TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Aesthetics				
	None.			
Agricultural and Forest Resources				
	None.			
Air Quality				
AIR-1	**Mitigation Measure AIR-1:** During construction, the County shall require its contractor(s) to implement all the BAAQMD's Basic Construction Mitigation Measures, listed below: • All exposed surfaces (e.g., unpaved parking areas, staging areas, soil piles, graded areas, and unpaved access roads) shall be watered two times per day when the construction site is active and when no precipitation is evident. • All haul trucks transporting soil, sand, or other loose material off-site shall be covered. • 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. • 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. • 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. • 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 regarding dust complaints. This person shall respond and take corrective action within 48 hours. The Bay Area Air Quality Management District's phone number shall also be visible to ensure compliance with applicable regulations.	The County shall require BAAQMD's Basic Construction Measures be included in contractor specifications. The contractor will implement measures in the program.	Prior to and during construction.	The County will review construction specifications. The County's contractor will document that measures are being implemented.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources				
BIO-1a	**Mitigation Measure BIO-1a:** A qualified botanist with a minimum of four years of academic training and professional experience in botanical sciences and a minimum of two years of experience conducting rare plant surveys shall conduct appropriately timed surveys for special-status plant species with a moderate or high potential to occur in the study area (i.e., Santa Cruz cypress, minute pocket moss, Dudley's lousewort, and white-flowered rein orchid) in all suitable habitat that would be potentially disturbed by the project (i.e., where vegetation removal [including downed logs] may occur). Surveys shall be conducted following the most recent CDFW protocol (CDFW, 2018b). If no special-status plants are found during focused surveys, the botanist shall document the survey findings in a report to CDFW, and no further mitigation will be required. If special-status plants are found during focused surveys, the following measures shall be implemented: 1. Information regarding the special-status plant populations shall be reported to the CNDDB, mapped, and documented in a technical memorandum provided to the County. 2. If any population can be avoided during project implementation, it shall be clearly marked in the field by a qualified botanist and avoided during construction activities. Before vegetation removal, ground clearing or ground disturbance, all on site construction personnel shall be instructed as to the species' presence and the importance of avoiding impacts to this species and its habitat though the Worker Environmental Awareness Program training (see Measure BIO-1b). 3. If special-status plant populations cannot be avoided, the County shall coordinate with CDFW on relocation of special-status plants. To the extent feasible, special-status plants that would be impacted by the project shall be relocated within local suitable habitat. This can be done either through salvage and transplanting or by collection and propagation of seeds or other vegetative material. Any plant relocation would be done under the supervision of a qualified botanist or restoration ecologist.	The County-approved biologist will conduct preconstruction surveys. The County will incorporate survey results and avoidance recommendations into construction specifications. The County/contractor will avoid buffer zones during construction and/or transplant special-status plants, as necessary.	Prior to construction and during construction.	The County will review construction specifications for inclusion of recommendations and document that measures are being implemented.
BIO-1b	**Mitigation Measure BIO-1b:** A project-specific Worker Environmental Awareness Program (WEAP) training shall be developed and implemented by a qualified biologist for the project and attended by all construction personnel prior to beginning work onsite. The training could consist of a recorded presentation that could be reused for new personnel. The WEAP training shall generally address but not be limited to the following: 1. Applicable State and federal laws, environmental regulations, project permit conditions, and penalties for non-compliance; 2. Special-status animal species with potential to occur at or in the vicinity of the project site, their habitat, the importance of these species and their habitat, the general measures that are being implemented to conserve these species as they	The County-approved qualified biologist will develop Worker Environmental Awareness Program. WEAP training will be attended by all new personnel.	Prior to and during construction, with worker awareness training taking place no more than 2 weeks prior to construction.	The County shall have sign-in sheets for those who attended the WEAP training. The construction foreman will ensure that biologist conducts worker awareness training.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1b (cont.)	relate to the project, and the boundaries within which the project construction shall occur, avoidance measures, and a protocol for encountering such species including a communication chain; 3. Pre-construction surveys and biological monitoring requirements associated with each phase of work and at each project site; 4. Known sensitive resource areas in the project vicinity that are to be avoided and/or protected as well as approved project work areas; and 5. Best management practices (BMPs) and their location on the project site for erosion control and/or species exclusion.			
