



ENVIRONMENTAL ASSESSMENT/
FINDING OF NO SIGNIFICANT IMPACT

Tuolumne Community Resilience Center Project



PREPARED FOR:

Tuolumne County
2 Green Street
Sonora, CA 95370
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MARCH 20, 2019

**Environmental Assessment
for the
Tuolumne Community Resilience Center Project**

Prepared for:

Tuolumne County, County Administrator's Office

2 South Green Street
Sonora, CA 95370

Prepared By:

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March 20, 2019

ENVIRONMENTAL ASSESSMENT

Responsible Entity: [24 CFR 58.2(a)(7)] Tuolumne County

Certifying Officer: [24 CFR 58.2(a)(2)] David B. Gonzalves, Community Resources Agency Director
Community Resources Agency, Tuolumne County

Project Name: Tuolumne Community Resilience Center

Project Location: Tuolumne County, California. Assessor Parcel Numbers (APN) 062-670-230 and 062-670-280.

Estimated Total Project Cost: Tuolumne Community Resilience Center: \$19,000,000

Grant Recipient: [24 CFR 58.2(a)(5)] Tuolumne County, County Administrator's Office
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Date Completed March 22, 2019

Conditions for Approval: (List all mitigation measures adopted by the responsible entity to eliminate or minimize adverse environmental impacts. These conditions must be included in project contracts and other relevant documents as requirements). [24 Code of Federal Regulations (CFR) 58.40(d), 40 CFR 1505.2(c)]

Mitigation Measure 1: Implement Dust Control Measures

The construction contractor shall comply with the following measures during site preparation/grading activities:

- ▶ Water all exposed surfaces two times daily, or at a minimum to retain surface moisture and suppress dust. Exposed surfaces include, but are not limited to soil piles, graded areas, unpaved parking areas, staging areas, and access roads.
- ▶ Cover or maintain at least two feet of free board space on haul trucks transporting soil, sand, or other loose material on the site. Any haul trucks that would be traveling along freeways or major roadways shall be covered.
- ▶ Remove visible trackout mud or dirt onto adjacent public roads at least once a day using, for example, power vacuum street sweepers or other methods approved by the air district and county. Use of dry power sweeping is prohibited.

Mitigation Measure 2: Minimize Disturbance to Potential Nesting Birds During Construction

To minimize potential disturbance to nesting birds, project activities, including site preparation and grading, shall occur during the non-breeding season (September 15 – February 13) unless it is not feasible to do so, in which case the following measures shall apply. Although the project site does not provide suitable nesting habitat, the adjacent

riparian area may provide suitable nesting habitat and activities within the project site may affect nesting birds if present.

- ▶ If construction activity is scheduled to occur during the nesting season (February 14 to September 14), a qualified biologist shall conduct preconstruction surveys to identify active nests within 500 feet of the project site that could be affected by project construction. The surveys shall be conducted before the approval of grading and/or improvement plans (as applicable) and no less than 14 days and no more than 30 days before the beginning of construction in a particular area. If no nests are found, no further mitigation is required.
- ▶ If active nests are found, impacts on nesting native birds shall be avoided by establishment of appropriate buffers around the nests. No project activity shall commence within the buffer area until a qualified biologist confirms that any young have fledged, or the nest is no longer active. A 500-foot buffer around raptor nests and a 35-foot buffer around other native bird nests are generally adequate to protect them from disturbance, but the size of the buffer may be adjusted by a qualified biologist in consultation with the California Department of Fish and Wildlife (CDFW) depending on species and site-specific conditions. If construction cannot be delayed within the buffer area, a qualified biologist will monitor active nest site during construction to determine whether the nesting pair shows signs of disturbance in response to construction activities; if nesting pairs show signs of disturbance, construction will cease within the non-disturbance zones until hatchlings successfully fledge.

Mitigation Measure 3: Inadvertent Discovery of Historical and Archaeological Resources

In the unlikely event that buried cultural deposits (e.g., prehistoric stone tools, milling stones, historic glass bottles, foundations, cellars, privy pits) are encountered during project implementation, all ground-disturbing activity within 100 feet of the resources shall be halted and a qualified professional archaeologist (36 Code of Federal Regulations [CFR] 61) shall be notified immediately and retained to assess the significance of the find. Construction activities could continue in other areas. If the find is determined to be significant by the qualified archaeologist (i.e., because it is determined to constitute either a historical resource or a unique archaeological resource), the archaeologist shall develop appropriate procedures to protect the integrity of the resource and ensure that no additional resources are affected. Procedures could include but would not necessarily be limited to preservation in place, archival research, subsurface testing, or contiguous block unit excavation and data recovery.

Mitigation Measure 4: Inadvertent Discovery of Human Remains

In accordance with the California Health and Safety Code (CHSC), Section 7050.5, and the Public Resources Code (PRC) 5097.98, regarding the discovery of human remains, if any such finds are encountered during project construction, all work within the vicinity of the find shall cease immediately, a 100-foot-wide buffer surrounding the discovery shall be established, and the County shall be immediately notified. The County coroner shall be contacted immediately to examine and evaluate the find. If the coroner determines that the remains are not recent and are of Native American descent, the Coroner will notify the Native American Heritage Commission, which will determine and notify a Most Likely Descendent (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.

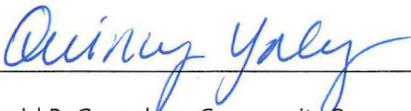
FINDING: [58.40(g)]

- Finding of No Significant Impact**
(The project will not result in a significant impact on the quality of the human environment)

- Finding of Significant Impact**
(The project may significantly affect the quality of the human environment)

Preparer Signature:  Date: 03/20/2019

Name/Title/Agency: Sydney Coatsworth, Principal
Ascent Environmental, Incorporated

RE Approving Official Signature:  Date: 3/20/19

Name/Title/Agency: David B. Gonzales, Community Resources Agency Director
Community Resources Agency, Tuolumne County

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LIST OF ABBREVIATIONS

APE	area of potential effects
APN	assessor parcel number
BMP	best management practice
CBRS	Coastal Barrier Resources System
CCIC	Central California Information Center
CDFW	California Department of Fish and Wildlife
CFR	Code of Federal Regulations
CNPS	California Native Plant Society
FEMA	Federal Emergency Management Agency
FIRM	Flood Insurance Rate Maps
GCSD	Groveland Community Services District
gpd	gallons per day
HCD	California Department of Housing and Community Development
HUD	U.S. Department of Housing and Urban Development
IPaC	Information for Planning and Consultation
LEED	Leadership in Energy and Environmental Design
LOS	level of service
NAHC	Native American Heritage Commission
NDRC	National Disaster Resilience Competition
NPDES	National Pollutant Discharge Elimination System
NRHP	National Register of Historic Places
PG&E	Pacific Gas & Electric
RWQCB	Regional Water Quality Control Board
RCRA	Resource Conservation and Recovery Act
SHPO	State Historic Preservation Officer
sq. ft.	square feet
SWPPP	stormwater pollution prevention plan
TCWH	Tuolumne County Wildlife Handbook
TIS	traffic Impact study
TRI	toxic release inventory
USACE	U.S. Army Corps of Engineers
USFWS	U.S. Fish and Wildlife Service
WWTP	wastewater treatment plant

1 PROPOSED PROJECT AND PROJECT ALTERNATIVES

1.1 PROJECT LOCATION

The project site consists of two discontinuous parcels separated by Bay Street in Tuolumne, California (Figure 1-1 and Figure 1-2). The north parcel (Assessor Parcel Number [APN] 062-670-230) is bounded to the north by an undeveloped lot, to the east by sycamore trees and the West Side Lumber Company building, to the south by Bay Street, and to the west by Cherry Valley Boulevard North. Only the southern one-third of this parcel would be developed. The south parcel (APN 062-670-280) is bounded to the north by Bay Street, to the east by a toddler play area and a horseshoe game pit area, to the south by undeveloped land and farther south by riparian area, and to the west by Cherry Valley Boulevard South. Only portions of this parcel would be developed.

