

Mitigation Monitoring and Reporting Program

This Mitigation Monitoring and Reporting Program (MMRP) was formulated based upon the findings of the Original and Final Environmental Impact Reports (EIR) prepared for the Flood County Park Landscape Plan. The MMRP, which is provided in the following table, lists mitigation measures required and recommended in the Original and Final EIRs for the proposed plan and identifies mitigation monitoring requirements. The Final MMRP must be adopted when the County makes a final decision on the Landscape Plan.

This MMRP has been prepared to comply with the requirements of State law (Public Resources Code Section 21081.6). State law requires the adoption of an MMRP when mitigation measures are required to avoid significant impacts. The MMRP is intended to ensure compliance during implementation of the project.

The MMRP is organized in a matrix format. The first column identifies mitigation measures that were identified in the Final EIR. The second column, entitled "Action Required," refers to the monitoring action that must be taken to ensure the mitigation measure's implementation. The third column, entitled "Monitoring Timing," refers to when the monitoring will occur to ensure that the mitigation action is complete. The fourth column, "Responsible Agency," refers to the agency responsible for oversight or ensuring that the mitigation measure is implemented. The "Compliance Verification" column is where the Responsible Agency verifies that the measures have been implemented. These mitigation measures include any minor revisions made as a result of the Response to Comments Document.

Mitigation Measure/ Condition of Approval	Action Required	Monitoring Timing	Responsible Agency	Compliance Verification		
				Initial	Date	Comments
AESTHETICS						
AES-1: Athletic Netting Color						
If the County installs athletic netting around the proposed soccer/lacrosse field, this netting shall have a neutral color (e.g., forest green, black, gray) that blends in with the natural environment at Flood County Park.	Review and approve the netting plans for soccer/lacrosse field.	Prior to construction of soccer/lacrosse field	County of San Mateo Parks Department			
AIR QUALITY						
AQ-2: Recommended Basic Construction Mitigation Measures						
<p>Although no mitigation is required, BAAQMD recommends that all projects implement the following Basic Construction Mitigation Measures to meet the best management practices threshold for fugitive dust (BAAQMD 2017a):</p> <ul style="list-style-type: none"> ▪ All exposed surfaces (e.g., parking areas, staging areas, soil piles, graded areas, and unpaved access roads) shall be watered two times per day. ▪ 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 vehicle speeds on unpaved roads shall be limited to 15 mph. ▪ 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. 	Ensure that construction contractors comply with the Bay Area Air Quality Management District’s recommended Basic Construction Mitigation Measures.	During construction	County of San Mateo Parks Department			

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<ul 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 visible emissions evaluator. 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. <p>In addition, the following BAAQMD measure suggested is recommended to reduce NO_x emissions from off-road equipment because these emissions would be near the threshold of 54 pounds per day (BAAQMD 2017a):</p> <ul style="list-style-type: none"> The project shall develop a plan demonstrating that the off-road equipment (more than 50 horsepower) to be used in the construction project (i.e., owned, leased, and subcontractor vehicles) would achieve a project wide fleet-average 20 percent NO_x reduction and 45 percent PM reduction compared to the most recent ARB fleet average. Acceptable options for reducing emissions include the use of late model engines, low-emission diesel products, alternative fuels, engine retrofit technology, after-treatment products, add-on devices such as particulate filters, and/or other options as such become available. 						
BIOLOGICAL RESOURCES						
BIO-1(a): Bird Protection Measures						
<p>This mitigation measure shall apply to all proposed Phase I, II, and III recreational elements.</p> <p>a. If possible, trees and shrubs that would be impacted by construction activities shall be removed during the non-nesting season (typically between September 1 and January 31).</p> <p>b. If trees and shrubs are removed during the nesting season (February 1 to August 31), all suitable nesting habitat within</p>	<p>Either remove tree and shrubs during non-nesting season or retain biologist for survey during nesting season;</p> <p>Verified adherence to bird protection measures if necessary</p>	<p>Prior to removal or pruning of trees and shrubs</p> <p>During ground-disturbing activities if necessary</p>	<p>County of San Mateo Parks Department</p>			

