vegetation) that is scheduled to be removed by the project may be removed prior to the start of the nesting season (e.g., prior to January 1st) to reduce the potential for initiation of nests.</p>	Contractor	Pre-Construction		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
Cultural Resources					
Impact CUL-1: One prehistoric archaeological resource was mapped in the vicinity of Project Site 2. Archaeological reviews completed between 1982 and 2012 strongly suggest that the resource is not actually present within Project Site 2 and a 2012 soil survey conducted with the boundary of Project Site 2 was negative for that resource. As such, there is a low to moderate potential of identifying unrecorded historic-period archaeological resources at either site.	Mitigation Measure CUL-1: If archaeological and/or cultural resources are encountered during grading or construction activities, work shall be temporarily halted within 30 feet of the discovered materials and workers shall avoid altering the materials and their context until a qualified professional archaeologist has evaluated the situation and provided appropriate recommendations. The project applicant or archaeologist shall immediately notify the Current Planning Section of any discoveries made and shall provide the Current Planning Section with a copy of the archaeologist’s report and recommendations prior to any further grading or construction activity in the vicinity.	Contractor/ Qualified Archeologist	During Construction		
Impact CUL-2: Due to levels of earthwork associated with project implementation, the project has the potential to directly or indirectly destroy a unique paleontological resource on either project site.	Mitigation Measure CUL-2: A discovery of a paleontological specimen during any phase of the project shall result in a work stoppage in the vicinity of the find until it can be evaluated by a professional paleontologist. Monitoring of all excavation and earthmoving in sensitive areas by a professional paleontologist may be required.	Contractor/ Professional Paleontologist	During Construction		
	Mitigation Measure CUL-3: Periodic monitoring of known significant paleontological resources in the vicinity of the development (including areas where new road access has been provided) may be required to reduce the potential for looting and vandalism. Should loss or damage be	Contractor/ Professional Paleontologist	During Construction		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
	detected, additional protective measures or further action (e.g., resource removal), as determined by a professional paleontologist, shall be implemented to mitigate the impact.				
	Mitigation Measure CUL-4: Use existing roads to the maximum extent feasible to avoid additional surface disturbance.	Contractor	During Construction		
	Mitigation Measure CUL-5: During all phases of the project, keep equipment and vehicles within the limits of the previously disturbed areas of the project site.	Contractor	During Construction		
	Mitigation Measure CUL-6: All workers shall be educated on the consequences of unauthorized collection or sale of fossils.	Contractor	Pre-Construction		
Impact CUL-3: The records search and literature review by the NWIC did not note the existence of any known burials in the project area. However, the possibility that previously unknown buried human remains may be uncovered by project construction activities exists.	Mitigation Measure CUL-7: The project sponsor must be prepared to carry out the requirements of California State law with regard to the discovery of human remains during construction, whether historic or prehistoric. In the event that any human remains are encountered during site disturbance, all ground-disturbing work shall cease immediately and the County coroner shall be notified immediately. If the coroner determines the remains to be Native American, the Native American Heritage Commission shall be contacted within 24 hours. A qualified archaeologist, in consultation with the Native American Heritage Commission, shall recommend subsequent measures for disposition of the remains.	Contractor/ County Coroner	During Construction		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
Geology and Soils					
Impact GEO-1: During a major earthquake on a segment of one of the nearby faults, strong to very strong shaking is expected to occur at the project site which could result in dangerous conditions for employees and other visitors at the project site.	Mitigation Measure GEO-1: The proposed structures shall be designed following the 2010 California Administrative Code Essential Services standards, per Title 24, Part 1, Chapter 4 of the California Code of Regulations. Such buildings exceed the 2013 California Building Code (CBC) and would resist the lateral forces generated by earthquake shaking.	Contractor/ Qualified Geotechnical Engineer	Final Design Phase/ During Construction		
Impact GEO-2: Project Site 1 has a moderate to high liquefaction potential.	Mitigation Measure GEO-2: Additional field investigations to obtain soil data and verify liquefaction potential should be conducted during the design phase. If it is determined that the potential for liquefaction is high at either site, specific performance measures and ground improvements techniques shall be incorporated to reduce this hazard. These techniques shall be chosen during the final design phase, and may include: Jet grouting, cement deep soil mixing, and/or compaction grouting.	Qualified Geotechnical Engineer	Final Design Phase/ During Construction		
