2.0 CHANGES TO THE DRAFT EIR

INTRODUCTION

This chapter presents minor corrections and revisions made to the Draft EIR initiated by the public, the Lead Agency, and/or consultants based on their on-going review. New text is indicated in underline and text to be deleted is reflected by a strike through unless otherwise noted in the introduction preceding the text change (extensive edits have been included without underline and strikeout for clarity). Text changes are presented in the page order in which they appear in the Draft EIR.

Chapter 1, Introduction

The second bulleted item on page 1-4 of the Draft EIR is amended as follows:

- **National Pollutant Discharge Elimination System** Permit Modification (Regional Water Quality Control Board)

  Expansion of treatment capacity of the PGWWTP beyond that planned for in the 1996 Wastewater Master Plan EIR would require modification to the PGWWTP's NPDES permit to accommodate additional effluent discharges to Pleasant Grove Creek. Such modification would require approval by the Central Valley Regional Water Quality Control Board. If any modifications to the National Pollutant Discharge Elimination System (NPDES) Permit are required, the WWTP operator would address modifying the allowable discharge amounts. Additional environmental review may be required as part of the approval process. The ability to treat wastewater flow from the Plan Area is contingent upon receiving this discharge permit from the RWQCB.

The fifth bulleted item on page 1-5 of the Draft EIR is revised as follows:

- **Public Water System Wells** (Placer County Water Agency, California Department of Public Health ~~Services~~ (CDPH), and Placer County Division of Environmental Health Services)

  The project includes the use of groundwater wells for water supply. The Placer County Division of Environmental Health Services would be responsible for issuing well construction permits for the public water system wells. The ~~California Department of Health Services (DHS)~~ CDPH is responsible for implementing the federal Safe Drinking Water Act of 1974 and its updates, as well as California statutes and regulations related to drinking water. As part of their efforts, the ~~DHS~~ CDPH inspects and provides regulatory oversight for public water systems within California.

Chapter 2, Project Description

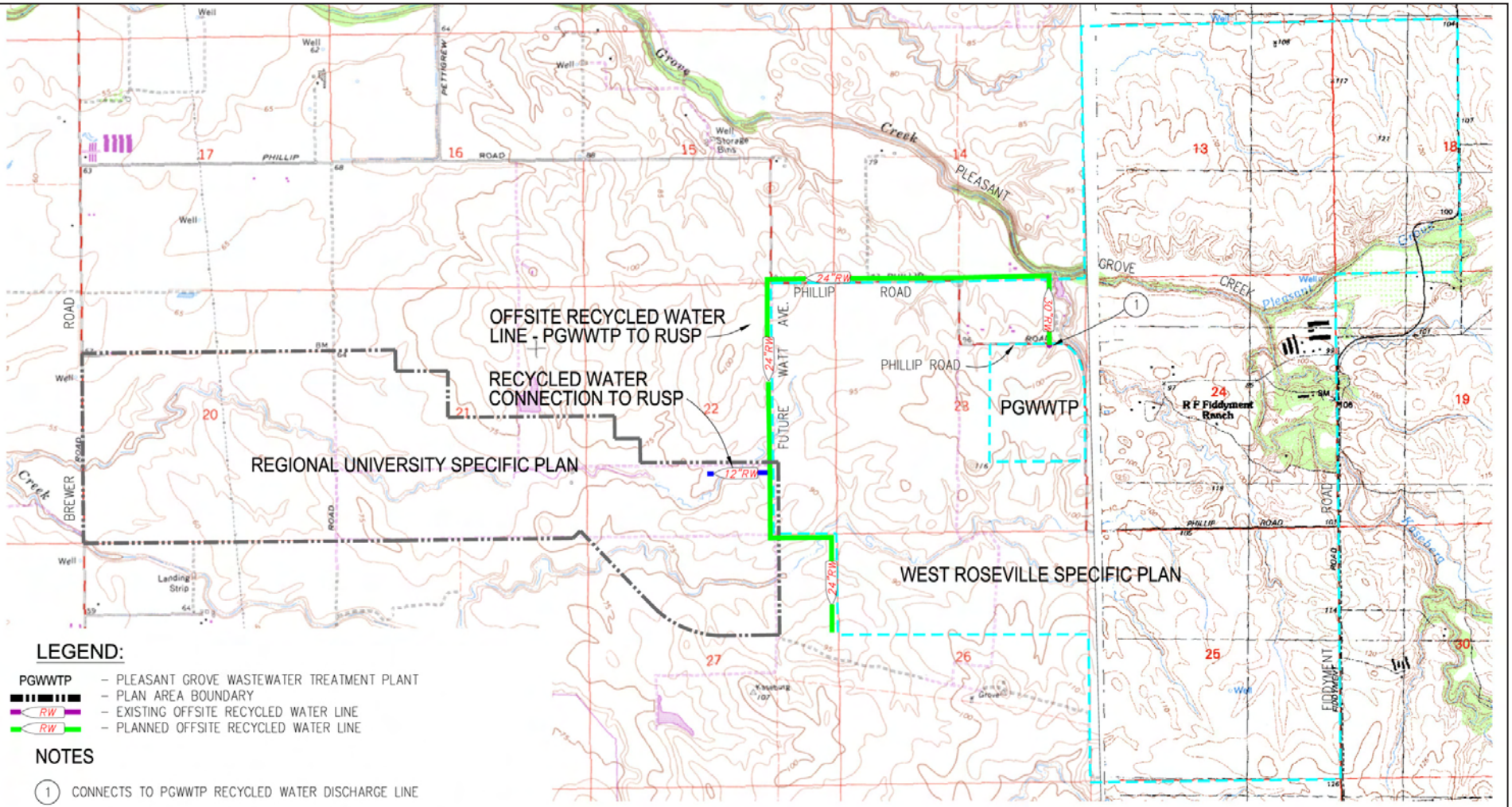
Figure 2-8a is added following page 2-27 of the Draft EIR to identify the location of off-site recycled water infrastructure.

The third paragraph on page 2-28 is revised as follows:

> The build-out demand for the Plan Area would be 3,220 afy, which includes 772 afy of public-area irrigation demand. Approximately 650 afy of this irrigation demand could be served by recycled water from the PGWWTP. The City of Roseville has indicated that the amount of recycled water that would be generally made available to the proposed project would be based upon the average dry weather flow of wastewater from the proposed project. The 650 afy figure, therefore, assumes the peak day irrigation demand served by recycled water would be limited by the average dry weather flow of wastewater from the proposed project, which was determined to be 650 afy. The build-out demand for potable water and supplemental water sources, including the 120 afy needed to supplement the recycled water supply, would be 2,570 afy. Voluntary conservation measures could lead to a five percent reduction in the demand for potable water during dry and critical years.

The third, fourth, and fifth paragraphs on page 2-42 are revised as follows:

> ~~Infrastructure requirements for *each phase* of development include all on-site backbone infrastructure and off-site facilities necessary for each phase to proceed. Included are roadway, sewer, water, recycled water, storm drainage, dry utility, parks, school, open space, and other facilities and improvements. Improvement plans for any tract or commercial parcel in a phase will be approved only after the backbone improvement plans for that phase are approved, secured subject to a Deferred Improvement Agreement, and are under contract for construction. Construction of onsite improvements may proceed concurrently with the construction of the backbone infrastructure for that phase. In the case of residential subdivisions, building permits may be issued prior to the acceptance of the improvements by the County as provided in Section 15.04.060 of the County Code subject to conditions outlined in Section 15.04.060B through G. In the case of commercial developments, following County practice, occupancy would not be granted until the site improvements and the backbone infrastructure the phase containing the site are accepted as complete.~~
>
> ~~Community-level infrastructure facilities would be required to be constructed by phase to support the build-out of the Plan Area. Because the infrastructure would be phased, the opportunity would exist for any or all parcels within that phase to move forward in any sequence, subject to tentative map and/or site plan review and approval by the County. All in-tract roadway improvements, open space, recreational improvements, sewer, storm drain, water, recycled water, and dry utilities within specific parcels would be installed as part of individual project tract improvements.~~
>
> ~~The University could initiate on-site development in Phase 2; however, the build out of the University is anticipated to occur during and beyond the completion of the second phase of the Community development. The backbone sewer, recycled water, and storm drainage system within the University would be privately funded, owned and operated, and would not be included in the phasing of facilities.~~
>
> Infrastructure development shall be governed by the Regional University Specific Plan Infrastructure Plan, described below:



Source: West Yost Associates, 2008.