BIO-1c	**Mitigation Measure BIO-1c:** The County shall ensure that the following general measures are implemented by the contractor while working in the project site during construction to prevent and minimize impacts on special-status species and sensitive biological resources: 1. Project-related vehicles shall observe a 10 mile-per-hour speed limit on unpaved roads in the project site. 2. No pets shall be allowed in the project site. 3. The contractor shall provide wildlife-proof (closed) garbage containers for the disposal of all food-related trash items. All garbage shall be collected daily from the project sites and placed in a closed container from which garbage shall be removed weekly. Construction personnel shall not feed or otherwise attract wildlife to the project site. 4. As necessary, erosion control measures shall be implemented to prevent any soil or other materials from entering any nearby aquatic habitat. Erosion control measures shall be installed adjacent to aquatic habitat (i.e., at work site boundaries adjacent to Pescadero Creek) when excavation or ground disturbance is necessary to prevent soil from eroding or falling into the area. 5. Sediment control measures shall be furnished, constructed, maintained, and later removed. Plastic monofilament coir rolls or mats (including those labeled as biodegradable, photodegradable, or UV-degradable) shall not be used. Only natural burlap, coir, or jute wrapped fiber rolls and mats shall be used. 6. If vehicle or equipment maintenance is necessary, it shall be performed in designated upland staging areas, and spill kits containing cleanup materials shall be available onsite. Maintenance activity and fueling must occur away at least 100 feet from Pescadero Creek. 7. No staff, equipment, or materials in support of project implementation (e.g., small Bobcat skid steer or motorized wheelbarrow) shall enter or cross creeks while water is flowing (with the exception of the road crossing on Sequoia Flat Road).	The County shall ensure that construction specifications include appropriate measures. Contractor shall implement construction measures.	Prior to and during construction	The County will review construction specifications and Contractor will monitor to ensure compliance.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1c (cont.)	8. Project personnel shall be required to report immediately any harm, injury, or mortality of a listed species (federal or State) during construction, including entrapment, to the construction foreman, qualified biologist, or County staff. County staff or their consultant shall provide verbal notification to the USFWS Endangered Species Office in Sacramento, California, and/or to the local CDFW warden or biologist (as applicable) within 1 working day of the incident. County staff shall follow up with written notification to the appropriate agencies within 5 working days of the incident. All special-status species observations shall be recorded on California Natural Diversity Data Base (CNDDB) field sheets and sent to the CDFW by the County staff or their consultant. 9. The spread of invasive non-native plant species and plant pathogens shall be avoided or minimized by implementing the following measures: a. Construction equipment shall arrive at the project clean and free of soil, seed, and plant parts to reduce the likelihood of introducing new weed species. b. Any imported fill material, soil amendments, gravel, or other materials required for construction and/or restoration activities that will be placed within the upper 12 inches of the ground surface shall be free of vegetation and plant material. c. Certified weed-free imported erosion control materials (or rice straw in upland areas) shall be used exclusively, if possible. d. To reduce the movement of invasive weeds into uninfested areas, the contractor shall stockpile topsoil removed during excavation (e.g., during excavation for open-cut-trench construction) and shall subsequently reuse the stockpiled soil for re-establishment of disturbed project areas, if possible.			
BIO-1d	**Mitigation Measure BIO-1d:** The following conservation measures shall be implemented to minimize or eliminate potential adverse impacts on California red-legged frog, foothill yellow-legged frog, Santa Cruz black salamander, California giant salamander, western pond turtle, and red-bellied newt during project-related activities: 1. A qualified biologist shall survey the work sites 2 weeks before the onset of construction for California red-legged frog (CRLF), foothill yellow-legged frog (FYLF), Santa Cruz black salamander (SCBS), California giant salamander (CAGS), western pond turtle (WPT), and red-bellied newt (RBN to determine presence (and life stage) of these species within the project sites, particularly those in proximity to Pescadero Creek. Typical credentials for a qualified biologist include a minimum of four years of academic training and professional experience in biological sciences and related resource management activities, and a minimum of two years of experience conducting surveys for each species that may be present within the project area.	County shall include avoidance and minimization measures in the construction specifications. Qualified biologist will survey work sites 2 weeks prior to construction. Project work areas will be monitored by a qualified biologist during exclusion fence installation and ground disturbing activities Qualified biologist will contact USFWS in the event that a special-status species is observed.	Two weeks prior to construction and during construction	The County will review construction specifications. The qualified biologist will document that measures are being implemented.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1d (cont.)	A qualified biologist shall conduct a pre-construction survey of these project work areas for CRLF, FYLF, SCBS, CAGS, WPT, and RBN immediately prior to the start of construction activities. The surveys will consist of walking the project work limits in areas where natural habitat will be disturbed or removed to ascertain presence of these species. Unless explicitly authorized by the USFWS and CDFW (e.g., through issuance of an Incidental Take Permit (ITP)), neither CRLF nor FYLF shall be relocated if encountered in project areas. Rather they shall be allowed to disperse of their own volition while all work is halted within 50 feet of individuals. If they do not disperse on their own volition, the on-site biologist shall monitor the frog while work continues, as long as the on-site biologist can ensure the safety of the frog. The qualified biologist shall immediately inform the construction manager that work should be halted or modified (in the case of a buffer or non-dispersing individual), if necessary, to avert take of listed species. USFWS and CDFW approval is not required for the relocation of SCBS, CAGS, WPT, or RBN as these species are not federally- or State-listed threatened or endangered. If adult SCBS, CAGS, WPT, or RBN are found within project sites during surveys, they will be relocated outside of the work area by a qualified biologist. The specific methods for handling amphibians or reptiles and decontamination shall follow USFWS (2005) and USGS (2015) protocols, respectively. These protocols describe field equipment maintenance, disinfection, and field hygiene procedures designed to minimize potential spread of pathogens when handling amphibians or reptiles. Should egg masses, metamorphs, or tadpoles of CRLF, FYLF, SCBS, CAGS, WPT, or RBN be identified within the Pescadero Creek corridor adjacent to a work site, a 100-foot no-disturbance buffer shall be established around the location(s) within the creek corridor until juveniles disperse from the breeding sites. The 100-foot no-disturbance buffer around egg masses, metamorphs, or tadpoles would not extend into the upland area if species exclusion fencing is installed at the worksite boundary. 2. Project work areas shall be monitored by a qualified biologist during exclusion fence installation and ground disturbing activities to identify, capture, and relocate non-listed sensitive amphibians (SCBS, CAGS, WPT, or RBN) if found, and halt or observe work in the vicinity of CRLF and FYLF if encountered onsite. The qualified biologist shall have the authority to stop construction activities and develop alternative work practices, in consultation with construction personnel and resource agencies (as appropriate), if construction activities are likely to affect special-status species or other sensitive biological resources. 3. County staff or its contractors shall install temporary exclusion fencing around key project boundaries, including project sites where ground disturbance will occur adjacent to Pescadero Creek, at the existing treatment plant and new plant sites, and around all project staging and laydown areas throughout the Park.			