1.2 DESCRIPTION OF THE PROPOSAL

Include all contemplated actions which logically are either geographically or functionally a composite part of the project, regardless of the source of funding. [24 CFR 50.12 & 58.32; 40 CFR 1508.25]

1.2.1 Project Elements

PROPOSED USES AND OPERATIONAL CHARACTERISTICS

Tuolumne County proposes to construct and operate a community resilience center in the community of Tuolumne, consisting of one multi-use building of up to 12,000 square feet (sq. ft.), approximately 200 parking spaces, and associated outdoor multi-functional space (e.g., covered picnic space, staging area). The building pad would be approximately 60 ft by 150 ft and the total area to be paved would be approximately 65,000 sq. ft. The total developable area for the community resilience center is approximately 1.4 acres and the total project site is approximately 2 acres. The building would include a lobby area, large gathering room (i.e., up to 200-person capacity), one or two classroom spaces, office space, a commercial kitchen, and restrooms.

The center would be designed to function during both nonemergency and emergency times. During typical nonemergency operation, the center would be used by various community groups, nonprofit organizations, governmental entities, and the general public. Typical uses would include temporary events such as meetings, parties/fundraisers, training, banquet/receptions, and limited governmental and non-profit activities (e.g., public voting, job search assistance). During times of emergencies, the center would function as a shelter for the public and first responders, gathering space for emergency responders to conduct briefings, public use of computers for communication purposes, staging area for animal evaluations, and center for cooling/heating for the public during extreme weather days.

Use of the center would be variable throughout the year; however, larger events and peak use are anticipated to occur on the weekends. Daily use on weekdays is anticipated to range from 20 to 60 people per day and on weekends from 40 to 200 people per day. Operation of the center would require five additional full-time equivalent (FTE) employees to provide housekeeping and maintenance services. Typical daily operating hours would be from 8:00 a.m. to 8:00 p.m. and outdoor activities would be required to end by 10:00 p.m., in accordance with County conditions included on the rental policy for the center.

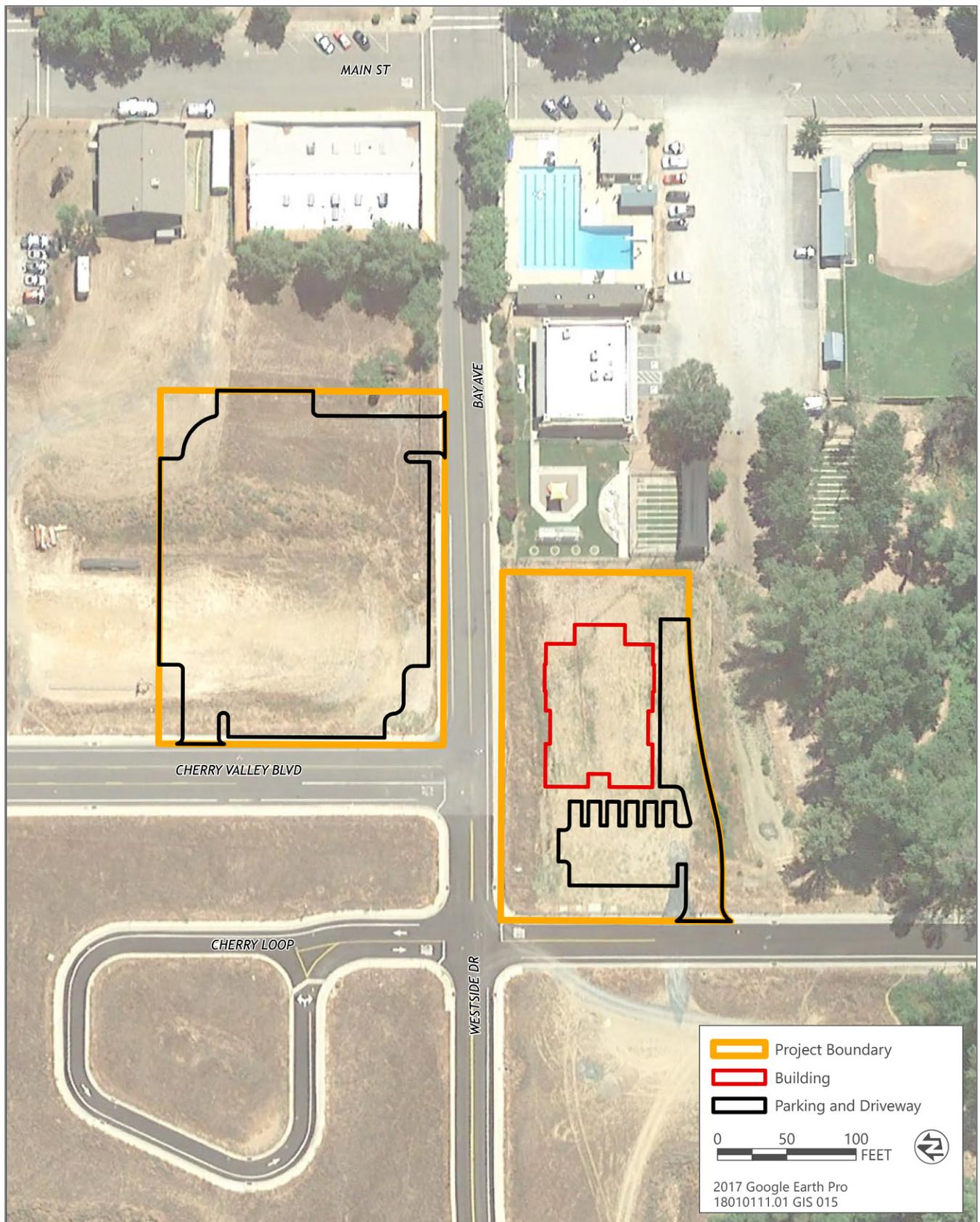
Site and Building Design Features

The building would be constructed of steel and concrete blocks and would be painted with earth tones. Site landscaping would be designed to blend naturally into the surrounding landscape, using native vegetation and features, and would comply with County design guidelines. The building would be equipped with an electric central heating ventilation and air conditioning unit (HVAC) and back-up diesel generators for use during emergencies. The



Source: Adapted by Ascent in 2018

Figure 1-1 Project Location



Source: Adapted by Ascent in 2018

Figure 1-2 Site Plan

building would be designed to meet Leadership in Energy and Environmental Design (LEED) standards and California Green Building Standards Code (CALGreen Code) (mandatory) standards, including water-efficient fixtures and Energy Star appliances. Downward-directed lighting would be used for all exterior lighting on the building and in associated parking facilities. It is estimated that there would be 15 to 20 outside lights installed.

Vehicular Access and Parking

The site would be designed to accommodate approximately 200 parking spaces. Access to the site would occur off both Bay Street between the two parcels and Cherry Loop to the west of the northern and southern parcels. Proposed building and parking footprints are shown in Figure 1-2.