FIGURE **2-8A**

Offsite Recycled Water Pipeline Alignment

Overview

The Regional University Specific Plan provides for a "Backbone Infrastructure" system of road and utility improvements to serve each parcel within the Plan Area. The system includes Plan Area and offsite roadway, grading, potable water, recycled water, sanitary sewer, drainage, and dry utility improvements.

The Regional University Infrastructure Plan provides a framework that allows the individual development of each parcel, excepting public service and park parcels, within the RUSP. Any parcel designated for residential, commercial, school, or university land use may be developed by the respective parcel owner provided the required infrastructure is designed, permitted, and constructed in accordance with this Infrastructure Plan.

The Backbone Infrastructure system has been divided into three categories, Common Infrastructure, Parcel Specific Infrastructure, and Performance Driven Infrastructure, to facilitate the process of establishing infrastructure improvements required for development of individual parcels.

Common Infrastructure is infrastructure that is required to be constructed by any parcel that elects to begin development. Parcel Specific Infrastructure is infrastructure required to be constructed for development of a particular parcel. Performance Driven Infrastructure is infrastructure required to be constructed based on timing triggers related to overall development within the Plan Area.

The infrastructure improvements required for initial development of any individual parcel within the RUSP consist of the combination of the Common Infrastructure and the Parcel Specific Infrastructure attributable to the respective parcel. After the development of the first parcel, or first group of parcels, the improvements required for development of a parcel within the RUSP will consist of the combination of the Parcel Specific Infrastructure attributable to the respective parcel and any Performance Driven infrastructure triggered by the overall development status within the Plan Area.

The Infrastructure Plan does not address requirements for construction of onsite Subdivision/Discretionary Permit infrastructure within individual parcel boundaries. The Infrastructure Plan does require that approval of parcel specific onsite improvement plans not occur prior to approval of all Backbone Infrastructure plans for the respective parcel.

Additional information regarding the planned infrastructure can be found in the following documents prepared for the Regional University Specific Plan:

- Water Master Plan for the Regional University Specific Plan, prepared by West Yost Associates, dated December 6, 2007.
- Recycled Water Master Plan for the Regional University Specific Plan, prepared by West Yost Associates, dated December 6, 2007.
- Regional University Specific Plan Sewer Master Plan, prepared by MacKay & Somps Civil Engineers, dated November 2, 2007.
- Regional University Specific Plan Preliminary Drainage Master Plan prepared by Civil Engineering Solutions, Inc., dated November 2007.
- Regional University Development Standards and Design Guidelines, prepared by Jacobs Engineering, dated December 12, 2007.

- Regional University Specific Plan, prepared by G.c. Wallace of California, Inc., dated December 10, 2007.
- Development Agreement by and Between the County of Placer and Angelo K. Tsakopoulos, William C. Cummings, and Placer 2780 Relative to the Regional University Specific Plan.

Description of Infrastructure Improvements

The infrastructure improvements include roads, potable water, recycled water, sanitary sewer, grading, drainage, and dry utility improvements.

Road improvements include: roadway grading; surface improvements including curb, gutter, pavement, signage, street lights, traffic signals, roundabouts, sidewalks, parallel multi-use trails, and landscaping and irrigation (when required adjacent to arterial streets).

Road sections shall be constructed in conformance with the typical sections shown in the Regional University Development Standards and Design Guidelines. Road sections shall include the construction of all hardscape improvements as shown in the typical sections, including sidewalks and trails, unless otherwise noted in the infrastructure matrices.

Road improvements also include all wet utility systems (sanitary sewer, potable water, recycled water, storm drain, and appurtenances) and dry utility systems (electric, telephone, natural gas, cable 5 television, broadband, and appurtenances) to be installed within a road segment right-of-way or adjacent public utility easement.

Landscaping and irrigation improvements are required with initial construction of arterial streets, except for the offsite portion of Watt Avenue between Base Line Road and University Boulevard. Arterial streets will have landscape and irrigation improvements in medians and between the back of curb and sidewalk, or between the back of curb and property line on the south side of University Boulevard between Watt Avenue and 8th Street. If the land use adjacent to an arterial street is Open Space, landscape and irrigation improvements will also be initially installed between the sidewalk and Open Space boundary. If the land use adjacent to the arterial street is any use other than Open Space, the landscape improvements between the side walk and adjacent parcel boundary will be deferred until development of the adjacent parcel.

Landscaping and irrigation improvements are not required with the initial construction of collector streets, except for 8th Street which will have median landscape improvements.

- Grading improvements include: channel excavation, including storm water quality basins and open space grading; mass grading, including excavation and fill placement; and sedimentation and erosion control.
- Sanitary sewer improvements include: gravity sewer pipe lines and appurtenances including manholes and service stubs; temporary and permanent sewer force mains and appurtenances; temporary and permanent sewer lift stations with appurtenances (including water, electric, and telephone service), and surface improvements; sewer access roads; sanitary sewer right-of-way dedication and PUE's as required.

- Potable water improvements include: pressure pipe systems and appurtenances including valves, fire hydrants, blow-offs, air and vacuum release valves, service stubs, and services; well including well site appurtenances and surface improvements; booster pump station; hydropneumatic tank system; emergency generator; storage reservoir including appurtenances and surface improvements; and SCADA systems
- Drainage improvements include: cross culverts, arch pipes, inlet structures, outlet structures, piped storm drain collection systems and appurtenances including drop inlets, manholes, and water quality facilities.
- Recycled water improvements include: pressure pipe systems and appurtenances; booster pump station; emergency generator; hydropneumatic tank system; SCADA system; storage reservoir including appurtenances and surface improvements.
- Dry utility improvements include: conduit, piping, substructures and appurtenances for electric, telephone, natural gas, cable television, broadband, streetlight systems, and traffic signal systems.

Common Infrastructure

Common Infrastructure consists of road, grading, sanitary sewer, potable water, drainage, recycled water, and dry utility improvements that must be designed, permitted, and constructed by any parcel that initiates development within the RUSP.

Parcel Specific Infrastructure

Parcel Specific Infrastructure consists of the road, grading, sanitary sewer, potable water, drainage, recycled water, and dry utility improvements required for development of each particular parcel within the RUSP. In addition to Common Infrastructure improvements, each developer is responsible for the design, permitting, and construction of a set of improvements attributable to the developer's individual parcel.

Performance Driven Infrastructure

Performance Driven Infrastructure consists of road, grading, sanitary sewer, potable water, drainage, recycled water, and dry utility improvements that are required to be designed, permitted, and constructed based on timing requirements or cumulative building permit triggers related to the ongoing development within the Plan Area.

Individual Parcel Infrastructure Requirements

Each individual parcel developer will be required to design, permit, and construct a set of Parcel Specific Infrastructure improvements and may be required to install Performance Driven Infrastructure if trigger thresholds are exceeded. The initial RUSP parcel developer will also be required to design, permit, and construct Common Infrastructure improvements.

Separate roadway, sanitary sewer, potable water, storm drain, and recycled water infrastructure requirement exhibits have been prepared for each parcel.

Each exhibit has been prepared to reflect the infrastructure requirements for the parcel if the parcel was the first to be developed. Parcels developed after the initial parcel would

only be responsible for construction of the Parcel Specific Infrastructure components shown in the exhibits.