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<p>the limits of work shall be surveyed by a qualified biologist prior to initiating construction-related activities. A pre-construction survey shall be conducted within five days prior to the start of work. If no nests are observed, construction activities shall be initiated within five days. If more than five days pass and construction has not been initiated, another survey will be required.</p> <p>c. If, during the nesting season, an active nest is discovered in trees or shrubs to be removed, the vegetation shall be protected using orange construction fence or the equivalent. The protective fencing shall be placed around the vegetation at the following distance(s) depending on species and upon recommendation from a qualified biologist: 100-250 feet from the drip line of the vegetation for passerines and non-raptors; and 300-500 feet from the drip line of the vegetation for raptors. No parking, storage of materials, or work would be allowed within this area until the end of the nesting season or until the young have fledged, as determined by a qualified biologist.</p>						
BIO-1(b): Bat Protection Measures						
<p>This mitigation measure shall apply to construction under the Landscape Plan that involves tree removal.</p> <p>a. A qualified biologist shall conduct a pre-construction survey for roosting bats at least two weeks prior to, but not more than 30 days prior to, the start of construction. The pallid bat could potentially roost in hollow trees. The survey shall be conducted within 200 feet of all planned construction activities within two weeks prior to any removal of trees (particularly trees 12 inches in diameter or greater at 4.5 feet above grade with loose bark or other cavities).</p> <p>b. A buffer zone of 100 feet that excludes construction activities or other disturbances shall be established around active bat roosts.</p> <p>c. If active maternity roosts or non-breeding bat hibernacula are found in trees scheduled to be removed, relocation or other measures shall be determined in consultation with the</p>	<p>Retain biologist for pre-construction survey; Verified adherence to bat protection measures if necessary</p>	<p>Prior to tree removal During ground-disturbing activities if necessary</p>	<p>County of San Mateo Parks Department</p>			

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County of San Mateo and/or CDFW, as appropriate, and a qualified biologist.						
BIO-2(a): Tree Replacement						
The County shall replace protected trees that are removed from Flood County Park at 1:1 ratio. Suitable replacement trees shall be those species specified as heritage trees. Where mature trees are removed within 25 feet of residential property lines, the County shall plant replacement trees that upon maturation would be sufficient to restore the pre-existing level of privacy of adjacent residents.	Verify that landscaping plans include replacement of removed heritage trees with suitable trees at 1:1 ratio	During review of landscaping plans	County of San Mateo Parks Department			
BIO-2(b): Tree Avoidance and Minimization Measures						
<p>The following measures to avoid and protect trees shall apply to individual recreational elements of all proposed Phase I, II, and III improvements:</p> <p>a. The County shall monitor heritage trees with CRZs impacted by construction activities (canopies and roots) during construction for signs of distress. The CRZ is defined as the area of soil around a tree trunk where roots are located that provide stability and uptake of water and minerals required for tree survival by the ISA’s Best Management Practices – Managing Trees During Construction handbook.</p> <p>b. Excavation/Trenching shall avoid CRZs to the greatest extent feasible. The following measures shall be applied when excavation and trenching occurs near heritage trees:</p> <ul style="list-style-type: none"> Where appropriate tunneling shall be used to preserve roots two inches in diameter, and wherever possible underground lines shall occupy common trenches. When root cutting occurs, exposed major roots (greater than two inches in diameter or within five feet of the trunk) shall not be ripped by construction equipment. Roots shall be cleanly cut and made at right angles to the roots. A Certified Arborist shall be present if more than 30 percent of the root zone is impacted or roots greater 	Verify adherence to avoidance and minimization measures for heritage trees with CRZs impacted by construction activities.	Periodically during construction	County of San Mateo Parks Department			

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<p>than two inches or within five feet of the trunk will be cut, to document impacts to the CRZ.</p> <ul style="list-style-type: none"> Absorbent tarp or heavy cloth fabric shall cover new grade cuts and be overlain by compost or woodchip mulch. <p>c. The County shall stage construction equipment outside of the CRZs and apply precautions, such as steel traffic plates and fencing, to protect sensitive root zones.</p> <p>d. The County shall install protective fencing around heritage trees prior to any earthwork and remain until all work is complete, or until adjacent construction activity no longer threatens tree health. Fencing shall be six foot high chain link fencing (or comparable material) and installed at the outermost edge of the CRZ, or eight feet from the trunk of the heritage tree, whichever is greatest. Signs stating “Tree Protection Zone – Keep Out” shall be posted on the fence.</p> <p>e. Pruning for clearance, if needed, shall be done to prevent damage to branches with large equipment. All above-ground pruning shall be in accordance with the Tree Pruning Guidelines (International Society of Arboriculture) and/or the ANSI A300 Pruning Standard (American National Standard for Tree Care Operations) and adhere to the most recent edition of ANSI Z133.1. Pruning cuts or damaged bark shall be cut clean to heal. No tree seal or paint shall be used after pruning.</p>						
CULTURAL RESOURCES						
CUL-1(a): Historic Documentation Package						
<p>Prior to issuance of demolition permits, the County shall ensure that documentation of the buildings proposed for demolition is completed in the form of a Historic American Building Survey (HABS)-like documentation that shall comply with the Secretary of the Interior’s Standards for Architectural and Engineering Documentation (National Park Service [NPS] 1990). The documentation shall generally follow the HABS Level III requirements and include digital photographic recordation,</p>	<p>Verify documentation of adobe buildings to be demolished, consistent with Secretary of the Interior’s <i>Standards for Architectural and Engineering Documentation</i></p>	<p>Prior to issuance of demolition permit</p>	<p>County of San Mateo Parks Department</p>			