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1d (cont.)	• Fencing shall be installed immediately prior to the start of construction activities under the supervision of a qualified biologist. • The County staff or their contractor shall ensure that the temporary exclusion fencing is continuously maintained until all construction activities are completed. • County staff or their consultant shall ensure daily visual inspections of the fence for any amphibians or reptiles that may get stuck by the fence, including weekends. These daily checks shall be conducted by the qualified biologist for the first week of construction. If no species are observed, the qualified biologist may train the contractor to conduct daily inspections and call the qualified biologist if any species are encountered. • The fencing shall be of a material that meets CDFW standards for species exclusion, a minimum height of 3 feet above ground surface, with an additional 4 to 6 inches of fence material buried such that species cannot crawl under the fence, and shall include escape funnels to allow species to exit the work areas. • The exclusion fence shall not cross Pescadero Creek to allow wildlife movement to continue through the creek corridor when work is not occurring. 4. All excavations of a depth of 8 inches or greater shall be either backfilled at the end of each workday, covered with heavy metal plates, or escape ramps shall be installed at a 3:1 grade to allow wildlife that fall in a means to escape. 5. Vehicles or equipment parked overnight at the project staging areas or creek sites shall be inspected for harboring species each morning by the qualified biologist before vehicles or equipment are moved.			
BIO-1e	**Measure BIO-1e:** Breeding birds, their nests, and marbled murrelet nest trees shall be protected during construction through the following measures: 1. Tree removal, tree trimming, ground vegetation removal, and building demolition and removal shall occur outside of the bird breeding season (February 1 to September 15), to the extent feasible. If these activities cannot be avoided during bird breeding season, the measures in parts 5 and 6, below, shall apply. 2. Trees identified for removal under the project shall first be assessed for suitability as marbled murrelet nest trees by a qualified wildlife biologist. Typical credentials for a qualified biologist include a minimum of four years of academic training and professional experience in biological sciences and related resource management activities, and a minimum of two years of experience conducting surveys for each species that may be present within the project area. Those trees determined to have suitable elements for nesting marbled murrelet will be retained under the project, if feasible. If suitable nest trees cannot be retained in order to achieve project objectives, County staff shall coordinate with USFWS and CDFW regarding removal of a potential marbled murrelet nest tree from occupied and designated critical habitat.	The County-approved biologist shall conduct nesting bird survey and tree assessment. In the event that any active nests are discovered near the construction zone, biologist shall contact CDFW to establish buffer. The County shall include in its construction specifications that buffer zones shall be avoided during construction.	Prior to and during construction, with nesting bird surveys taking place within 7 days prior to the start of such activities or after any construction breaks of 14 days or more during bird breeding season (February 1 to September 15)	The County will obtain appropriate biologist to conduct survey. The County will consult with CDFW. The County will document that measures are being implemented.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1e (cont.)	3. If known suitable nest trees for marbled murrelet occur within 50-meters of trees to be removed or trimmed or buildings to be demolished under the project, these activities shall not occur during the marbled murrelet breeding season (April 1 to September 15). 4. Project activities which produce noise levels between 70 dB and 90 dB shall be restricted to between two-hours after sunrise and two-hours before sunset during the marbled murrelet breeding season (April 1 to September 15). Project activities which produce noise levels of 91 dB or greater shall be prohibited during marbled murrelet breeding season. 5. If tree removal, tree trimming, ground vegetation removal, and building demolition and removal during bird breeding season (February 1 to September 15) cannot be fully avoided, a qualified wildlife biologist shall conduct pre-construction nesting surveys within 7 days prior to the start of such activities or after any construction breaks of 14 days or more. Surveys shall be performed for the individual project sites, vehicle and equipment staging areas, and suitable habitat within 250-feet in order to locate any active passerine (perching bird) nests and within 500-feet of these individual sites to locate any active raptor (birds of prey) nest sites. County staff shall additionally coordinate with CDFW and USFWS offices to identify any recent or historic marbled murrelet nest sites within 0.5-mile of the project sites. Focused marbled murrelet surveys shall be performed if warranted based on agency communications. 6. If active nests or nest trees presumed to be occupied are located during the pre-construction nesting bird surveys or identified prior to or during project construction, the wildlife biologist shall evaluate if the schedule of construction activities could affect the active nests and the following measures shall be implemented based on their determination: a. If construction is not likely to affect the active nest, construction may proceed without restriction; however, a qualified biologist shall regularly monitor the nest at a frequency determined appropriate for the surrounding construction activity to confirm there is no adverse effect. Spot-check monitoring frequency would be determined on a nest-by-nest basis considering the particular construction activity, duration, proximity to the nest, and physical barriers which may screen activity from the nest. The qualified biologist may revise his/her determination at any time during the nesting season in coordination with the County staff. b. If it is determined that construction may affect the active nest, the qualified biologist shall establish a no-disturbance buffer around the nest(s) and all project work would halt within the buffer until a qualified biologist determines the nest is no longer in use. Typically, these buffer distances are 250 feet for passerines and 500 feet for raptors; however, the buffers may be adjusted if an obstruction, such as a building, is within line-of-sight between the nest and construction. Buffer distances for nesting marbled murrelet shall initially be 0.25 mile from the project area.			