The Infrastructure Plan was prepared to provide guidelines for the development of parcels within the RUSP. The intent of the Plan is to provide as complete a description as possible of infrastructure requirements based on current conditions. However, should conditions change and the plan require modification, the "Development Agreement by and Between the County of Placer and Angelo K. Tsakopoulos, William C. Cummings, and Placer 2780 Relative to the Regional University Specific Plan" provides provisions for modification. The Development Agreement should be consulted for specific information regarding the process for modification.

The sixth bulleted item on page 2-50 of the Draft EIR is revised as follows:

- **Public Water System Wells**

  The project includes the use of groundwater wells for water supply. The Placer County Division of Environmental Health Services would be responsible for issuing well construction permits for the public water system wells. The California Department of Public Health ~~Services (DHS)~~ (CDPH) is responsible for implementing the federal Safe Drinking Water Act of 1974 and its updates, as well as California statutes and regulations related to drinking water. As part of their efforts, the DHS inspects and provides regulatory oversight for public water systems within California.

Chapter 3, Summary

A portion of Mitigation Measure 6.12-1(6) was inadvertently omitted from the Summary Table on page 3-75 of the Draft EIR. The text shown in section 6.12, Transportation and Circulation, is added to the Summary table on page 3-75 as follows:

The payment of impact fees to Placer County in amounts that constitute the Project's fair share contributions to the construction of transportation facilities and/or improvements within the City of Roseville, Sacramento County, and/or Sutter County needed in whole or in part because of the Project, to be made available to the City of Roseville, Sacramento County, and/or Sutter County, if and when those jurisdictions and Placer County enter into an enforceable agreement consistent with Placer County General Plan policy 3.A.15(c). At the time of issuance of building permits for individual development projects within the Plan Area, the County shall collect fair share fee payments for improvements or facilities addressed by its CIP as it exists at that time.

Changes to mitigation measures, shown below in changes to the technical sections of the EIR are also incorporated into Table 3-1, Summary of Impacts and Mitigation Measures, where appropriate.

Section 6.2, Agricultural Resources

The following changes have been made to the Agricultural Resources section to remove acreages associated with an off-site wastewater treatment plant that was previously being considered by the project applicant. Table 6.2-1 on page 6.2-2 has been revised as shown.

TABLE 6.2-1

FARMLAND MAPPING AND MONITORING PROGRAM FARMLAND CLASSIFICATIONS WITHIN THE REGIONAL UNIVERSITY SPECIFIC PLAN AREA AND OFF-SITE STUDY AREAS

Land Classification	Definition	Acres within Plan Area[1]	Acres Within Off-site Study Areas[2]
Prime Farmland	Prime Farmland generally consists of Class I and II soils. They have the soil quality, growing season, and moisture supply needed to produce sustained high yields of crops when treated and managed, including water management, according to current farming methods.	-	-
Farmland of Statewide Importance	Similar to Prime Farmland but with some minor differences, such as greater slopes or less ability to store soil moisture. The land must have been used for irrigated agricultural production some time during the four years prior to the mapping date.	74.7	~~2.5~~ 1.5
Unique Farmland	Farmland that is not classified as prime or of statewide importance, which produces one of California's 40 leading economic crops, such as grapes, artichokes, avocados, and dates. Soil characteristics and irrigation are not considered.	564.1	~~854.1~~ 62.9
Farmland of Local Importance	Land other than Unique Farmland, which may be important to the local economy due to its productivity or value. Determined by each county's board of supervisors and a local advisory committee. In Placer County, Farmland of Local Importance is defined as: Farmlands not covered by the categories of Prime, Statewide, or Unique. They include lands zoned for agriculture by County Ordinance and the California Land Conservation Act as well as dry farmed lands, irrigated pasture lands, and other agricultural lands of significant economic importance to the County and include lands that have a potential for irrigation from Placer County water supplies.	518.5	~~480.2~~ 477.5
Grazing Land	Land on which the existing vegetation is suited to the grazing of livestock. The minimum mapping unit for Grazing Land is 40 acres.	-	-
Urban and Built-up Land	Land occupied by structures with a building density of at least 1 unit to 1.5 acres, or approximately 6 structures to a 10-acre parcel. Common examples include residential, industrial, commercial, institutional facilities, cemeteries, airports, golf courses, sanitary landfills, sewage treatment, and water control structures.	-	-
Other Land	Land not included in any other mapping category. Examples of land classified as Other Land include low density rural developments; timber, wetland, and riparian areas not suitable for livestock grazing; confined livestock, poultry or aquaculture facilities; strip mines, borrow pits; and water bodies smaller than forty acres. Vacant and nonagricultural land surrounded on all sides by urban development and greater than 40 acres is also mapped as Other Land.	-	-
	Total	1,157.3	1,336.8

Notes:
1. Acreages may not exactly match numbers in text due to rounding.
2. Acreages represent study area acreage, not the area of impact.

Source: California Department of Conservation, California Farmland Conversion Report 1998-2000, page 5. Acreages from Foothill Associates, 2006.

Table 6.2-2 on page 6.2-4 has been revised as follows.

TABLE 6.2-2

SOIL CLASSIFICATION RATINGS WITHIN THE REGIONAL UNIVERSITY SPECIFIC PLAN AREA AND OFF-SITE STUDY AREAS

Class	Description	Acres within Plan Area[1]	Acres Within Off-site Study Areas[2]
Class I	soils have few limitations that restrict their use.	-	-
Class II	soils have moderate limitation that reduce the choice of plants or that require moderate conservation practices.	-	-
Class III	soils have severe limitation that reduce the choice of plants, require special conservation practices or both.	154.7	~~66.3~~65.4
Class IV	soils have very severe limitations that reduce the choice of plants, require very careful management, or both.	~~852.2~~1,002.4	~~1162.2~~476.5
Class V	soils are not likely to erode but have other limitations, impractical to remove, that limit their use ~~largely to pasture, range, woodland, or wildlife~~.	-	-
Class VI	soils have severe limitations that make them generally ~~unsuited to~~ unsuitable for cultivation ~~and that restrict their use largely to pasture or range, woodland, or wildlife~~.	-	-
Class VII	soils have very severe limitations that make them ~~unsuited to~~ unsuitable for cultivation ~~and that restrict their use largely to pasture or range, woodland, or wildlife~~.	-	-
Class VIII	soils and landforms have limitations that preclude their use for commercial cultivation ~~plants and restrict their use to recreation, wildlife, or water supply, or to aesthetic purposes~~.	~~150.2~~	~~107.7~~
	Total	1,157.1	~~1,336.2~~541.9

Notes:
1. Acreages may not exactly match numbers in text due to rounding.
2. Acreages represent study area acreage, not the area of impact.
Source: Acreages provided by Foothill Associates, ~~2006~~ 2008. United States Department of Agriculture Soil Conservation Service~~, Soil Survey of Merced County, California, Issued June 1972~~Soil Survey of Placer County, Western Part July 1980.

The second and third paragraphs on page 6.2-6 have been revised and replaced with the following text.

> Within the 473-acre study area for the Watt Avenue extension, construction would impact ~~disturb~~ approximately 35~~42.5~~ acres of land classified predominately as Farmland of Local Importance under the FMMP.
>
> In total, approximately 51.5~~118.5~~ acres of agricultural land would be converted for off-site infrastructure (35~~49.5~~ acres for the Watt Avenue extension, ~~20 acres for the detention/retention basin, and 49 acres for infrastructure alignments and~~ 16.5 acres for off-site grading). Soils in the areas proposed for off-site infrastructure are Class III~~,~~ and IV ~~and VIII~~, which have severe limitations for agricultural production.

The last paragraph on page 6.2-12 has been revised and replaced with the following text.