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<p>detailed historic narrative report, and compilation of historic research. The documentation shall be completed by a qualified architectural historian or historian who meets the Secretary of the Interior’s Professional Qualification Standards for History and/or Architectural History (NPS 1983). The original archival-quality documentation shall be offered as donated material to the County of San Mateo Parks Department where it would be available for current and future generations. Archival copies of the documentation also shall be submitted to the City of San Mateo Library and the San Mateo County History Museum where they would be available to local researchers. Completion of this mitigation measure shall be monitored and enforced by the lead agency.</p>	<p>Submit historic documentation to City of San Mateo Library and San Mateo County History Museum</p>					
CUL-1(b): Standards of Review						
<p>The seismic retrofit of the adobe administrative office building shall be consistent with the Secretary of the Interior’s <i>Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings</i> (Standards), thereby avoiding significant adverse direct or indirect impacts to historical resources. An architectural historian or historic architect meeting the Secretary of the Interior’s Professional Qualifications Standards shall be retained to prior to the start of the seismic retrofit to review proposed plans and provide input to the County to avoid any direct or indirect physical changes to the building. The findings and recommendations of the architectural historian or historic architect shall be documented in a Standards Project Review Memorandum, at the schematic design phase. This memorandum shall analyze all project components for compliance with the Standards. Should design modifications be necessary to bring projects into compliance with the Standards, the memorandum shall document those recommendations. The document shall be subsequently submitted to County of San Mateo Parks Department for review and comment.</p>	<p>Retain architectural historian or historic architect to review plans for seismic retrofit of adobe administrative office building; Review documentation of findings in Standards Project Review Memorandum</p>	<p>Prior to seismic retrofit of adobe administrative office building</p>	<p>County of San Mateo Parks Department</p>			

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CUL-2(a): Archaeological Resources						
If archaeological resources are encountered during ground-disturbing activities, work in the immediate area shall be halted and an archaeologist meeting the Secretary of the Interior’s Professional Qualifications Standards for archaeology (NPS 1983) shall be contacted immediately to evaluate the find. If necessary, the evaluation may require preparation of a treatment plan and archaeological testing for CRHR eligibility. If the discovery proves to be significant under CEQA and cannot be avoided by the proposed project, additional work such as data recovery excavation may be warranted to mitigate any significant impacts to historical resources.	Halt work in the immediate area if any cultural resources are encountered during ground disturbing activities and contact an archaeologist to evaluate the find; Complete mitigation if significant resources found	During ground-disturbing activities	County of San Mateo Parks Department			
CUL-2(b): Unanticipated Discovery of Human Remains						
If human remains are found, State of California Health and Safety Code Section 7050.5 states that no further disturbance shall occur until the County Coroner has made a determination of origin and disposition pursuant to Public Resources Code Section 5097.98. In the event of an unanticipated discovery of human remains, the County Coroner shall be notified immediately. If the human remains are determined to be prehistoric, the coroner shall notify the Native American Heritage Commission, which will determine and notify a most likely descendant (MLD). The MLD shall complete the inspection of the site within 48 hours of notification and may recommend scientific removal and nondestructive analysis of human remains and items associated with Native American burials.	Halt work in the immediate area if any human remains are encountered during ground disturbing activities and contact the County Coroner and/or NAHC	During ground-disturbing activities	County of San Mateo Parks Department			
CUL-3: Unanticipated Discovery of Paleontological Resources						
In the event of a fossil discovery by construction personnel, all work in the immediate vicinity of the find shall cease and a qualified paleontologist shall be contacted to evaluate the find before restarting work in the area. The qualified paleontologist shall be an individual with an M.S. or Ph.D. in paleontology or geology who is experienced with paleontological procedures and techniques, who is knowledgeable in the geology of California,	Halt work in the immediate area if any fossil resources are encountered during ground disturbing activities and contact a paleontologist to evaluate the find;	During ground-disturbing activities	County of San Mateo Parks Department			