Emergency Traffic Control Plan

The use of the project site as an emergency shelter could result in a sudden influx of large volumes of traffic to the project area during times of emergency. Tuolumne County would coordinate with all appropriate emergency service providers and develop a localized traffic management plan to be implemented during times of emergency. The plan would be designed to provide safe access to the project site and effectively manage the increases in vehicular traffic and the associated impact on roadway operations. This plan would comply with any existing local emergency or hazard operations plans and conform to standards and requirements deemed relevant by affected agencies, such that impacts associated with increases traffic during emergencies would be minimized. At a minimum, the plan would include the following:

- ▶ description of parking capacity at the project site, and the number and size of vehicles that could be accommodated;
- ▶ description of emergency shelter operations access: evacuee capacity, parking locations open to evacuees, alternative off-site parking areas, types of vehicles allowed to access the project site, use of traffic control personnel, and specific signage; and
- ▶ description of any street and/or project driveway closures including: duration, posted signage, safe and efficient access routes for existing businesses and emergency vehicles, and use of manual traffic control.

Infrastructure and Utilities

The project would include utility connections to existing water supply, wastewater, stormwater drainage, and electric infrastructure. Additionally, the project would include construction of a filtration basin, south of the project site, for collection of surface runoff. Water would be supplied to the site by the Tuolumne Utilities District (TUD) and wastewater services would be provided by the Tuolumne City Sanitary District (TCSD). Electricity would be provided by the Pacific Gas & Electric Company (PG&E). Electricity would be provided through existing overhead transmission lines. No additional offsite improvements or utility extensions would be required. Diesel back-up generators would be used during emergencies.

1.2.2 Project Construction

Construction would be required to comply with standard County-issued conditions of approval required for all discretionary permits, which limit construction hours to between 7:00 a.m. and 7:00 p.m. on Mondays through Saturday and prohibit all construction on Sundays and County holidays. Construction is anticipated to take 14 months, beginning in March 2021 and anticipated to be complete by May 2022. Operation of the facility is expected in August 2022.

Construction activities would include land clearing, grading/excavation, foundation pouring, and building construction, and would occur sequentially (i.e., phases would not overlap). Typical construction equipment would include dozers, excavators, loaders/backhoes, paving equipment, forklifts, and haul trucks. A total of up to 28,000 cubic yards of fill material would be required, resulting in 20 haul trucks per day during the grading/site preparation phase of construction, estimated to take approximately 90 days. No blasting is proposed.

1.3 STATEMENT OF PURPOSE AND NEED FOR THE PROPOSAL

[40 CFR 1508.9(b)]

In 2013, the Rim Fire ignited in Tuolumne County within the Stanislaus National Forest. The Rim Fire burned 257,314 acres and at the time was largest recorded wildfire in the Sierra Nevada and the fourth largest in California history. Increasingly hot temperatures and severe drought, because of climate change, fueled the fire. As the climate continues to change, the conditions that led to this disaster are predicted to become prolonged and more widespread, resulting in longer fire seasons and more severe fire events. Following a disaster, the recovery phase presents a valuable opportunity for communities to consider how to rebuild more resiliently.

Tuolumne County was awarded funding through the National Disaster Resilience Competition (NDRC), administered through the U.S. Department of Housing and Urban Development (HUD) at the federal level and the California Department of Housing and Community Development (HCD) at the state level. The program is structured to accommodate unmet recovery needs within the Rim Fire footprint, support community protection and resilience, develop the local economy, and provide long-term environmental and economic benefits.

As a grant recipient for the NDRC, Tuolumne County is proposing to construct a community resilience center in Tuolumne, a community located within the Rim Fire Evacuation Zone. With the grant award, Tuolumne County seeks to develop a center that serves the needs of the surrounding community during emergencies, while also providing education and job-training opportunities during nonemergency times.

1.4 EXISTING CONDITIONS AND TRENDS

Describe the existing conditions of the project area and its surroundings, and trends likely to continue in the absence of the project [24 CFR 58.40(a)]

The proposed community resilience center would serve as a focal point for the Tuolumne community and provide various amenities to support local nonprofit organizations, government services, and provide space for events such as public meetings. Through coordination with local stakeholders and interested parties, the vision and needs of the community will be considered in the design and operation of the new community resilience center. Specifically, the design and operation would provide multi-functional indoor and outdoor space and incorporate environmentally sustainable design principles.

As climate change and the risk of wildfire continue to be prevalent in Tuolumne County and in the community of Tuolumne, the proposed community resilience center would provide the necessary tools and space that would allow residents to recover from past disasters and respond to future ones more readily.

1.4.1 Funding Information

Grant Number	HUD Program	Funding Amount
#16-NDR-11291	Community Block Development Grant-Disaster Relief (CDBG-DR)	\$19 million

Estimated Total HUD Funded Amount: 19 million dollars

Estimated Total Project Cost (HUD and non-HUD Funds) [24 CFR 58.32(d)]: 19 million dollars

2 COMPLIANCE WITH LAWS AND AUTHORITIES

[24 CFR 50.4, 58.5, and 58.6]

In accordance with HUD and HCD guidance and recommendations, the following section describes how the proposed action complies or conforms to adopted statutes, executive orders, or regulations. Credible, traceable, and supportive source documentation is provided where necessary. Relevant documentation and sources used to determine compliance are included in Appendices A, B, C, and D.

Compliance Factors: Statutes, Executive Orders, and Regulations listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 50.4 and 58.6		
Airport Hazards 24 CFR Part 51 Subpart D	Yes No <input type="checkbox"/> <input checked="" type="checkbox"/>	The project includes construction and operation of a single-story community resilience center and associated amenities (e.g., parking, storage space) in the community of Tuolumne (See Figure 1-1 for location). The nearest airport, the Pine Mountain Lake Airport, is located approximately 8 miles south of the project site. The project would be located at a distance far enough from the airstrip that it would not create a unique safety hazard for people working within the project site. See Attachment A2 of Appendix A.
Coastal Barrier Resources Coastal Barrier Resources Act, as amended by the Coastal Barrier Improvement Act of 1990 [16 USC 3501]	Yes No <input type="checkbox"/> <input checked="" type="checkbox"/>	The Coastal Barrier Resources System (CBRS) designates coastal land as ineligible for direct and indirect federal expenditures that may result in development of fragile coastal barrier ecosystems. This project is located in a state that does not contain CBRS units. The project would not conflict with the Coastal Barrier Resources Act. See Attachment A3 of Appendix A.
Flood Insurance Flood Disaster Protection Act of 1973 and National Flood Insurance Reform Act of 1994 [42 USC 4001-4128 and 42 USC 5154a]	Yes No <input type="checkbox"/> <input checked="" type="checkbox"/>	The Federal Emergency Management Agency (FEMA) publishes Flood Insurance Rate Maps (FIRM) delineating flood hazard zones for communities. The project site is located in an area identified on the FEMA FIRM Panel Number 06109C0900C (dated October 2017) as "Zone X," an area of very low flood hazard and not within the 100-year floodplain (see Attachment A6 of Appendix A). The project would not affect habitable structures, nor locate any people or habitable structures within any areas prone to flood. The project would not result in increased flood risk to people or property.
STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 50.4 & 58.5		
Clean Air Clean Air Act, as amended, particularly section 176(c) & (d); 40 CFR Parts 6, 51, 93	Yes No <input type="checkbox"/> <input checked="" type="checkbox"/>	The project would result in minor and temporary construction-related air quality emissions (fugitive dust and vehicle exhaust). To ensure the project would not exceed the thresholds required for a conformity finding under the Clean Air Act, emissions modeling was conducted for construction and operational activities associated with the community resilience center. Further, to reduce dust exposure to nearby existing land uses (e.g., tot lot, residences), Mitigation Measure 1 would be implemented. Based on modeling conducted, emissions would not exceed <i>de minimis</i> levels for any criteria air pollutant in nonattainment or maintenance in Tuolumne County. See Attachment A1 of Appendix A for the complete discussion and details of the emissions modeling.
Coastal Zone Management Coastal Zone Management Act, sections 307(c) & (d)	Yes No <input type="checkbox"/> <input checked="" type="checkbox"/>	The project is not subject to the Coastal Zone Management Act. The project location is 125 miles from the coast. No mitigation is required. See Attachment A3 of Appendix A