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1e (cont.)	For special-status bird species (i.e., fully protected, endangered, threatened, species of special concern), a County representative, supported by the wildlife biologist, shall coordinate with CDFW (and USFWS for FESA–protected species nests such as marbled murrelet) regarding modifying nest buffers, prohibiting construction within the buffer, and modifying or restricting construction activities until nesting is complete. c. Modifying nest buffer distances, allowing certain construction activities within the buffer, and/or modifying construction methods in proximity to active nests of all other non-listed species protected under the MBTA and California Fish and Game Code shall be done at the discretion of the qualified biologist and in coordination with the County staff. d. Any work that must occur within established no-disturbance buffers around active nests shall be monitored by a qualified biologist. If adverse effects in response to project work within the buffer are observed and could compromise the nest, work within the no-disturbance buffer(s) shall halt until the nest occupants have fledged. 7. With the exception of marbled murrelet nest sites, any birds that begin nesting within the project site and survey buffers amid construction activities shall be assumed to be habituated to construction-related or similar noise and disturbance levels and no work exclusion zones shall be established around active nests in these cases; however, should birds nesting nearby begin to show disturbance associated with construction activities, no-disturbance buffers shall be established as determined by the qualified wildlife biologist.			
BIO-1f	**Mitigation Measure BIO-1f:** A qualified biologist who is experienced with bat surveying techniques (including auditory sampling methods), behavior, roosting habitat, and identification of local bat species shall conduct a pre-construction habitat assessment of the project study area to characterize potential bat habitat and identify potentially active roost sites. No further action is required if the pre-construction habitat assessment does not identify bat habitat or signs of potentially active bat roosts within the project study area (e.g., guano, urine staining, dead bats, etc.). If the surveying biologist identifies potential roosting habitat or potentially active bat roosts within or in the immediate vicinity of project sites, including trees that could be trimmed or removed under the project or buildings that would be disturbed under the project (e.g., existing treatment plant), the following measures shall be implemented: 1. Removal of- or disturbance to trees or structures (e.g., buildings, other man-made structures) identified as potential bat roosting habitat or active roosts shall occur when bats are active, approximately between the periods of March 1 to April 15 and August 15 to October 15, to the extent feasible. These dates avoid bat maternity roosting season (approximately April 15 to August 31) and period of winter torpor (approximately October 15 to February 28).	The County shall contract with a qualified biologist to conduct pre-construction surveys for bat surveys. The Biologist shall perform pre-construction surveys, make recommendations as necessary, and County implements appropriate measures. If potential roosting habitat or active bat roosts are identified, the contractor shall implement measures that avoid disturbance or removal of trees and structures during specified seasonal restrictions.	Prior to and during construction	The County will document that appropriate recommendations are implemented.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1f (cont.)	2. If removal of- or disturbance to trees and structures identified as potential bat roosting habitat or active roosts during the periods when bats are active is not feasible, a qualified biologist will conduct pre-construction surveys within 14 days prior to disturbance to further evaluate bat activity within the potential habitat or roost site. a. If active bat roosts are not identified in potential habitat during pre-construction surveys, no further action is required prior to removal of- or disturbance to trees and structures within the pre-construction survey area. b. If active bat roosts or evidence of roosting is identified during pre-construction surveys, the qualified biologist shall determine, if possible, the type of roost and species. i. If special-status bat species or maternity or hibernation roosts are detected during these surveys, appropriate species- and roost-specific avoidance and protection measures shall be developed by the qualified biologist. County staff or their consultant may choose to coordinate with CDFW depending on what species has been found roosting within the project study area. Such measures may include postponing the removal of or disturbance to structures or trees, or establishing exclusionary work buffers while the roost is active. A minimum 100-foot no disturbance buffer shall be established around special-status species, maternity, or hibernation roosts until the qualified biologist determines they are no longer active. The size of the no-disturbance buffer may be adjusted by the qualified biologist, in coordination with CDFW, depending on the species present, roost type, existing screening around the roost site (such as dense vegetation or a building), as well as the type of construction activity that would occur around the roost site, and if construction would not alter the behavior of the adult or young in a way that would cause injury or death to those individuals. Under no circumstances shall active maternity roosts be disturbed until the roost disbands at the completion of the maternity roosting season or otherwise becomes inactive, as determined by the qualified biologist. ii. If a common species, non-maternity or hibernation roost (e.g., bachelor daytime roost) is identified, disturbance to- or removal of trees or structures may occur under the supervision of a qualified biologist as described under 3). 3. The qualified biologist shall be present during tree and structure disturbance or removal if active non-maternity or hibernation bat roosts or potential roosting habitat are present. Trees and structures with active non-maternity or hibernation roosts of common species or potential habitat shall be disturbed or removed only under clear weather conditions when precipitation is not forecast for three days and when nighttime temperatures are at least 50°F, and when wind speeds are less than 15 mph.			