> According to the most recent information from the FMMP, the approximately 1,157.5-acre RUSP project site contains 518.5 acres of Farmland of Local Importance, 564.1 acres of Unique Farmland, and 74.7 acres of Farmland of Statewide Importance. The project site includes approximately 183.5 acres of land that contains natural and created wetlands that support no agricultural uses. Nonetheless, this land has been classified by the State of California as Important Farmland.

The third sentence in the first paragraph in Impact 6.2-3 is changed as follows:

> The proposed project would convert land currently designated for agricultural uses in the County General Plan and zoning ordinance ~~farmland~~ to develop a university campus and mixed use community and associated off-site infrastructure ~~on land currently designated for agricultural uses in the County General Plan and zoning ordinance~~.

The second paragraph on page 6.2-19 has been revised and replaced with the following text.

> Development of the RUSP project site plus areas proposed for off-site infrastructure would result in the conversion of approximately ~~1,207.5~~1,024 acres of Important Farmlands, as defined by the CDC to non-agricultural uses. ~~Although approximately 1,024 acres of that total is currently used for agricultural purposes, farmland~~ Farmland within the County is recognized by the Placer County Agriculture Department as critical to the shrinking agricultural land base in Placer County.

Section 6.3, Air Quality

Table 6.3-3 on page 6.3-6 has been revised and has been replaced in its entirety by the following.

TABLE 6.3-3

2006 ESTIMATED ANNUAL EMISSIONS SUMMARY FOR PLACER COUNTY (TONS/DAY)

Source Category	ROG	CO	NO_x	PM_{10}	$PM_{2.5}$
Stationary Sources					
Fuel Combustion	0.4	2.0	3.2	0.3	0.3
Waste Disposal	0.1	-	-	-	-
Cleaning and Surface Coatings	1.6	-	-	-	-
Petroleum Production and Marketing	0.7	-	-	-	-
Industrial Processes	1.6	0.2	0.1	1.5	0.7
Total Stationary Sources	4.4	2.2	3.3	1.8	1.0
Area-Wide Sources					
Solvent Evaporation	3.2	-	-	-	-
Miscellaneous Processes	3.5	46.9	1.1	22.5	7.1
Total Area-Wide Sources	6.7	46.9	1.1	22.5	7.1
Mobile Sources					
On-Road Vehicles	6.8	62.7	19.5	0.9	0.7
Other Mobile	8.5	46.2	9.3	0.6	0.5
Total Mobile Sources	15.2	109.0	28.8	1.5	1.2
Total Stationary, Areawide, Mobile	**26.4**	**158.1**	**33.1**	**25.8**	**9.3**
Total Natural Sources	35.9	34.4	1.0	3.5	2.9
Total All Sources	**62.3**	**192.5**	**34.2**	**29.3**	**12.3**

Source: California Air Resources Board. www.arb.ca.gov/ app/emsinv/emssumcat.php, March 2008.

The first paragraph on page 6.3-6 has been replaced in its entirety with the following text.

Local Pollutant Concentrations

> The CARB collects ambient air quality data through a network of air monitoring stations throughout the state. These data are summarized annually and are published in the CARB's California Air Quality Data Summaries. The closest monitoring station to the proposed project site is the Roseville/North-Sunrise Boulevard station located in the City of Roseville. Table 6.3-4 lists the ambient pollutant concentrations that have been measured at the

Roseville/North-Sunrise Boulevard Monitoring Station through the period of 2004 to 2006, including the highest measured concentration for each year and number of days that level exceeded state and/or federal ambient standards.

Table 6.3-4 on page 6.3-7 has been replaced with the following table.

TABLE 6.3-4

SUMMARY OF AIR POLLUTANT DATA FROM ROSEVILLE – N SUNRISE BLVD. STATION (COMPARED TO FEDERAL AND STATE STANDARDS)

Pollutant	2004	2005	2006
OZONE (1-hour)			
Highest 1-hour (ppm)	0.106	0.118	0.121
Days>0.125 ppm (Fed)	0	0	0
Days>0.09 ppm (Cal)	5	13	16
OZONE (8-hour)			
Highest 8-hour (ppm)	0.085	0.106	0.097
Days>0.08 (Fed)	1	9	9
CARBON MONOXIDE			
Highest 8-hour (ppm)	1.93	1.27	ND
Days>=9.5 ppm (Fed)	0	0	ND
Days>=9.1 ppm (Cal)	0	0	ND
PARTICULATE MATTER (PM_{10})			
Highest 24-hour (ug/m^3)	43.0	58.0	55.0
Days>50 ug/m^3 (Cal)	0	0	0
Days>150 ug/m^3 (Fed)	0	1	1
PARTICULATE MATTER ($PM_{2.5}$)			
Highest 24-hour (ug/m^3)	32.0	59.2	54.7
Days>65 ug/m^3 (Fed and Cal)	0	0	0
NITROGEN DIOXIDE			
Highest 1-hour (ppm)	0.067	0.070	0.063
Days>.25 ppm (Cal)[1]	0	0	0

Notes:
ND – no data for 2006.
1. There is no federal standard for nitrogen dioxide.
Source: California Air Resources Board. Air Quality Data Statistics (www.arb.ca.gov/adam, March 2008).

The text describing the Methods of Analysis from page 6.3-14 has been revised as follows.

IMPACTS AND MITIGATION MEASURES

Methods of Analysis

The analysis in this section focuses on the nature and magnitude of the change in the air quality environment due to construction and operation of the proposed project. Air pollutant emissions associated with the project would result from construction activities, commercial activity, and increased traffic volumes. The net increase in emissions generated by these activities and other secondary sources have been estimated and compared to thresholds of significance established by the PCAPCD.

Construction Emissions

The project encompasses approximately 1,157.5 acres of undeveloped land. Clearing, grading, and building fabrication activities would all generate criteria pollutants. ~~To analyze impacts from construction, criteria air pollutant emissions were calculated by estimating the~~

~~equipment that would be used during the most intensive periods of clearing and grading, excavating, and constructing proposed structures.~~ Peak daily construction emissions ~~associated with these activities~~ were estimated using ~~emission factors from~~ the ~~URBEMIS 2002 version 8.7~~ URBEMIS 2007 emissions model developed for CARB and is provided by CARB to estimate emissions associated with land development projects in California. Emissions estimates were calculated for community and university construction.

Appendix C presents the detailed results (spreadsheets) of the construction criteria air pollutant emissions modeling, along with the specific construction and land development assumptions that were used for the proposed project. The assumptions (e.g., land use types and locations and amount of earth disturbance on a daily basis) are based on information on information provided by Placer County staff, and reflect what is reasonably expected to occur at the site. In the URBEMIS 2007 model, there are no differences in construction emissions depending on whether activity occurs in the summer or winter, as there is with operational emissions.

Criteria air pollutant emissions generated by construction of the proposed Watt Avenue extension were calculated using the SMAQMD Road Construction Emissions Model, Version 5.2. The detailed results are also provided in Appendix C, along with the assumptions.

Operational Emissions

Operational emissions refer to the emissions that would be generated during operation of the proposed project. In this case, the main source of operational criteria air pollutant emissions would be the vehicles that drive to and from the site, although emissions may also be generated by stationary sources associated with the commercial uses that would develop as part of the proposed project.

During the operational phase, ozone precursor emissions and carbon monoxide are the pollutants of primary concern. The PCAPCD specifies thresholds of significance for operational emissions of these pollutants.

The average daily emission factors for operational emissions of criteria pollutants were estimated using the ~~URBEMIS 2002 version 8.7~~ URBEMIS 2007 emissions model. For mobile source emissions, the daily trip generation rates used in the traffic study (please see Appendix ~~C~~ I) were input into the URBEMIS model. The trip generation rates reflect reductions for internalization of a certain percentage of trips. This assumption is applied in the URBEMIS 2007 model. Appendix C contains the model output and assumptions used in the URBEMIS 2007 software to estimate emissions. Operational emissions take into account both summer and winter conditions.