Compliance Factors: Statutes, Executive Orders, and Regulations listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
<p>Contamination and Toxic Substances 24 CFR Part 50.3(i) & 58.5(i)(2)</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>A search was conducted for the project site using EPA's NEPAAssist online mapping tool. The tool searches inventories that contain: sites regulated by Resource Conservation and Recovery Act (RCRA); air pollution data (ICIS-AIR); water dischargers covered by the National Pollutant Discharge Elimination System (NPDES); the Toxic Release Inventory (TRI), which contains information on toxic chemical releases and waste management reported by industries; and Superfund sites covered by the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA).</p> <p>No known sites covered by any of the aforementioned regulations or databases are located on the project site. Two RCRA sites (Tuolumne Chevron and Alltell Telephone), both with no recorded violations, were found near the project site. Detailed facility reports and a map indicating the facilities in proximity to the project site are included in Appendix B.</p> <p>The project involves grading and excavation work, is not in an area known to contain soil contamination and is not located near any known source of contamination that could expose construction workers or users during project operation. No hazardous substances would be used during construction, with the exception of diesel fuel.</p> <p>However, in the event that hazardous or contaminated minerals are encountered at the project site, all removal and disposal would occur in accordance with California Health and Safety Code Chapter 6.5, Division 20, California Administration Code, Title 22, 29 Code of Federal Regulation 1910.120, Tuolumne County Community Resources Agency Division of Building and Safety, and current Uniform Building Code. No mitigation is required.</p>
<p>Endangered Species Endangered Species Act of 1973, particularly section 7; 50 CFR Part 402</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>A Biological Constraints Analysis was conducted for this project and the complete report is included in Attachment A4 of Appendix A. To conduct the constraints analysis, a reconnaissance-level survey was conducted on August 27, 2018 by Associate Wildlife Biologist Carlos Alvarado of Ascent Environmental, Inc. In addition, information on sensitive biological resources previously recorded at the project site was collected through review/search of the U.S. Fish and Wildlife Service (USFWS) Information for Planning and Consultation (IPaC); the California Natural Diversity Database (CNDDDB); USFWS National Wetlands Inventory; California Native Plant Society (CNPS) Inventory of Rare Endangered Plants; and review of the <i>Tuolumne County Wildlife Handbook</i> (Tuolumne County 1987).</p> <p>Based on the site visit and literature review, the project site does not provide suitable habitat for California red-legged frog (<i>Rana draytonii</i>) and foothill yellow-legged frog (<i>Rana boylei</i>), is outside of the currently known delta smelt (<i>Hypomesus transpacificus</i>) range and is not within designated critical habitat for any federally listed species. No mitigation is required.</p>
<p>Explosive and Flammable Hazards 24 CFR Part 51 Subpart C</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>The project site is in a developed area and no bulk handling facilities for fuels or chemicals exist on or near the site. If any hazardous material were to be discovered, it would be removed and disposed of in accordance with California Health and Safety Code, Chapter 6.5, Division 20; California Administration Code, Title 22, relating to Handling, Storage, and Treatment of Hazardous Materials; and 29 Code of Federal Regulation 1910.120 relating to Hazardous Waste</p>

Compliance Factors: Statutes, Executive Orders, and Regulations listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		Operation Safety Training. No mitigation is required. See Attachment A11 in Appendix A.
<p>Farmland Protection Farmland Protection Policy Act of 1981, particularly sections 1504(b) and 1541; 7 CFR Part 658</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>Available data for designated Important Farmland is provided by the California Department of Conservation. There are no data available at this time for land within Tuolumne County (see Attachment A5 of Appendix A). Therefore, there are no areas designated as Prime Farmland, Unique Farmland, or Farmland of Statewide Importance within the project site or project vicinity. Further, the project site is not currently designated or zoned for farmland uses. The project would not convert farmland to a nonagricultural use. No mitigation is required.</p>
<p>Floodplain Management Executive Order 11988, particularly section 2(a); 24 CFR Part 55</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>Executive Order 11988 requires federal agencies and projects funded by federal agencies to avoid to the extent possible the long and short-term adverse impacts associated with the occupancy and modification of flood plains and to avoid direct and indirect support of floodplain development wherever there is a practicable alternative. The project site is outside the 100-year floodplain and is in a developed area adjacent to existing development. (See Attachment A6 of Appendix A for FEMA Floodplain Map). No mitigation is required.</p>
<p>Historic Preservation National Historic Preservation Act of 1966, particularly sections 106 and 110; 36 CFR Part 800</p>	<p>Yes No <input checked="" type="checkbox"/> <input type="checkbox"/></p>	<p>Based on the pedestrian survey, database search, and consultation efforts conducted, no historic properties would be affected by the proposed action. No documented archaeological or built environmental resources are known to be present within the area of potential effects (APE) for the project. The methodology employed for identification of historic properties included records searches conducted with the Central California Information Center (CCIC) on August 24, 2018 by Elizabeth Greathouse, Coordinator with Natural Investigations Co., Inc. (NIC) and the Native American Heritage Commission (NAHC) on August 30, 2018 by Sharaya Souza, Staff Services Analyst, with NIC, a systematic pedestrian survey within the APE conducted by Douglas Boucher, Archaeologist with NIC on September 5th and 6th, 2018, historical background research, geomorphic research on the sensitivity of the APE for discovery of buried archaeological resources, and a cultural resources inventory report and related project effects assessment. Details pertaining to the site survey and records searches are contained in the complete report (Natural Investigations Company 2018).</p> <p>Regarding cultural resources, the CCIC search indicated that one cultural resource, a historic-era railroad segment (P-55-00016, West Side Narrow Gauge Railroad) had been previously recorded within the APE. The CCIC search included a review of resources listed on the National Register of Historic Places (NRHP) and indicated that no NRHP-listed resources are located in the project vicinity. As a result of the NAHC search, all appropriate Native American representatives were contacted regarding the proposed action, with no response received to letters and phone calls to the two listed tribes, Chicken Ranch Rancheria of Me-Wuk Indians and Tuolumne Band of Me-Wuk Indians. Refer to Attachment A7 of Appendix A for all consultation records and a list of Native American representatives that were contacted.</p>