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-1f (cont.)	a. Trimming or removal of trees with active (non-maternity or hibernation) or potentially active roost sites of common bat species shall follow a two-step removal process: i. On the first day of tree removal and under supervision of the qualified biologist, branches and limbs not containing cavities or fissures in which bats could roost, shall be cut only using hand tools (e.g., chainsaws). ii. On the following day and under the supervision of the qualified biologist, the remainder of the tree may be removed, either using hand tools or other equipment (e.g. excavator or backhoe). iii. All felled trees shall remain on the ground for at least 24 hours prior to chipping, off-site removal, or other processing to allow any bats to escape, or be inspected once felled by the qualified biologist to ensure no bats remain within the tree and/or branches. b. Disturbance to- or removal of structures containing or suspected to contain active (non-maternity or hibernation) or potentially active common bat roosts shall be done in the evening and after bats have emerged from the roost to forage. Structures shall be partially dismantled to significantly change the roost conditions, causing bats to abandon and not return to the roost. Removal will be completed the subsequent day. 4. Bat roosts that begin during construction are presumed to be unaffected as long as a similar type of construction activity continues, and no buffer would be necessary. Direct impacts on bat roosts or take of individual bats will be avoided.			
BIO-2	**Mitigation Measure BIO-2:** The County or its contractor shall implement the following measures to avoid or minimize impacts to protected trees: 1. The County or its contractor shall contract a certified arborist to perform a tree survey of the project sites to determine presence of significant trees within 100 feet of Pescadero Creek Road and heritage trees anywhere within the project site which could be adversely affected by project implementation prior to initiation of construction activities, and identify trees to be removed or trimmed under the project at each such project site. 2. Should heritage trees be identified within the project sites or significant trees be present at project sites within 100 feet of Pescadero Creek Road, a certified arborist shall determine appropriate protective measures to be implemented during construction and which may include but is not limited to the following: a. A certified arborist shall accurately locate root protection zones and identify other specific measures that would limit potential indirect impacts on trees that may be encroached upon (e.g., fencing around 1.5 times the canopy area) consistent with the County's tree protection measures. Tree protection measures shall be maintained throughout the duration of the project.	The County shall retain a certified arborist to perform tree survey. If heritage trees are present within the project site, the County shall ensure protective measures are incorporated in construction specifications or permits are obtained for tree trimming or removal. The County shall review construction specifications to ensure that replanting requirements are incorporated. The County shall replant affected trees measuring 12 inches DBH or greater at a 3:1 ratio and shall replace trees measuring less than 12 inches DBH at a ratio of 1:1.	Prior to, during, and after construction	The County will obtain appropriate arborist to conduct survey. The qualified arborist reviews construction specifications. The County will document that measures are being implemented. If appropriate, the County shall complete permit application process for heritage trees. The County will document that trees are monitored for at least 5 years.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Biological Resources (cont.)				
BIO-2 (cont.)	b. Construction drawings shall depict areas to be avoided such as tree trunks and root protection zones. c. If any large roots or large masses of roots need to be cut, the roots shall be inspected by a certified arborist or forester prior to cutting. Any root cutting shall be undertaken by an arborist or forester and documented. Roots to be cut shall be severed cleanly with a saw or toppers. d. If pruning is necessary (proceed to 3), pruning should be done by an arborist or forester to clean and raise canopy per International Society of Arboriculture pruning standards. 3. If trimming or removal of heritage trees within the project sites or significant trees within 100 feet of Pescadero Creek Road cannot be avoided, the County or its contractor shall complete the permit application process and obtain a permit from the County to trim or remove trees. The permit application process requires an Existing Tree Plan be prepared and an Arborists Report that assesses tree health and provides tree protection measures which may be incorporated into a Tree Protection Plan for trees that could be indirectly affected by work in their immediate vicinity. Any heritage tree removed under the project would also be replaced according to step 4, below, unless otherwise specified in the County permit. 4. If trimming or removal of significant trees cannot be avoided, qualifying trees identified for removal measuring 17.5 inches DBH or greater shall be replaced at a 1:1 ratio (replacement trees to removed trees) with the species removed (if native) or other native species (if non-native) within the immediate vicinity of the removal site of at least a 5-gallon stock. Replacement trees shall be monitored at least once a year for at least five years or longer, concurrent with restored areas of riparian habitat or wetlands.			