The air quality analysis was remodeled using the most recent software, URBEMIS 2007. Impacts 6.3-1 through 6.3-4, Mitigation Measures 6.3-1 through 6.3-4, and Tables 6.3-5 and 6.3-6 found on pages 6.3-17 through 6.3-24 are replaced in their entirety as follows.

Project-Specific Impacts and Mitigation Measures

6.3-1 The proposed project could generate PM_{10} through land-clearing and other earth-moving activities during construction.

Construction activity such as grading, trenching, and heavy equipment and vehicles traveling on exposed soils at the project site would produce PM_{10}, especially on windy days when the

fine soil on the graded site is blown up from the ground. The burning of fuel by construction equipment would also add to overall PM_{10} emissions. Table 6.3-5 shows the amount of PM_{10} that would be generated during project construction. The values for PM_{10} shown in Table 6.3-5 are mitigated emissions that are achieved by standard dust control methods, which are described under the "Mitigation Measure" heading, below.

During the first year of development, which would be when the most intense soil disturbance occurs, mitigated emissions would still exceed the PCAPCD's 82 pounds per day threshold for PM_{10}. Consequently, this would be a *significant impact*. .

Mitigation Measure

Many mitigation measures are available that can reduce the impact from land clearing activities. Some of these mitigation measures would provide a substantial reduction in PM_{10} emissions, while other measures would provide only slight PM_{10} reductions. Not all of the recommended measures can be quantified. Measures 6.3-1(a), (b), and (d) can be quantified in the URBEMIS 2007 program. Watering exposed surfaces can result in an approximately 55 percent reduction in emissions. The application of soil stabilizers reduces emissions by approximately 84 percent. Replacing ground cover helps reduce emissions by approximately 5 percent. Additionally, dust control methods used during equipment loading and unloading can reduce PM_{10} emissions by approximately 69 percent.

With the implementation of Mitigation Measure 6.3-1, the maximum daily PM_{10} emissions impact from grading activities would be reduced to approximately 230 pounds per day. This remains above PCAPCD threshold of significance; therefore, this impact, though substantially lessened by the mitigation measure set forth below, would remain a ***short-term significant and unavoidable impact***.

6.3-1 a) *Water exposed surfaces, as required, to control fugitive dust, including areas where soils are being loaded and/or unloaded;*

b) *Apply soil stabilizers to inactive areas;*

c) *Suspend grading operations when wind is sufficient to generate visible dust emissions crossing the boundary line of a project site, despite the application of dust mitigation measures;*

d) *Pave, use gravel cover, apply water three times daily, or spray a dust control agent on all unpaved haul roads;*

e) *In compliance with Rule 228, Fugitive Dust, all visible roadway dust tracked-out upon public paved roadways as a result of active operations shall be removed at the conclusion of each work day when active operations cease, or every twenty-four (24) hours for continuous operations. Wet sweeping or a HEPA filter equipped vacuum device shall be used for roadway dust removal;*

f) *Cover all trucks hauling soil, sand and other loose materials or ensure that all trucks hauling such materials maintain at least two feet of freeboard space;*

g) *Install sandbags or other erosion control measures to prevent silt runoff onto public roadways;*

h) *Unpaved areas subject to vehicle traffic must be stabilized by being kept wet, treated with a chemical dust suppressant, or covered;*

i) *Prior to groundbreaking, the applicant shall submit a Construction Emission/Dust Control Plan to PCAPCD for its review and approval. This plan must address the minimum Administrative Requirements found in section 400 of District Rule 228, Fugitive Dust. The applicant shall keep a hard or electronic copy of Rule 228, Fugitive Dust, on-site for reference. In addition, the applicant shall have a pre-construction meeting for grading activities on 20 or more acres to discuss the Construction Emission/Dust Control Plan. The applicant shall invite PCAPCD to this meeting;*

j) *The applicant shall suspend all grading operations when fugitive dust exceeds District Rule 228, Fugitive Dust limitations. An applicant representative, who is CARB-certified to perform Visible Emissions Evaluations (VEE), shall routinely evaluate compliance with Rule 228, Fugitive Dust. This requirement for a VEE applies to all projects grading 20 or more acres in size, regardless of how many acres are to be disturbed daily. Fugitive dust shall not exceed 40 percent opacity and shall not go beyond the Specific Plan boundary line at any time. If lime or other drying agents are utilized to dry out wet grading areas, they shall be controlled so as not to exceed District Rule 228, Fugitive Dust limitations; and*

k) *The speed of any vehicle or equipment traveling on unpaved areas must be no more than 15 miles per hour unless the road surface and surrounding area is sufficiently stabilized to prevent vehicles and equipment traveling more than 15 miles per hour from emitting dust exceeding Ringlemann 2 or visible emissions from crossing the project boundary line.*

l) *The County shall include as a condition of approval for any grading permit that no more than 50 acres of the proposed project site is to be disturbed on any day.*

6.3-2 The proposed project could generate emissions of ROG, NO_x, and CO during construction.

Use of heavy-duty equipment during the construction of the proposed project would generate emissions of ROG, NO_x, and CO. Emissions for each construction year are listed in Table 6.3-5. Emissions of ROG would be highest during the final year of each segment of construction and would exceed the PCAPCD threshold. During years when construction is primarily related to ground disturbance and construction of buildings and infrastructure, ROG emissions would be well below the threshold. NO_x emissions would also exceed the PCAPCD 82 pounds per day thresholds at times. Consequently, this would be a *significant impact*. CO emissions would be well under the threshold, and this would not be a significant impact.

TABLE 6.3-5

ESTIMATED CONSTRUCTION EMISSIONS[a]

/Construction Year	ROG (lbs/day)	NO_x (lbs/day)	CO (lbs/day)	SO_2 (lbs/day)	PM_{10} (lbs/day)[b]	$PM_{2.5}$ (lbs/day)[b]
Phase I Community						
2009	25.93	177.94	304.37	0.27	1,001.30 (236.88)	209.30 (55.88)
2010	12.87	70.39	232.59	0.27	4.85 (4.85)	3.68 (3.68)
2011	983.04[d]	100.28	241.04	0.31	7.05 (7.05)	5.61 (5.61)
Phase II Community						
2012	14.09	84.04	287.49	0.40	1,003.95 (230.71)	208.84 (50.98)
2013	12.74	65.86	264.49	0.40	5.28 (5.28)	3.69 (5.28)
2014	1413.39[d]	88.00	258.82	0.43	6.87 (6.87)	5.09 (5.09)
University						
2012	10.00	84.04	55.26	0.07	1,003.95 (230.71)	212.97 (50.98)
2013	4.45	21.87	51.24	0.07	1.60 (1.60)	1.28 (1.28)
2014	255.45[d]	19.98	47.49	0.07	1.46 (1.46)	1.15 (1.15)
Watt Avenue						
2009	17	79	77	(e)	49	(e)

Notes:
a. Estimated using URBEMIS 2007 unless otherwise noted.
b. Mitigated emissions for PM_{10} and $PM_{2.5}$ are shown in parentheses (see Appendix C for details).
c. Estimated using SMAQMD Road Construction Emissions Model Version 5.2.
d. Assumes low-VOC architectural coatings and asphalt in compliance with PCAPCD Rules and Regulations
e. SO_2 and $PM_{2.5}$ are not calculated in the Road Construction Emissions Model.
URBEMIS 2007 and Road Construction Emissions Model output spreadsheets are located in Appendix C.
Source: PBS&J, 2008.

Mitigation Measure

Mitigation measures are available to reduce the ROG and NO_x impacts of project construction, but the emissions are not quantifiable in the URBEMIS 2007 model. These measures would substantially lessen the impact but would not likely reduce the project's daily construction emissions below PCAPCD thresholds. Therefore, this would be a ***short-term significant and unavoidable impact***.