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and who has worked as a paleontological mitigation project supervisor for a least one year (SVP 2010). If the qualified paleontologist determines that the fossil(s) is (are) scientifically significant, the find shall be recovered under his/her supervision. The paleontologist shall have the authority to temporarily direct, divert or halt construction activity to ensure that the fossil(s) can be removed in a safe and timely manner. Once salvaged, significant fossils shall be identified to the lowest possible taxonomic level, prepared to a curation-ready condition and curated in a scientific institution with a permanent paleontological collection (such as the University of California Museum of Paleontology), along with all pertinent field notes, photos, data, and maps. Fossils of undetermined significance at the time of collection may also warrant curation at the discretion of the project paleontologist.	Complete resource recovery if significant resources found					
NOISE						
N-3(a): Restrict Sound Amplification Equipment and Prohibit Air Horns						
The County shall only allow the use of sound amplification equipment at organized athletic games and practices and at the gathering meadow with the procurement of a special event permit in accordance with County of San Mateo Parks Department procedures. The County shall notify all groups using the proposed soccer/lacrosse field, ballfield, and gathering meadow of this requirement. The County shall prohibit the use of air horns at any park events. County staff shall periodically patrol the park during organized athletic events and performances to verify that park users are not operating air horns and are not operating sound amplification equipment without an approved Special Event Permit. Special Event Permits are required for any use of a space beyond what is considered typical use. This could include such activities as: bounce houses, amplified sound, large events (walks, runs) and those that require additional staffing or support from other agencies. Depending on the scale of the event, notification may	Review applications for Special Event Permits involving use of sound amplification; Recommended notification upon approval of such permits; Periodically patrol the park during organized events	Periodic patrols during organized athletic events and performances	County of San Mateo Parks Department			

County of San Mateo Parks Department
Flood County Park Landscape Plan

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be posted in park kiosks, on the Parks Department website or by using other communication vehicles.						
N-3(b): Timing of Athletic Events						
To minimize noise that may disturb neighbors of Flood County Park, the County shall restrict athletic practices and games at the park to the hours of 9 A.M. to 8 P.M	Prevent scheduling of organized athletic practices and games before 9 A.M. or after 8 P.M.	During operation of athletic fields	County of San Mateo Parks Department			
TRANSPORTATION AND CIRCULATION						
T-1: Parking Fee Collection Practices						
The County shall implement parking fee collection practices to avoid the back up of vehicles entering Flood County Park onto local streets. These practices may include automated fee machines, paying upon exiting the park, or a combination of both to move the queues associated with fee collection off of City streets and on-site.	Change collection of parking fees to avoid queuing of vehicles entering park	Prior to completion of Phase I improvements	County of San Mateo Parks Department			
T-5(a): Bicycle Storage						
The County shall install a minimum of six bicycle racks near the proposed gathering plaza.	Install bicycle racks	Prior to completion of Phase I improvements	County of San Mateo Parks Department			
T-5(b): Pedestrian Signage						
The County shall install signage in a central location in Flood County Park that informs visitors of an alternative pedestrian route to the segment of Bay Road between Del Norte Avenue and Sonoma Avenue which lacks a sidewalk. This signage shall include a map of the alternative pedestrian route on Del Norte Avenue, Oakwood Place, and Sonoma Avenue.	Install signage showing alternative pedestrian route	Prior to completion of Phase I improvements	County of San Mateo Parks Department			
T-6: Parking Education and Enforcement						

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The County shall inform park visitors of on-street parking restrictions on nearby residential streets and shall post this information in a clearly visible location on-site. The County also shall coordinate with the City of Menlo Park to reduce parking in the adjacent neighborhoods, including proactive communication when peak use of Flood County Park is anticipated (i.e., on weekday evenings and on weekend days when all picnic areas are reserved and all athletic fields are scheduled for concurrent use) and encouraging increased random enforcement of on-street parking restrictions.	Inform park visitors of on-street parking restrictions; Coordinate with City of Menlo Park to encourage parking enforcement	Prior to completion of Phase I improvements; During operation of the Landscape Plan	County of San Mateo Parks Department			
TRIBAL CULTURAL RESOURCES						
TCR-1: Protection of Tribal Cultural Resources						
In the event that archaeological resources of Native American origin are identified during construction of recreational improvements proposed in the Landscape Plan, the qualified archaeologist will consult with the County to begin or continue Native American consultation procedures. If, in consultation with the County, a discovery is determined to be a tribal cultural resource and thus significant under CEQA, the County shall avoid the resource if feasible. If the resource cannot be avoided, the County shall prepare and implement a mitigation plan in accordance with State guidelines and in consultation with Native American groups.	Halt work in the immediate area if any tribal cultural resources are encountered during ground disturbing activities and contact an archaeologist to evaluate the find Prepare and implement mitigation plan in consultation with Native American groups if required	During ground-disturbing activities	County of San Mateo Parks Department			