Cultural Resources				
CUL-1	**Mitigation Measure CUL-1:** If prehistoric or historic-era archaeological resources are encountered, all construction activities within 100 feet of the find shall halt and the San Mateo County Parks Department shall be notified. Prehistoric archaeological materials might include obsidian and chert flaked-stone tools (e.g., projectile points, knives, scrapers) or toolmaking debris; culturally darkened soil ("midden") containing heat-affected rocks, artifacts, or shellfish remains; and stone milling equipment (e.g., mortars, pestles, handstones, or milling slabs); and battered stone tools, such as hammerstones and pitted stones. Historic-era materials might include stone, concrete, or adobe footings and walls; filled wells or privies; and deposits of metal, glass, and/or ceramic refuse. An archaeologist meeting the Secretary of the Interior's Professional Qualifications Standards for Archeology (qualified archaeologist) shall inspect the findings within 24 hours of discovery. ~~If it is determined that the project could damage a historical resource or a unique archaeological resource (as defined pursuant to the CEQA Guidelines), mitigation shall be implemented in accordance with Public Resources Code (PRC)~~	The County shall review construction specifications to ensure procedures for inadvertent discovery of cultural resources are included. In the event of a historic-period archaeological resource discovery, construction in the area shall be halted and the contractor shall notify the County. The qualified archaeologist shall be contacted and inspect the findings to determine appropriate mitigation and feasibility of preservation.	Prior to and during construction	The County will review construction specifications. The contractor shall notify the County of the discovery. The Qualified archaeologist shall inspect the findings and determine appropriate next steps, consistent with PRC Section 21083.2 and Section 15126.4 of the CEQA Guidelines.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Cultural Resources (cont.)				
CUL-1 (cont.)	~~§ 21083.2 and CEQA Guidelines § 15126.4, with a preference for preservation in place.~~ If the County determines, based on recommendations from the qualified archaeologist, that the resource may qualify as a historical resource or unique archaeological resource (as defined in CEQA Guidelines § 15064.5) or if the resource is indigenous in origin, the resource shall be avoided and preserved in place, if feasible. Avoidance means that no activities associated with the project that may affect cultural resources shall occur within the boundaries of the resource or any defined buffer zones. Consistent with CEQA Guidelines § 15126.4(b)(3), preservation in place may be accomplished through planning construction to avoid the resource; incorporating the resource within open space; capping and covering the resource; or deeding the site into a permanent conservation easement. If avoidance is not feasible, the County shall consult with appropriate Native American tribes (if the resource is indigenous), and other appropriate interested parties to determine treatment measures to avoid, minimize, or mitigate any potential impacts to the resource pursuant to PRC § 21083.2 and CEQA Guidelines § 15126.4, including possible preparation and implementation of a detailed treatment plan by a qualified archaeologist ~~shall prepare and implement a detailed treatment plan~~ in consultation with the County Parks Department, and appropriate Native American tribes if the resource is indigenous. Treatment of unique archaeological resources shall follow the applicable requirements of PRC § 21083.2. Treatment for most resources would consist of (but would not be not limited to) sample excavation, artifact collection, site documentation, and historical research, with the aim to target the recovery of important scientific data contained in the portion(s) of the significant resource to be impacted by the project. The treatment plan shall include provisions for analysis of data in a regional context, reporting of results within a timely manner, curation of artifacts and data at an approved facility, and dissemination of reports to local and state repositories, libraries, and interested professionals.			
CUL-2	**Mitigation Measure CUL-2:** In the event of discovery or recognition of any human remains during construction activities, such activities within 100 feet of the find shall cease until the San Mateo County Coroner has been contacted to determine that no investigation of the cause of death is required. The Native American Heritage Commission (NAHC) will be contacted within 24 hours if it is determined that the remains are Native American. The NAHC will then identify the person or persons it believes to be the most likely descendant from the deceased Native American (PRC § 5097.98), who in turn would make recommendations to the County Parks Department for the appropriate means of treating the human remains and any associated funerary objects [CEQA Guidelines § 15064.5(d)].	The County shall review construction specifications to ensure procedures for human remains discovery are included. In the event human remains are discovered, construction in the area shall be halted and the contractor shall notify the County Coroner. Native American Heritage Commission will be contacted within 24 hours if necessary.	Prior to and during construction	The County will review construction specifications. The contractor shall notify County of the discovery.
Geology and Soils				
	None.			

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Climate Change				
	None.			