6.3-2 *Contractors shall be required to reduce NO_x and ROG emissions by complying with the construction vehicle air pollutant control strategies developed by the PCAPCD. Contractors shall include in the construction contracts the following requirements or measures shown to be equally effective:*

a) *Construction equipment operators shall shut off equipment when not in use to avoid unnecessary idling. Generally, vehicle idling should be kept below 5 minutes.*

b) *Contractor's construction equipment shall be properly maintained and in good working condition.*

c) *Construction equipment exhaust shall not exceed PCAPCD Rule 202 Visible Emissions limitations. Operators of vehicles and equipment found to exceed opacity limits are to be immediately notified and the equipment must be repaired within 72 hours. An applicant representative, CARB-certified to perform Visible Emissions Evaluations (VEE), shall routinely evaluate project related off-road and heavy-duty on-road equipment emissions for compliance with this requirement for projects grading more than 20 acres in size regardless of how many acres are to be disturbed daily.*

d) *The prime contractor shall submit to the District a comprehensive inventory (i.e., make, model, year, emission rating) of all heavy-duty off-road equipment (50 horsepower or greater) that will be used an aggregate of 40 or more hours for the construction project. The project representative shall provide the District with the anticipated construction timeline including start date and name and phone number of the project manager and on-site foreman. The project shall provide a plan for approval by the District demonstrating that the heavy-duty (50 horsepower or greater) off-road vehicles to be used in the construction project, including owned, leased, and subcontractor vehicles, will achieve a project wide fleet average of 20 percent NO_x reduction and 45 percent particulate reduction compared to the most recent CARB fleet average. The District should be contacted for average fleet emission data. Acceptable options for reducing emissions may include use of late model engines, low-emission diesel products, alternative fuels, engine retrofit technology, after-treatment products, and/or other options as they become available. Contractors can access the Sacramento Metropolitan Air Quality Management District's web site to determine if their off-road fleet meets the requirements listed in this measure.*

e) *Construction contractors shall be required to use low-VOC architectural coatings and asphalt in compliance with District Rules and Regulations. Contractors shall also be required to fuel stationary construction equipment with low-sulfur fuels, and use existing power sources (e.g., power poles) or clean fuel generators in place of temporary diesel power generators whenever feasible.*

f) *Use add-on retrofit controls, where applicable, for construction equipment to reduce NO_x and DPM.*

g) *Use CARB-certified lower-emitting, alternatively fueled equipment when possible.*

h) *Use existing power sources (e.g., power poles) or clean fuel generators rather than temporary diesel power generators. If project construction requires diesel powered generators greater than 50 horsepower, a Permit to Operate shall be obtained from the PCAPCD.*

6.3-3 The proposed project could generate $PM_{2.5}$ through the use of heavy-duty equipment during construction.

PM_{10} is mostly generated by earthmoving activity and disturbed soils, but $PM_{2.5}$ is primarily a product of combustion. Use of heavy-duty equipment during the construction of the proposed project would generate emissions of $PM_{2.5}$. As diesel construction equipment

operates, the burning of diesel fuel would contribute $PM_{2.5}$ as a byproduct. Table 6.3-5 shows the amount of $PM_{2.5}$ estimated to be generated on a daily basis by the proposed project; with implementation of Mitigation Measure 6.3-1, $PM_{2.5}$ emissions would be reduced by more than approximately 75 percent.

Unlike ozone, where impacts are experienced regionally, $PM_{2.5}$ is a directly emitted, localized pollutant. Consequently, any $PM_{2.5}$ impacts would be experienced in the vicinity of the actual construction activity associated with the proposed project.

Initially, the closest receptors to any project-related construction would be two rural residences in the vicinity of the proposed project site. One residence is to the south of the project site, approximately one-half mile from the site's property line. The second receptor is to the north of the project site, adjacent to the site's property line. Since the receptor to the south is at least one-half mile from the project site, construction would not be expected to occur at less than approximately 50 yards from this receptor. While the receptor to the north is much closer to the property line of the project site, it is adjacent to a portion of the site that is proposed to be maintained as open space. Consequently, no construction activity would occur at this portion of the site. Construction along the borders of the project site that are not designated as open space would take place for only a small portion of the overall construction period. The vast majority of development associated with the proposed project would be at the interior of the site, at substantial distances from existing receptors.

The portion of the construction that would produce the most $PM_{2.5}$ would be the grading portion. It is expected that grading would occur over large portions of the project site prior to actual construction of residences. Consequently, it is likely that adjacent parcels would already be graded when new residents begin to occupy housing units, and so these residents would not be subject to $PM_{2.5}$ from grading activities. If grading were to occur at parcels adjacent to new residents, grading equipment would only need to work on a particular section of the parcel for a short period of time. Accordingly, the duration over which new residents could be in proximity to this equipment would be of very short duration.

PCAPCD requires a 45 percent particulate reduction compared to the most recent CARB fleet average. At the expected distances between receptors and construction activity, $PM_{2.5}$ concentrations from construction would not be expected to exceed existing 24-hour or annual standards. Placer County is in attainment for the existing federal 24-hour and annual $PM_{2.5}$ standard, but in non-attainment for the State $PM_{2.5}$ annual standard.

The EPA has recently lowered the federal 24-hour $PM_{2.5}$ standard from 65 micrograms per cubic meter to 35 micrograms per cubic meter. Construction activity is not anticipated to substantially increase $PM_{2.5}$ concentrations at any location; however, due to the fact that construction may be concentrated in time, this impact is considered *short-term and potentially significant.*

Mitigation Measure

The following mitigation measure would ensure that particulate matter emissions during construction would be minimized. However, since construction emissions of $PM_{2.5}$ can not be accurately quantified because there are currently few or no $PM_{2.5}$ emission factors for mechanical or combustion processes, the impact would remain ***significant and unavoidable***.

6.3-3 *Implement Mitigation Measures 6.3-1 and 6.3-2.*

6.3-4 The proposed project's long-term operational emissions could exceed PCAPCD thresholds of significance for PM_{10}, ROG, NO_x, and CO.

Operational emissions from the proposed project would include stationary, area, and mobile source emissions. Primary area and stationary sources present would include residential fireplaces, landscape maintenance equipment, and residential gas heaters. Mobile sources, which are the vehicle trips associated with the proposed project, would constitute the largest source of operational emissions.

Table 6.3-6 lists the estimated emissions of PM_{10}, ROG, NO_x, and CO at project buildout (i.e., community and university, combined) in 2020. Emissions for 2010 are presented for comparative purposes. Using the same land use development assumptions as 2020, the data indicate that future operational emissions from motor vehicles are predicted to be lower than would occur if the entire project were built out in 2010.

For 2020, all emissions would all be in excess of PCAPCD thresholds of significance. Certain components are already incorporated into the proposed project that could reduce emissions of these criteria pollutants. For instance, the project would include a comprehensive pedestrian/bikeway network for the proposed project that would encourage the use of alternative, non-vehicular transportation modes. The proposed project includes 6.3 miles of multi-use trails and 3.4 miles of Class II bike paths in the Plan Area so that parks can be easily accessed via non-vehicular modes. All new residential units would be required to have low-NO_x water heaters (PCAPCD Rule 246), and no wood-burning fireplaces or wood stoves would be installed in new single-family residential units.

However, these measures would not reduce emissions below PCAPCD thresholds of significance. Consequently, this would be a *significant impact*.

Mitigation Measures

The following mitigation measures could be implemented to further reduce operational emissions of criteria pollutants. The biggest reductions would come during the wintertime as a result of prohibiting wood-burning fireplaces and stoves. However, while these measures would substantially lessen operational emissions, emissions would still exceed PCAPCD thresholds of significance. Mitigated daily emissions, which account only for the mitigation measures whose reductions can be quantified, are shown in Table 6.3-6.