Compliance Factors: Statutes, Executive Orders, and Regulations listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
		<p>No cultural resources were identified during the pedestrian survey within the APE. The previously recorded railroad segment (P-55-00016) is no longer present within the APE. Further, the APE has been disturbed by former buildings and the adjacent railroad line from the 1940s. The railroad has since been removed. In addition, two rows of partially underground metal pipes remain from the former warehouse, a modern drainage system, large machinery discard, and a gravel track. There is also evidence of ground disturbance. Geoarchaeological research indicates the probability of discovery of archaeological deposits buried by natural (non-human) processes is low as the project is underlain by sediments deposited at least a million years prior to the presence of humans in this region.</p> <p>A letter was sent to the State Historic Preservation Officer (SHPO) on November 14, 2018, seeking concurrence that the proposed action would have no potential to cause effects on any historic or tribal resources. No formal response was received from SHPO within the 30-day timeframe. Thus, in accordance with 36 CFR 800.3(c)(4), SHPO consultation is complete. The consultation letter and documentation of coordination is included in Attachment A7 of Appendix A.</p> <p>Nonetheless, implementation of Mitigation Measures 3 and 4 would ensure that if cultural artifacts, including stones, bones, shells, or human remains were discovered during construction activities, construction would stop immediately, and County personnel would be notified. The County would ensure proper procedures are followed to handle the identified cultural material or remains prior to continuation of project construction. Implementation of Mitigation Measures 3 and 4 would ensure that no significant impacts to cultural artifacts or human remains occur during construction activities.</p>
<p>Noise Abatement and Control Noise Control Act of 1972, as amended by the Quiet Communities Act of 1978; 24 CFR Part 51 Subpart B</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>HUD does not address construction noise but does encourage the use of quieter construction equipment and methods in population centers. In addition, HUD noise regulations are intended to protect new residential properties from being placed in areas that could result in excessive noise exposure. As discussed above, project construction would occur during the less sensitive daytime hours and the project does not propose residential land uses or the rehabilitation of an existing residential property. The project would construct and operate a community resilience center in a commercial zone. In times of emergency, people could potentially use the building and associated space for temporary shelter. However, the primary use would not be residential, and emergencies would be temporary. Therefore, the project would not result in the placement of any new residences in areas with substantial existing noise levels. No mitigation is necessary. The completed Noise Abatement and Control Worksheet is included in Attachment A12 of Appendix A.</p>
<p>Sole Source Aquifers Safe Drinking Water Act of 1974, as amended, particularly section 1424(e); 40 CFR Part 149</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>There are no sole source aquifers located in Tuolumne County (see Attachment A8 of Appendix A).</p>
<p>Wetlands Protection</p>	<p>Yes No <input type="checkbox"/> <input checked="" type="checkbox"/></p>	<p>Based on U.S Fish and Wildlife Service National Wetlands Inventory data, there are no wetlands on the project site. In addition, a site</p>

Compliance Factors: Statutes, Executive Orders, and Regulations listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required?	Compliance Determinations
Executive Order 11990, particularly sections 2 and 5		survey was conducted by Carlos Alvarado, Wildlife Biologist with Ascent Environmental, Inc on August 27, 2018, and the entire site is characterized as annual grassland, and no wetland vegetation or other wetland indicators were observed. Additional documentation and details, including photographs, are included in Attachment A4 of Appendix A. No mitigation is required.
Wild and Scenic Rivers Wild and Scenic Rivers Act of 1968, particularly section 7(b) and (c)	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	The project site is located approximately 4.5 miles north of the Tuolumne River. The Tuolumne River is designated as a Wild and Scenic River per the Wild and Scenic River Act of 1968. (See Attachment A9 of Appendix A for river designations.) The project involves construction and operation of a community resilience center located approximately 4.5 miles from the nearest Wild and Scenic River and would not disturb existing river resources or obscure sights of the rivers in any way. No mitigation is required.
ENVIRONMENTAL JUSTICE		
Environmental Justice Executive Order 12898	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	The project would provide a community resilience center with various amenities including education facilities, meeting and storage space, shelter space, and outdoor activity area. The community resilience center would be available to the public and would serve the surrounding community. No adverse environmental impacts were identified in the project's environmental review that could expose existing communities to adverse environmental conditions (e.g., pollution, hazards). The project would comply with Executive Order 12898. See additional documentation in Attachment A10 of Appendix A.

3 ENVIRONMENTAL ASSESSMENT FACTORS

[24 CFR 58.40; Ref. 40 CFR 1508.8 &1508.27]

Recorded below are the qualitative and quantitative significance determinations of the effects of the proposal on the character, features, and resources of the project area. Each factor is evaluated and documented, as appropriate and in proportion to its relevance to the proposed action. Verifiable source documentation is provided and described in support of each determination. Credible, traceable, and supportive source documentation for each authority is also provided. Where applicable, the necessary reviews or consultations have been completed and applicable permits of approvals have been obtained or noted. Citations, dates/names/titles of contacts, and page references are clear. Additional documentation is attached, as noted. All conditions, attenuation, or mitigation measures are clearly identified, where applicable.

Impact codes from the following list are used to make a determination of impact for each factor.

- (1) Minor beneficial impact
- (2) No impact anticipated
- (3) Minor Adverse Impact – May require mitigation
- (4) Significant or potentially significant impact requiring avoidance or modification which may require an Environmental Impact Statement

Environmental Assessment Factor	Impact Code	Impact Evaluation
Land Development		
Conformance with Plans / Compatible Land Use and Zoning / Scale and Urban Design	2	Implementation of the project would include construction and operation of a 12,000-sq.-ft. community resilience center and associated amenities. The project would not conflict with the general commercial land use and zoning designations applicable to the project site because the proposed use (i.e., place of public assembly) is consistent with allowable uses for these zones, as described by Chapter 17.34 of the Tuolumne County Zoning Code. No impact would occur. No impact would occur.
Soil Suitability/ Slope/ Erosion/ Drainage/ Storm Water Runoff	3	The project would result in new impervious surfaces. Because construction activities would disturb more than one acre through site grading and excavation, a stormwater pollution prevention plan (SWPPP) would be required by the Central Valley Regional Water Quality Control Board (RWQCB) and would be prepared prior to construction and implemented throughout project construction. The project would comply with local construction requirements and best management practices (BMPs) identified in the SWPPP. Measures implemented during construction could include the use of silt fencing, fiber rolls, and saw dust for soil stabilization. Further, the project site consists of deep, well-drained soils with moderately slow permeability (Natural Resources Conservation Service 1964, U.S. Department of Agriculture 2018). The project would comply with the current California Building Code (CBC) to reduce any potential soil, slope, or erosion impacts.
Hazards and Nuisances including Site Safety and Noise	2	Tuolumne County is not within an Alquist-Priolo Earthquake Fault Zone or within any earthquake fault zones, liquefaction zones, or landslide zones, as shown in Appendix C. The project would comply with building codes identified by the County and with California Uniform Building Codes (Tuolumne County 2016). No hazards are identified for the project site. If any hazardous/contaminated material were discovered, it would be removed and disposed of in accordance with California Health and Safety Code, Chapter 6.5, Division 20; California Administration Code, Title 22, relating to Handling, Storage, and Treatment of Hazardous Materials; and 29 Code of Federal Regulation 1910.120 relating to Hazardous Waste Operation Safety Training. Noise is discussed above within the "Statutes, Executive Orders, and Regulations Listed at 24 CFR 50.4 & 58.5." No impact is anticipated.
Energy Consumption	2	Electrical service would be provided by PG&E. The project would be designed to LEED standards, and would include installation of electric vehicle charging stations. These features would reduce building and mobile-related energy consumption. In addition, sustainable elements such as passive solar design would be incorporated. Energy consumption would be minimal and existing services would be adequate. No adverse impact would occur.
Socioeconomic		
Employment and Income Patterns	2	The project includes the construction and operation of a community resilience center. The project has the potential to create short-term employment opportunities associated with construction. Once operational, the project would employ five FTE staff people. The project would not result in the need for new or increased housing or changes in existing employment and income patterns. No impact would occur.
Demographic Character Changes, Displacement	2	The project would result in the employment of five FTE staff people and several temporary and short-term construction personnel. Construction and operation of the project would likely employ local residents and those within a drivable distance. Implementation of the project would not result in population increase or changes to existing demographics. No impact would occur.
Community Facilities and Services		
Educational and Cultural Facilities	1	The project would serve as a community gathering center in the event of local disasters, such as wildfire, as well as a year-round center for community events and classes as described above. It would not result in population growth such that existing educational or cultural facilities would be adversely affected or that new facilities would be required. The project