Hazards and Hazardous Materials				
HAZ-1	**Mitigation Measure HAZ-1:** The County shall require the construction contractor to use the following best management practices (BMPs) to minimize potential adverse effects of the project to groundwater and soils from chemicals used during construction activities: • Follow manufacturer's recommendations on use, storage and disposal of chemical products used in construction; • Avoid overtopping construction equipment fuel gas tanks; • Provide secondary containment for any hazardous materials temporarily stored onsite; • During routine maintenance of construction equipment, properly contain and remove grease and oils; • Perform regular inspections of construction equipment and materials storage areas for leaks and maintain records documenting compliance with the storage, handling and disposal of hazardous materials; and • Properly dispose of discarded containers of fuels and other chemicals • Any disturbances to asbestos cement pipe or suspected asbestos cement pipe shall be performed by a California licensed asbestos contractor. Disturbances (including pipe cutting or removal) shall be done in accordance with California OSHA requirements for asbestos containing materials.	The County shall review construction specifications to ensure that BMPs for handling hazardous materials are included. The Contractor implements required BMPs.	Prior to and during construction	The County will document that measures are being implemented.
HAZ-2	**Mitigation Measure HAZ-2:** The County shall require the construction contractor to follow the procedures below in the event contaminated soil or groundwater is encountered (either visually or through odor detection) during construction: • Stop work in the vicinity of the suspected material; • Secure the area of suspected contamination; • Notify the County and appropriate regulatory agencies; • Retain a qualified environmental specialist to identify the nature and extent of contamination; • Contain the areas of contamination; • Perform appropriate clean-up procedures (e.g., segregate, profile, and dispose of all contaminated soil). Required disposal method will depend on the type and concentration of contamination identified; and	The County shall require construction specifications include protective measures. The contractor implements required measures in the event contaminated soil or groundwater is encountered.	Prior to and during construction	The County will review construction specifications. The County will document that measures are being implemented.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Hazards and Hazardous Materials (cont.)				
HAZ-2 (cont.)	• Any site investigation or remediation shall be performed in accordance with applicable regulations. Work shall not resume in the area(s) affected until the above measures have been implemented under the oversight of the County or regulatory agency, as appropriate.			
HAZ-3	**Mitigation Measure HAZ-3:** The contractor(s) shall identify underground utility lines such as natural gas, electricity, sewer, telephone, fuel, and water lines that may be encountered during excavation work. Information regarding the size, color, and location of existing utilities will be confirmed by the utility service provider. A detailed engineering and construction plan that identifies construction methods and protective measures to minimize impacts on aboveground and belowground utilities shall be prepared. Construction shall be scheduled to minimize or avoid interruption of utility services to customers. The contractor(s) shall promptly reconnect any disconnected utility lines.	The County shall require construction specifications include utility identification, preparation of an engineering and construction plan, protection and avoidance measures. The Contractor observes required restrictions.	Prior to and during construction	The County will document that measures are being implemented.
HAZ-4	**Mitigation Measure HAZ-4:** The County shall require the construction contractor to ensure that the following fire safety construction practices are implemented: • Earthmoving and portable equipment with internal combustion engines shall be equipped with a spark arrestor to reduce the potential for igniting a wildland fire; • Appropriate fire suppression equipment shall be maintained at the construction site; • Flammable materials shall be removed to a distance of 10 feet from any equipment that could produce a spark, fire, or flame; and • Construction personnel shall be trained in fire safe work practices, use of fire suppression equipment, and procedures to follow in the event of a fire.	The County shall require construction specifications include fire safety construction practices. The contractor implements required fire hazard construction practices.	Prior to and during construction	The County will document that measures are being implemented.
Hydrology and Water Quality				
HYD-1	**Mitigation Measure HYD-1:** The County shall, by contract specifications, ensure contractors prepare and implement a SWPPP for each phase of the proposed project to be implemented. Erosion control measures shall be in place prior to the start of each phase's respective construction activities and remain in place throughout the construction duration. The plan must provide a BMP monitoring and maintenance schedule and identify parties responsible for monitoring and maintenance of construction-phase BMPs. Erosion and water quality control measures identified in the plan must comply with the Construction Site Control requirements (C.6) of the San Francisco Bay Region Municipal Regional Stormwater NPDES Permit (Order No. R2-2015-0049[1]), and the County's standard Water Pollution Control Plan specifications. At a minimum, the SWPPP shall include, but not be limited to, the following measures (County of San Mateo, 2017):	The County shall require construction specifications include requirements regarding preparation and implementation of a comprehensive stormwater pollution and erosion control plan. The contractor implements BMPs.	Prior to and during construction	The County will document that BMPs are being implemented.

[1] Or by extension, the requirements of the San Mateo Countywide Water Pollution Prevention Program, as applicable.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Hydrology and Water Quality (cont.)				