Impact GEO-3: Based on the results of geotechnical exploration, the top 5 to 6 feet of surficial soil at both Project Site 1 and 2 is highly expansive. These surficial clays could be subject to volume changes during seasonal fluctuations in moisture content which can cause cracking of foundations and floor slabs.	Mitigation Measure GEO-3: Foundations and slabs shall be designed and constructed to resist the effects of the expansive soil. These effects can be mitigated by: <ul style="list-style-type: none">moisture conditioning the expansive soil, providing a sufficient thickness of select, non-expansive fill below interior; orlime treating the subgrade soil reduce expansion potential.	Contractor/ Qualified Geotechnical Engineer	Final Design Phase/ During Construction		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
Hazards and Hazardous Materials					
Impact HAZ-1: Unless appropriate precautions are in place, excavation of soils known or suspected to contain hazardous materials associated with the REC, CREC, and HRECs could pose a risk to construction workers and others in the vicinity.	Mitigation Measure HAZ-1: Prior to the issuance of a grading permit and before any substantial ground disturbances, a Phase II ESA shall be conducted by a licensed professional to determine the potential presence of metals, and organic compounds in soil and groundwater underlying the project site. If contaminants are identified in subsurface soils and/or groundwater, the Phase II ESA shall screen the identified contaminant concentrations relative to applicable environmental screening levels developed by the Regional Water Quality Control Board and Department of Toxic Substances Control. If the Phase II ESA recommends remedial action (which may include but not be limited to soil and/or groundwater removal or treatment, site-specific soil and groundwater management plan, site-specific health and safety plan, and a risk management plan shall be completed. The County shall consult with appropriate regulatory agencies to ensure sufficient minimization of risk to human health and the environment is completed.	County of San Mateo	Pre-Construction		
	Mitigation Measure HAZ-2: If there is a change in land use or removal of soil and groundwater below approximately 5 feet below grade at the CREC at Project Site 1, notification to the San Mateo County Division of Environmental Health is required.	Contractor	During Construction		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
Hydrology and Water Quality					
Impact HYD-1: Construction activities have the potential to encounter groundwater during deep excavation/trenching, which could introduce pollutants to the groundwater.	Mitigation Measure HYD-1: In the event groundwater is encountered during construction activities, onsite dewatering would be required. The discharge of any dewatered groundwater would comply with BMPs as described in the SWPPP.	Contractor	During Construction		
Noise					
Impact NOI-1: Generators are anticipated to be tested weekly for a period of 10 to 20 minutes during daytime hours and would generate noise levels to exceed the 55 dBA L50 criteria during hours when testing occurs.	Mitigation Measure NOI-1: Ensure that the emergency generators at Project Site 1 do not exceed the County's Municipal Code standards during weekly testing at any adjacent residential property line or at the nearby childcare facility. This can be achieved through the following measures: <ul style="list-style-type: none">All testing of the generators shall be conducted between the hours of 7:00 am and 10:00 pm on weekdays.The generators shall be designed to meet a combined noise level of 74 dBA or less at a distance of 23 feet from the location of the underground structure housing the generators. A combination of selecting 'quiet' equipment, locating venting away from sensitive uses, and/or using sound attenuating walls or enclosures could be used to achieve this standard.Based on the final design plans, specific controls necessary to reduce operational noise levels to meet the standard shall be prepared.	County of San Mateo/ Contractor	During Construction/ Operation		

Environmental Impacts	Mitigation Measures	Responsible Party	Timing	Completion of Implementation	
				Action	Date Completed
<p>Impact NOI-2: An outdoor compressor is proposed to be installed behind the new Butler Building, which is adjacent to residences to the south. The compressor is specified to have sound attenuating walls and/or be enclosed to mitigate noise impacts; however, the exact specifications of this piece of equipment are unavailable at this time. Without mitigation, it is possible that the compressor would exceed the Municipal Code standards.</p>	<p>Mitigation Measure NOI-2: Ensure that noise generated by mechanical equipment at Project Site 2, including the proposed compressor, does not exceed the County's Municipal Code standards (55 dBA L50 between the hours of 7:00 am and 10:00 pm and 50 dBA L50 between the hours of 10:00 pm and 7:00 am) at any adjacent residential property line. This can be achieved through the selection of 'quiet' equipment, locating enclosure openings, venting, etc., away from residences, and/or the use of sound attenuating walls. Based on the final design plans, specific controls necessary to reduce operational noise levels to meet the standards shall be prepared.</p>	County of San Mateo	Final Design Phase		

Source: Circlepoint, 2015