Environmental Assessment Factor	Impact Code	Impact Evaluation
		would include classroom spaces available for public use that could benefit the surrounding community. There would be a minor beneficial impact.
Commercial Facilities	2	The project includes the construction and operation of a community resilience center and would not alter existing commercial facilities. The project would not result in increases in population or housing such that new commercial facilities would be required. No impact would occur.
Health Care and Social Services	2	The project includes the construction and operation of a community resilience center. It would not result in population growth such that existing health or social services would be adversely affected or required to be expanded. No impact would occur.
Solid Waste Disposal / Recycling	2	<p>Construction of the project could result in minor waste generation through disposal of excess soil or materials used during construction activities. Construction waste would be disposed of in accordance with CBC standards for construction waste diversion. Operation of the project would generate minor amounts of waste during nonemergency events; the nature of the project is such that waste generation would be typical of its projected uses and not excessive. Waste generation could be greater during higher-intensity use periods during and immediately after emergency events, but these would be infrequent and temporary. Air quality and greenhouse gas emissions modeling was conducted for the project. The modeling assumes defaults for water demand, wastewater generation, and solid waste generation based on land use. The anticipated solid waste generation of the project is 68.4 tons/year (refer to Attachment A1 of Appendix A).</p> <p>The project would be served by the Highway 59 Disposal Site landfill, which is operated by the Merced County Regional Waste Management Authority. The maximum permitted throughput of the Highway 59 Disposal Site Landfill is 1,500 tons/day and the available remaining capacity is approximately 28 million cubic yards. Assuming the project is operational for 25 years, a conservative estimate for the life of a commercial building (Sacramento Metropolitan Air Quality Management District 2018), the project would generate 24,783 cubic yards of solid waste during its lifetime. Daily generation of solid waste at the proposed community resilience center would be approximately 0.01 percent of the permitted daily throughput and 0.09 percent of the remaining landfill capacity. Waste generated by the project would be negligible and would not adversely affect the Highway 59 Disposal Site landfill which has adequate remaining capacity to serve the project. Existing solid waste facilities and services would be able to adequately accommodate waste generated during construction and operation of the project. No impact is anticipated.</p>
Waste Water / Sanitary Sewers	2	Construction activities associated with the project would result in minor and short-term generation of wastewater. The project would generate 1,029 gallons per day (gpd) of wastewater on a typical day (refer to Attachment A1 of Appendix A). In recent communications with the TCSD, the District has determined that existing wastewater infrastructure would be adequate to serve the project. Further, TCSD has acknowledged that there is available wastewater capacity at the WWTP to treat any wastewater generated at the project site (Bonillo, pers. comm., 2018). Therefore, no impacts related to existing wastewater infrastructure and facilities is anticipated.
Water Supply	2	Use of the proposed community resilience center would be of lower intensity during non-emergency operation. Additionally, water-efficient fixtures would be incorporated into the site and building design features. Features of the project that would utilize potable water would include restroom and kitchen facilities as well as site landscaping. Total water use at the project site is estimated to be 962,736 gallons per year (2,638 gpd). As described above, the existing water demand within the TUD is 11,801 acre-feet per year (10,535,248 gpd). With the minimum projected water supply of 21,830,000 gpd and projected water demand of 16,704,096 gpd through 2040, TUD would have a remaining available water supply of 5,168,083 gpd. Implementation of the project would utilize approximately 0.03 percent of the existing water supply for the district and 0.05 percent of the projected available water supply

Environmental Assessment Factor	Impact Code	Impact Evaluation
		in 2040. Given the current and projected water demand within TUD's service area, as described above, and the water demand that would result from project implementation, TUD would have sufficient water supply to serve the project site through 2040. No impact to water supply is anticipated.
Public Safety - Police, Fire and Emergency Medical	1	The project is intended to serve the community by providing amenities and facilities for general and emergency use. For example, the outdoor parking area would be multi-functional, providing temporary shelter space for people and animals during evacuations. Additionally, the center would be equipped with necessities (e.g., water, blankets) so people could reside there if needed, for short periods of time. Implementation of the project would not indirectly lead to population growth through new infrastructure associated with the project. Further, five FTE staff would be employed for operation/maintenance of the building. Because of the nature and scale of the project, operation would not increase demand for police protection, fire protection, or emergency medical services. Due to the nature of the project and intended use during emergency events, the project would result in a minor beneficial use to residents and public safety personnel and responders.
Parks, Open Space and Recreation	2	Implementation of the project would not result in population growth such that new or additional parks, open, space or recreation areas would be required, or existing parks or facilities adversely affected. No impact would occur.
Transportation and Accessibility	2	<p>A traffic impact study (TIS) was completed for the project (see Appendix D); however, per County guidance (Guide of the Preparation of County of Tuolumne Traffic Impact Studies), a full TIS including intersection analysis is not required because the project would not generate more than 50 peak hour trips.</p> <p>The project site is located within 0.25 mile of three transit stops and the project would not modify or interfere with existing transit services; thus, adequate access to public transportation would be provided. Additionally, the project is expected to generate negligible increases in transit demand which would not require increased service, facilities, or support.</p> <p>Intermittent sidewalks and pedestrian facilities exist in the vicinity of the project site. The project would enhance existing pedestrian facilities by connecting an incomplete segment of existing sidewalk along the north side of Bay Street to the surrounding existing sidewalks, and providing new crosswalks connecting the project site to the surrounding pedestrian network. Therefore, the project would improve pedestrian circulation in the area.</p> <p>All study roadway segments are projected to operate at acceptable level of service (LOS) (LOS D or better) with implementation of the project. Therefore, operation of the project would not conflict with County LOS standards, or result in a substantial increase in traffic congestion. Thus, existing transportation facilities and services would be meet the needs of the project and the project would not result in a significant adverse impact on the transportation network.</p> <p>Emergency access would be subject to review by Tuolumne County and the responsible emergency service agencies during the design review process, ensuring internal and external project access would be designed to meet all Tuolumne County emergency access and design standards. Therefore, adequate emergency access would be provided.</p> <p>The project would be designed and constructed to provide safe vehicle access in accordance with the requirements contained in the Tuolumne County Community Resources Agency Roads Division <i>Encroachment Permit Information Packet</i>. The preliminary design provides adequate vehicle parking based on the anticipated usage rates and patterns of the project provided by the County. No impact is anticipated.</p>
Natural Features		
Unique Natural Features, Water Resources	2	Conformance with local construction requirements and BMPs identified in the SWPPP would ensure that water resources in the area would not be adversely affected during project

Environmental Assessment Factor	Impact Code	Impact Evaluation
		construction. The project site is currently disturbed, and no unique natural features exist. No impact is anticipated.
Vegetation, Wildlife	2	<p>A Biological Constraints Analysis was conducted for this project and the complete report is included as in Attachment A4 of Appendix A. A reconnaissance-level survey was conducted on August 27, 2018 by Carlos Alvarado, Wildlife Biologist with Ascent Environmental, Inc.. In addition, information on sensitive biological resources previously recorded at the project sites was collected through review/search of: USFWS's IPaC; CNDDDB USFWS National Wetlands Inventory; California Native Plant (CNPS) Inventory of Rare Endangered Plants; and the <i>Tuolumne County Wildlife Handbook</i> (Tuolumne County 1987).</p> <p>Based on the database searches and site visit conducted, existing vegetation consists of annual grassland. Because the site is disturbed, it would not provide suitable habitat for special-status plants or wildlife. However, trees that could provide potential nesting habitat are located adjacent to the site. Implementation of Mitigation Measure 2 would prevent the disturbance of potential nesting birds during construction activities. With incorporation of this measure, no impacts would occur.</p>
Other Factors: Greenhouse Gasses and Climate Change	2	Construction activities would result in minor emissions of greenhouse gases associated with the use of construction vehicles and off-road equipment. However, construction activities would be minor and temporary and operational activities would also not result in substantial emissions, associated with building energy consumption and mobile-sources from trip generation. As discussed above for the Energy Consumption Environmental Assessment Factor, several design components of the project would reduce energy consumption and associated emissions. No impacts to climate change would occur from this proposal.