HYD-1 (cont.)	• Temporary erosion control measures (such as silt fences, staked straw bales, and temporary revegetation) shall be employed for disturbed areas. No disturbed surfaces will be left without erosion control measures in place. • Sediment shall be retained on-site by a system of sediment basins, traps, or other appropriate measures. • A spill prevention and countermeasure plan shall be developed that will identify proper storage, collection, and disposal measures for potential pollutants (such as fuel, fertilizers, pesticides, etc.) used on-site. The plan will also require the proper storage, handling, use, and disposal of petroleum products. • Construction activities shall be scheduled to minimize land disturbance during peak runoff periods and to the immediate area required for construction. Existing vegetation will be retained where possible. To the extent feasible, grading activities shall be limited to the immediate area required for construction. • Surface waters, including ponded waters, must be diverted away from areas undergoing grading, construction, excavation, vegetation removal, and/or any other activity which may result in a discharge to the receiving water. Diversion activities must not result in the degradation of beneficial uses or exceedance of water quality objectives of the receiving waters. Any temporary dam or other artificial obstruction constructed must only be built from materials such as clean gravel which will cause little or no siltation. Normal flows must be restored to the affected stream immediately upon completion of work at that location. • Sediment shall be contained when conditions are too extreme for treatment by surface protection. Temporary sediment traps, filter fabric fences, inlet protectors, vegetative filters and buffers, or settling basins shall be used to detain runoff water long enough for sediment particles to settle out. Store, cover, and isolate construction materials, including topsoil and chemicals, to prevent runoff losses and contamination of groundwater. • Topsoil removed during construction shall be carefully stored and treated as an important resource. Berms shall be placed around topsoil stockpiles to prevent runoff during storm events. All removed topsoil shall be reused during construction to the extent feasible. Unused topsoil, if any, shall be broadly redistributed to the surrounding ruderal/developed areas in such a manner that topography and vegetation cover would not be adversely impacted. • Establish fuel and vehicle maintenance areas away from all drainage courses and design these areas to control runoff. • Disturbed areas will be re-vegetated after completion of construction activities. • All necessary permits and approvals shall be obtained. • Provide sanitary facilities for construction workers.			

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Land Use and Planning				
	None.			
Mineral Resources				
	None.			
Noise				
	None.			
Population and Housing				
	None.			
Public Services				
	None.			
Recreation				
	None.			
Transportation/Traffic				
TRA-1	**Mitigation Measure TRA-1:** The County shall require the construction contractor to conduct 24-hour traffic counts on Pescadero Creek Road during a one-week period prior to construction in order to establish what the peak travel periods are. The county shall require the construction contractor to avoid lane closure during established peak travel periods.	The County shall require construction specifications include avoidance of lane closures during commute hours. The contractor implements measures.	Prior to and during construction	The County will review construction specifications. The County will document that avoidance measures are being implemented.
TRA-2	**Mitigation Measure TRA-2:** The County shall require the construction contractor(s) to prepare and implement a traffic control plan to reduce traffic impacts on the roadways at and near the work sites, as well as to reduce potential traffic safety hazards and ensure adequate access for emergency responders and construction vehicles, as appropriate. The County and construction contractor(s) shall coordinate development and implementation of this plan with the community of Loma Mar and Caltrans, as appropriate. To the extent applicable, the traffic control plan shall conform to the California Manual on Uniform Traffic Control Devices (MUTCD), Part 6 (Temporary Traffic Control) (Caltrans, 2014). The traffic control plan shall include, but not be limited to, the following elements: • Circulation and detour plans to minimize impacts on local road circulation during road and lane closures. Flaggers and/or signage shall be used to guide vehicles through and/or around the construction zone.	The County shall require construction specifications include traffic control plan. The Contractor implements measures.	Prior to and during construction	The County will review construction specifications. The county will document that traffic control plan measures are being implemented.

TABLE 1
MITIGATION, MONITORING AND REPORTING PROGRAM

Mitigation No.	Mitigation Measure	Implementation Responsibility	Implementation Timing	Monitoring, Enforcement, and Reporting Responsibility
Transportation/Traffic (cont.)				
TRA-2 (cont.)	• Identifying truck routes designated by the County. Haul routes that minimize truck traffic on local roadways shall be utilized to the extent possible. • Sufficient staging areas for trucks accessing construction zones to minimize disruption of access to adjacent public right-of-ways. • Controlling and monitoring construction vehicle movement through the enforcement of standard construction specifications by on-site inspectors • Scheduling truck trips outside the peak morning and evening commute hours to the extent possible. • Limiting the duration of road and lane closures to the extent possible. • Implementing roadside safety protocols. Advance "Road Work Ahead" warning and speed control signs (including those informing drivers of State legislated double fines for speed infractions in a construction zone) shall be posted to reduce speeds and provide safe traffic flow through the work zone. • Coordinating construction administrators of emergency service providers (including all fire protection agencies), and recreational facility managers. Operators shall be notified at least one month in advance of the timing, location, and duration of construction activities and the locations of detours and lane closures, where applicable. All roads shall remain passable to emergency service vehicles at all times. • Repairing and restoring affected roadway rights-of-way to their original condition after construction is completed.			
Utilities and Service Systems				
	None.			