Because mitigated emissions would still be above PCAPCD thresholds of significance, this would be a ***significant and unavoidable impact****.*

6.3-4 a) *The following guidelines shall be used by the County during review of future project specific submittals for development within the Specific Plan area in order to reduce generation of air pollutants with the intent that specified measures be required where feasible and appropriate. PCAPCD may replace or supplement air pollution measures for individual projects as new technology and feasible measures become available over the course of Plan Area buildout.*

- *Include in all new parking lots tree plantings designed to result in 50 percent shading of parking lot surface areas within 15 years. Incorporated by reference are the City of Sacramento Parking Lot Tree Shading Design and Maintenance Guidelines dated June 17, 2003.*

TABLE 6.3-6

ESTIMATED PEAK DAILY OPERATIONAL EMISSIONS AT PROJECT BUILDOUT

	2010 (lbs per day)				2020 (lbs per day)			
Emission Source	**ROG**	**NO_x**	**PM_{10}**	**CO**	**ROG**	**NO_x**	**PM_{10}**	**CO**
Summer								
Water and Space Heating	4.14	54.86	0.10	31.76	4.56	60.39	0.11	34.60
Fireplaces[a]	-	-	-	-	-	-	-	-
Landscape Maintenance	5.62	0.20	0.14	36.43	19.79	1.36	0.33	118.17
Consumer Products	200.93	-	-	-	177.93	-	-	-
Architectural Coatings	108.39	-	-	-	55.15	-	-	-
Total Area Sources					257.43	61.75	0.44	152.77
Motor Vehicles	623.03	590.12	476.97	5,990.96	206.81	145.51	456.62	1,510.26
Total Operational	942.12	645.17	477.21	6,059.16	206.81	145.51	456.62	1,510.26
Total Area and Operational	**942.12**	**645.17**	**477.21**	**6,059.16**	**464.24**	**207.26**	**457.06**	**1,663.03**
Thresholds (pounds/day)	82	82	82	550	82	82	82	550
Significant Impact	**yes**	**yes**	**yes**	**yes**	**yes**	**yes**	**yes**	**yes**
Winter								
Water and Space Heating	4.14	54.86	0.10	31.76	4.56	60.39	0.11	34.60
Fireplaces[a] (unmitigated)					731.57	86.30	618.72	3,853.54
Fireplaces[a] (mitigated)	2,330.94	75.53	635.16	4,261.58	1.55	26.47	2.14	11.26
Landscape Maintenance	-	-	-	-	-	-	-	-
Consumer Products	200.93	-	-	-	177.93	-	-	-
Architectural Coatings	108.39	-	-	-	55.15	-	-	-
Total Area Sources (Mitigated)					239.19	86.86	2.25	45.86
Motor Vehicles	567.55	891.72	476.97	6,919.99	159.78	211.79	456.62	1,644.45
Total Operational	3,211.95	1,022.10	1,112.24	11,213.32	159.78	211.79	456.62	1,644.45
Total Area and Operational (Unmitigated)					1,128.99	358.48	1,075.45	5,532.59
Total Area and Operational (Mitigated)	**881.01**	**946.57**	**477.08**	**6,951.74**	**398.97**	**298.65**	**458.87**	**1,690.31**
Thresholds (pounds/day)	82	82	82	550	82	82	82	550
Significant Impact	**yes**	**yes**	**yes**	**yes**	**yes**	**yes**	**yes**	**yes**

Notes:
a Wood-burning fireplaces and wood-burning stoves.
- Minimal or no emissions generated during season.
URBEMIS 2007 output sheet can be found in Appendix C.
Source: PBS&J, 2008.

- *Prohibit wood-burning fireplaces, woodstoves, or similar wood-burning devices for the entire Specific Plan area. Only natural gas/propane-fired fireplace appliances are allowed.*
- *Install two 110/208 volt power outlets for every two loading docks.*
- *Implement the following, or equivalent measures, as determined by the County in consultation with the APCD:*
    - *Establish building guidelines that require the use of high-albedo (low-absorptive) coatings/Energy Star roofing products on all roofs and other building surfaces, if available and economically feasible at the time building permits are issued.*
    - *Establish paving guidelines that, if feasible, require businesses to pave all privately-owned parking areas with a substance with reflective attributes (albedo = 0.30 or better) similar to cement concrete. The use of a paving substance with reflective attributes*

similar to concrete is considered feasible if the additional cost is less than 20% of the cost of applying a standard asphalt product.

b) *In order to incorporate passive solar building design and landscaping conducive to passive solar energy use, the Regional University Specific Plan Design Guidelines shall include the following measures:*

- *Encourage the orientation of buildings to be in a south to southwest direction where feasible.*
- *Encourage the planting of deciduous trees on western and southern sides of structures.*
- *In all residences, include high-efficiency heating and other appliances, such as water heaters, cooking equipment, refrigerators, furnaces, and boiler units.*
- *In all residential units, include energy-efficient window glazings, wall insulation, and efficient ventilation.*
- *Landscaping plans shall prohibit the use of liquidambar and eucalyptus trees that produce smog-forming compounds (high emission factors for isoprenes).*

c) *In order to promote bicycle usage, a pedestrian/bikeway (P/B) Master Plan shall be developed for the entire Plan Area. This master plan shall be consistent with the guidelines established in the Placer County Regional Bikeway Plan and the Regional University Specific Plan Design Guidelines. The P/B Master Plan shall include the following measure:*

- *Non-residential development shall provide an additional 20 percent of bicycle lockers and/or racks over what is currently required in the applicable local code.*

d) *The project applicant shall implement an offsite mitigation program, coordinated through the PCAPCD, to offset the project's long-term ozone precursor emissions. The project offsite mitigation program must be approved by PCAPCD. The project's offsite mitigation program provides monetary incentives to sources of air pollutant emissions within the project's air basin that are not required by law to reduce their emissions. The emission reductions are real, quantifiable, and implement provisions of the 1994 State Implementation Plan. The offsite mitigation program reduces emissions within the air basin that would not otherwise be eliminated.*

In lieu of the applicant implementing their own offsite mitigation program, the applicant can choose to participate in the PCAPCD Offsite Mitigation Program by paying an equivalent amount of money into the District program. The PCAPCD, on behalf of Placer County, will determine air quality mitigation fees using calculation methodology established in practice and routinely applied to other, similar, contemporaneous land use development projects. The Offsite Mitigation Program, coordinated by PCAPCD, is designed to offset the project's long-term ozone precursor emissions. The actual amount of emission reductions needed through the Offsite Mitigation Program, and, thus, the project's air quality mitigation fees, would be

calculated when the project's average daily emissions have been determined. Fees are to be paid at the time of final map recordation.

Impact 6.3-12 on page 6.3-30 has been replaced in its entirety by the following text.

6.3-12 The proposed project's long-term operational emissions could add to the cumulative levels of criteria pollutant levels in the air basin.

As discussed in Impact 6.3-4, operation of the proposed project would create emissions of ozone precursors. These emissions would, when combined with precursor emissions from other sources, contribute to cumulative ozone levels in the Sacramento Ozone Nonattainment Area. Since the Sacramento Area consistently does not attain the federal or state ozone standards, the cumulative impact would be considered *significant*.

As shown in Table 6.3-6, emissions from operations of the proposed project would substantially exceed PCAPCD thresholds of significance for criteria air pollutants. Exceeding the thresholds does not necessarily mean that a project is significant in the cumulative context. However, the Regional University Specific Plan is not specifically included in the State Implementation Plan (SIP) for western Placer County, thus emissions from this project were not assumed under the cumulative condition. Consequently, the proposed project's incremental contribution of ozone precursors in an area that is in nonattainment of ozone standards would be cumulatively considerable, resulting in a *significant impact*.

Mitigation Measures

Implementation of Mitigation Measure 6.3-4 would substantially lessen operational emissions of ozone precursors, but the proposed project's cumulative impact would be ***significant and unavoidable***.