3.1 ADDITIONAL STUDIES PERFORMED

Air Quality Conformity Determination: An air quality General Conformity Determination was conducted by Ascent Environmental. The analysis included emissions modeling for both construction and operation of the project and compared the emissions to the *de minimis* levels, in accordance with Title I, Section 176(c) of the federal CAA (42 United States Code Section 7506(c)). The complete analysis and documentation is included in Attachment A1 of Appendix A.

Biological Constraints Analysis: A Biological Constraints Analysis was conducted for this project by Ascent Environmental in September 2018. Potential biological constraints were evaluated by Carlos Alvarado, Wildlife Biologist, with Ascent Environmental Inc., during a reconnaissance-level survey of the project site on August 27, 2018. Information on sensitive biological resources previously recorded in the project sites was collected through review of USFWS species lists, a search of the CNDDDB, and other existing documentation pertaining to biological resources in the region. Resources and data reviewed included the following:

- ▶ CNDDDB record 5-mile search for the project sites (CNDDDB 2018);
- ▶ USFWS IPaC automatically generated list of Federal Endangered and Threatened Species that occur in or may occur within the project sites;
- ▶ USFWS National Wetlands Inventory (USFWS 2018);
- ▶ California Native Plant Society (CNPS) Inventory of Rare and Endangered Plants (online edition, v8-03) (CNPS 2018); and
- ▶ *Tuolumne County Wildlife Handbook* (Tuolumne County 1987).

The findings in this study were used to prepare the Environmental Assessment Worksheets and this analysis. The complete report is included as in Attachment A4 of Appendix A.

Cultural Resources Inventory: Under contract to Ascent Environmental, NIC prepared a Sacred Lands File search, pedestrian survey of the APE, and a projects effects assessment. NIC conducted tribal and SHPO consultation in accordance with Section 106 requirements. The methodology employed for identification of historic properties included records searches conducted with the CCIC on August 24, 2018 by Elizabeth Greathouse, Coordinator with NIC and the NAHC on August 30, 2018 by Sharaya Souza, Staff Services Analyst, with NIC, a systematic pedestrian survey within the APE conducted by Douglas Boucher, Archaeologist with NIC, on September 5th and 6th, 2018, historical background research, geomorphic research on the sensitivity of the APE for discovery of buried archaeological resources, and a cultural resources inventory report and related project effects assessment. All findings and documentation are provided in Attachment A7 of Appendix A.

Traffic Impact Study: Wood Rodgers, under contract to Ascent Environmental, prepared a traffic impact study (TIS) for the project. In accordance with Tuolumne County guidance (Guide of the Preparation of County of Tuolumne Traffic Impact Studies), a full TIS including intersection analysis was not required because the project would generate fewer than 50 peak-hour trips. The TIS is included in Appendix D.

3.2 FIELD INSPECTION

As discussed above in Section 3.1, "Additional Studies Performed," a field inspection was conducted as part of the Biological Constraints Analysis and the Cultural Inventory Report.

3.3 LIST OF SOURCES, AGENCIES, AND PERSONS CONSULTED

[40 CFR 1508.9(b)]:

National Park Service U.S. Department of the Interior
 U.S. Department of Homeland Security, Federal Emergency Management Agency
 U.S. Environmental Protection Agency
 U.S. Department of Housing and Urban Development
 California Department of Conservation
 California Department of Housing and Community Development
 Tuolumne County
 U.S. Fish and Wildlife Service
 Tuolumne Utilities District
 Tuolumne City Sanitary District
 State Historic Preservation Officer
 Native American Heritage Commission
 Central California Information Center
 Chicken Ranch Rancheria of Me-Wuk
 Tuolumne Band of Me-Wuk

3.4 LIST OF PERMITS OBTAINED

No permits were obtained at the time of this analysis.

3.5 PUBLIC OUTREACH

[24 CFR 50.23 & 58.43]

The primary goal of the Community Resilience Center component of the NRDC program is to design and construct at least one community resilience center that is founded on community outreach and Board of Supervisors direction to recognize services included in the final design and operation of the center.

To conduct public outreach, Tuolumne County formulated an Advisory Team, a Community Stakeholder Advisory Committee, and an Operational Stakeholder Advisory Committee. The Advisory Team was structured to provide high-

level oversight and guidance during the public outreach process and was led by Tuolumne County. The Community Stakeholder Advisory Committee represented the geographic area in which the community center would be located and/or agencies that provide or assist in the provision of services throughout the County. The purpose of this committee was to confirm that the proposed services desired by the community were communicated to the designers and the Advisory Team. In addition, the Operational Stakeholders Advisory Committee consisted of representatives from various agencies that may partner in providing services and programs at the community resilience center.

Tuolumne County held three public meetings at which the public was invited to participate in the collaborative process to determine the type and number of spaces needed both inside and outside of the proposed facility.

On September 20, 2017, the Community Stakeholders met in Sonora to initiate the process and dialogue on this unique project type. The meeting provided general background information on the grant, process, and desired elements of the center. The community members were asked to provide their opinions regarding the goals, intended uses, and long-term outcomes of the new center. Individual comments were recorded, and discussions proceeded.

On October 5, 2017, the Operational and Community Stakeholders collectively met to continue dialogue on the vision and potential for the center. The purpose of this meeting was to update potential service providers on what this project could be, types of functional spaces that may be provided, and relevant items to support offered programs. Stakeholders were asked to provide input on the types of features and amenities they would need to support the programs they offered.

3.5.1 Groveland Community Meeting

On October 17, 2017, a meeting was held in Groveland to solicit input on what a community resilience center could mean in this community. The purpose was to encourage the community to identify programmatic needs and required functional operations that would support the individuals and organizations that serve Groveland. The task was to narrow down and prioritize the desired uses of the indoor and outdoor spaces.

3.5.2 Tuolumne Community Meeting

On October 2, 2017, a meeting was held in Tuolumne to solicit input on what a community resilience center could mean in this community. The purpose was to encourage the community to identify programmatic needs and required functional operations that would support the individuals and organizations that serve Groveland. The task was to narrow down and prioritize the desired uses of the indoor and outdoor spaces.

3.5.3 Final Meeting

On November 14, 2017, a larger meeting was held in Sonora to review outcomes of previous meetings. The goal was to determine the full buildout plans for the community center. Open dialogue between the design team and the community participants discussed the scope of the project and the various potential uses that could occur. Community feedback was documents in the *Tuolumne County Community Resilience Center Program Report* (Lionakis 2017).

3.6 CUMULATIVE IMPACT ANALYSIS

[24 CFR 58.32]

As discussed throughout this Environmental Assessment, all potentially significant impacts would be reduced to less-than-significant levels with mitigation. In addition, potential impacts related to air quality, biological resources, and historic/cultural resources discussed above would result from temporary construction activities and would be limited to the immediate project site, and therefore, would not combine with impacts from other past, present, and probable future development. Operation of the project would be limited to serving the local community and would not induce

growth or additional development in the area. The project's potential contribution to significant cumulative impacts would not be considerable and this impact would be less than significant.

3.7 ALTERNATIVES CONSIDERED

(Identify other reasonable courses of action that were considered and not selected, such as other sites, design modifications, or other uses of the subject site. Describe the benefits and adverse impacts to the human environment of each alternative and the reasons for rejecting it). [24 CFR 58.40(e); 40 CFR 1508.9]

Tuolumne County was awarded funding through the NDRC, designed to provide grants to communities to rebuild in more resilience way following major disaster (e.g., wildfire, flood). The funding source is specific to the disaster for which the community is recovering from, in this case, the Rim Fire. As such, there is no alternative to the development of a community resilience center under this funding source. Nonetheless, in addition to the proposed project site, four additional properties within Tuolumne were considered.

- ▶ Pluim Property 1, Terrace Drive/Tuolumne Road (APN 056-038-008); and
- ▶ Pluim Property 2, 14970 Camage Avenue (APN 061-150-009).

Although both properties were adequate in size, the property on Terrace Drive and Tuolumne Road is located outside of the Rim Fire Evacuation zone, which is a specific requirement for constructing the community resilience center under the NDRC program. The other property on Camage Avenue was available for above market value and it was determined beyond the scope of the budget for completing the project with the allocated grant funds.

3.8 NO ACTION ALTERNATIVE

[24 CFR 58.40(e)] (Discuss the benefits and adverse impacts to the human environment of not implementing the preferred alternative).

There are no benefits to the physical or human environment by taking no federal action for this proposal. If no funding is provided, the new community resilience center would not be constructed. The project site would likely remain undeveloped and the community would not benefit from the amenities that would be provided by the proposed community resilience center. The added benefit of educational facilities, shelter space, and community gathering center would not occur. The no action alternative would not include any development and no temporary construction activities would occur. Approval of the no action alternative would not result in any benefits to the community and would not meet the purpose and need of the proposal.

3.9 SUMMARY OF FINDINGS AND CONCLUSIONS

The following provides a summary of the mitigation measures adopted by the Responsible Entity to reduce, avoid, or eliminate adverse environmental impacts and to avoid non-compliance or non-conformance with the above-listed authorities and factors. These measures/conditions must be incorporated into the project conditions of approvals and the staff responsible for implementing and monitoring the mitigation measures should be clearly identified in the mitigation plan.

3.9.1 Mitigation Measures and Conditions

[40 CFR 1505.2©]

Law, Authority, or Factor	Mitigation Measure
<p>Clean Air Act, as amended, particularly section 176(c) & (d); 40 CFR Parts 6, 51, 93</p>	<p>Mitigation Measure 1: Implement Dust Control Measures The construction contractor shall comply with the following measures during site preparation/grading activities:</p> <ul style="list-style-type: none"> ▶ Water all exposed surfaces two times daily, or at a minimum to retain surface moisture and suppress dust. Exposed surfaces include, but are not limited to soil piles, graded areas, unpaved parking areas, staging areas, and access roads. ▶ Cover or maintain at least two feet of free board space on haul trucks transporting soil, sand, or other loose material on the site. Any haul trucks that would be traveling along freeways or major roadways shall be covered. ▶ Remove visible trackout mud or dirt onto adjacent public roads at least once a day using, for example, power vacuum street sweepers or other methods approved by the air district and county. Use of dry power sweeping is prohibited.
<p>Environmental Assessment Factor Vegetation and Wildlife</p>	<p>Mitigation Measure 2: Minimize Disturbance to Potential Nesting Birds During Construction To minimize potential disturbance to nesting birds, project activities, including site preparation and grading, shall occur during the non-breeding season (September 15 – February 13) unless it is not feasible to do so, in which case the following measures shall apply. Although the project site does not provide suitable nesting habitat, the adjacent riparian area may provide suitable nesting habitat and activities within the project site may affect nesting birds if present.</p> <ul style="list-style-type: none"> ▶ If construction activity is scheduled to occur during the nesting season (February 14 to September 14), a qualified biologist shall conduct preconstruction surveys to identify active nests within 500 feet of the project site that could be affected by project construction. The surveys shall be conducted before the approval of grading and/or improvement plans (as applicable) and no less than 14 days and no more than 30 days before the beginning of construction in a particular area. If no nests are found, no further mitigation is required. ▶ If active nests are found, impacts on nesting native birds shall be avoided by establishment of appropriate buffers around the nests. No project activity shall commence within the buffer area until a qualified biologist confirms that any young have fledged, or the nest is no longer active. A 500-foot buffer around raptor nests and a 35-foot buffer around other native bird nests are generally adequate to protect them from disturbance, but the size of the buffer may be adjusted by a qualified biologist in consultation with CDFW depending on species and site-specific conditions. If construction cannot be delayed within the buffer area, a qualified biologist will monitor active nest site during construction to determine whether the nesting pair shows signs of disturbance in response to construction activities; if nesting pairs show signs of disturbance, construction will cease within the non-disturbance zones until hatchlings successfully fledge.

National Historic Preservation Act of 1966, particularly sections 106 and 110; 36 CFR Part 800

Mitigation Measure 3: Inadvertent Discovery of Historical and Archaeological Resources

In the unlikely event that buried cultural deposits (e.g., prehistoric stone tools, milling stones, historic glass bottles, foundations, cellars, privy pits) are encountered during project implementation, all ground-disturbing activity within 100 feet of the resources shall be halted and a qualified professional archaeologist (36 Code of Federal Regulations [CFR] 61) shall be notified immediately and retained to assess the significance of the find. Construction activities could continue in other areas. If the find is determined to be significant by the qualified archaeologist (i.e., because it is determined to constitute either a historical resource or a unique archaeological resource), the archaeologist shall develop appropriate procedures to protect the integrity of the resource and ensure that no additional resources are affected. Procedures could include but would not necessarily be limited to preservation in place, archival research, subsurface testing, or contiguous block unit excavation and data recovery.

Mitigation Measure 4: Inadvertent Discovery of Human Remains

In accordance with the California Health and Safety Code (CHSC), Section 7050.5, and the Public Resources Code (PRC) 5097.98, regarding the discovery of human remains, if any such finds are encountered during project construction, all work within the vicinity of the find shall cease immediately, a 100-foot-wide buffer surrounding the discovery shall be established, and the County shall be immediately notified. The County coroner shall be contacted immediately to examine and evaluate the find. If the coroner determines that the remains are not recent and are of Native American descent, the Coroner will notify the Native American Heritage Commission, which will determine and notify a Most Likely Descendent (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.

4 REFERENCES

- Bonillo, Brenda. Tuolumne City Sanitary District, Tuolumne, California. November 1, 2018—telephone conversation with Kirsten Burrowes of Ascent Environmental regarding wastewater infrastructure and services within the community.
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- California Natural Diversity Database. 2018. Rarefind 4. Commercial Version dated August 3, 2018. An Online Subscription Database Application for the Use of the California Department of Fish and Game's Natural Diversity Database. California Natural Heritage Division, California Department of Fish and Game, Sacramento, CA. Accessed August 23, 2018.
- CNDDDB. *See* California Natural Diversity Database.
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