6.3-12 *Implement Mitigation Measure 6.3-4.*

Section 6.4, Biological Resources

The following changes are made to the text under the column "Likelihood of Occurrence within the Project Site" in Table 6.4-1 on pages 6.4-7 through 6.4-11 for the species indicated below.

Short-eared owl	~~Moderate~~ Observed
Ferruginous hawk	~~Low~~ Moderate
Swainson's hawk	~~Moderate~~ Observed
Purple martin	~~Low~~ Moderate
Small-footed myotis	~~Low~~ Moderate
Fringed myotis	~~Low~~ Moderate
Yuma myotis	~~Low~~ Moderate

Impact 6.4-6 and Mitigation Measure 6.4-6 on pages 6.4-37 and 6.4-38 are changed as follows:

6.4-6 The proposed project could result in the loss and/or degradation of western pond turtles and their habitat.

Potential habitat for the western pond turtle is present within the project boundaries along the perennial drainages on the project site. Although this species was not observed during the biological resource assessment for this project, western pond turtles are known to occur along waterways downstream from Curry Creek and its tributaries. Grasslands and other relatively undisturbed habitats adjacent to the aforementioned waterways could also provide suitable nesting habitat for this species in the project area. It is therefore possible that the species is present within the project area, but was simply not detected during the survey. Construction of the proposed project, including crossings and other alterations to on-site drainages, including Curry Creek and its tributaries, as well as jurisdictional drainage ditches (see Impact 6.4-8), could result in loss of individuals or degradation of habitat for this species. This is considered a *potentially significant impact*.

Mitigation Measures

Aquatic and nesting habitat for western pond turtle will be protected through project designs that will preserve aquatic habitat, and establish a buffer zone along the drainages such that the maximum feasible amount of upland nesting habitat is preserved. Aquatic habitat and buffer zone shall be protected in perpetuity through establishment of a permanent conservation easement. Implementation of the following mitigation measure would further reduce the magnitude of this impact by ~~ensuring that any western pond turtle habitat affected by the proposed project is preserved off-site at a 1:1 ratio. Loss of potential habitat could be partially or entirely included within Mitigation Measure 6.4-1, to the extent that the mitigation area includes marsh habitat areas appropriate for the western pond turtle. By~~ monitoring for, and moving any western pond turtles out of harm's way, these measures would ensure that no individual western pond turtles are lost during construction. This mitigation measure would reduce impacts on the western pond turtle and its habitat to a ***less-than-significant level***.

6.4-6 *Prior to project construction, the project applicant shall retain a qualified biologist to conduct pre-construction surveys of suitable marsh habitat within the project site within 30 days prior to project construction to ensure no western pond turtles have established territories. If ground-disturbing activities are delayed or suspended for more than 30 days after the pre-construction survey, the site shall be resurveyed. If western pond turtle are identified during the pre-construction survey, it shall be moved out of the construction zone to a comparably suitable ~~marsh~~ habitat not proposed for construction activities. This area would ideally be located in the same watershed, so that individuals moved would be able to easily find their way back after construction is completed. If this species is not observed during the pre-construction survey, no further mitigation would be required.*

The third sentence under Impact 6.4-7 on page 6.4-38 is changed as follows:

Additionally, annual grasslands and associated ground squirrel burrows present in ~~the grassland~~ portions of the project site and along the Watt Avenue extension study area, and the off-site infrastructure corridors are considered potential nesting habitat for burrowing owls and other ground nesting raptors such as short-eared owl and northern harrier.

The first sentence in Mitigation Measure 6.4-7(a) is changed as shown below.

6.4-7 a) *When construction is proposed during the raptor breeding season (February to early September), a focused survey for raptor nests (including both tree and ground nesting species) shall be conducted within 30 days prior to the beginning of construction activities by a qualified biologist in order to identify active nests on-site.*

The following is added to Mitigation Measure 6.4-7(a) on page 6.4-38:

If an active Swainson's hawk nest is found, no intensive new disturbances (e.g., heavy equipment operation associated with construction, use of cranes or draglines, new rock crushing activities) or other project-related activities that could cause nest abandonment or forced fledging, can be initiated within 500 feet (buffer zone) of an active nest between March 1 and September 15. If a qualified biologist and CDFG agree, the size of the buffer area may be adjusted as appropriate to the specific on-site conditions of the nest location, provided it would not be likely to have adverse effects on the hawks. No project activity shall commence within the buffer area until a qualified biologist confirms that the nest is no longer active.

The following text is added to the end of Mitigation Measure 6.4-7(b) on page 6.4-39:

Other Ground Nesting Raptors

Loss of potential nesting habitat for ground nesting raptors will be accomplished concurrently with avoidance and mitigation measures proposed for burrowing owl, and through the project designs that call for preservation of annual grasslands within buffer areas along creeks and vernal pool uplands.

Footnote 4 in on page 6.4-39 of the Draft EIR is revised as follows:

4. An active nest is defined as a Swainson's hawk nest that has been documented to be active within the last ~~two~~ five years.

Mitigation Measure 6.4-11 on page 6.4-43 is as follows:

6.4-11 *Prior to removal of existing structures on these properties, the project applicant shall retain a qualified biologist to conduct a pre-construction survey for roosting bats in the buildings to be removed. If no roosting bats are found, then no further mitigation would be required. If a bat roost is found, CDFG or the USFWS shall be consulted on measures to avoid impacts to roosting bats. These measures may include avoidance of roosts during the maternity season, passive exclusion of bats during the non-maternity season, and/or incorporation of bat houses or other potential roosting habitat in project designs where appropriate.*

Section 6.5, Cultural Resources

Mitigation Measure 6.5-2 on page 6.5-12 of the Draft EIR is revised as follows:

6.5-2 *If human remains are discovered at any project construction sites ~~during any phase of~~ at any time during construction, all ground-disturbing activity within 50 feet of the*

remains shall be halted immediately, and the Placer County Planning Department, ~~and~~ the County coroner, and the United Auburn Indian Community shall be notified immediately. If the remains are determined by the County coroner to be Native American, the Native American Heritage Commission (NAHC) shall be notified within 24 hours, and the guidelines of the NAHC shall be adhered to in the treatment and disposition of the remains. The project applicant shall also retain a professional archaeologist with Native American burial experience to conduct a field investigation of the specific site and consult with the Most Likely Descendant, if any, identified by the NAHC. As necessary, the archaeologist may provide professional assistance to the Most Likely Descendant, including the excavation and removal of the human remains. The County shall be responsible for approval of recommended mitigation as it deems appropriate, taking account of the provisions of State law, as set forth in CEQA Guidelines section 15064.5(e) and Public Resources Code section 5097.98. The project applicant shall implement approved mitigation, to be verified by the County, before the resumption of ground-disturbing activities within 50-feet of where the remains were discovered.

Section 6.8 Hydrology and Water Quality

The first full paragraph on page 6.6-5 is changed as follows.

Near-surface soils in the study area consist primarily of Alamo-Fiddyment complex, ~~Cometa Sandy Loam,~~ Cometa-Fiddyment complex, Cometa Ramona sandy loams, Fiddyment Loam, Fiddyment-Kaseberg loams, San Joaquin-Cometa sandy loams ~~Xerofluvents, Occasionally Flooded~~, Xerofluvents, frequently flooded, and Xerofluvents-hardpan substratum.

Section 6.8 Hydrology and Water Quality

The third sentence in the first full paragraph on page 6.8-26 is revised as follows:

The projected increase of 1.2 ~~7.6~~ mgd would result in increases in discharge volumes into Pleasant Grove Creek.

Section 6.9 Noise

The text on page 6.9-11 of the Draft EIR is changed as follows:

- If ambient noise levels are below 60 dBA L_{dn}/CNEL, a significant impact would occur if the proposed project would increase the noise level by 5 dBA or more at existing sensitive receptors;

Section 6.10 Public Services

The second and third sentences of the second paragraph on page 6.10-37 are revised as follows:

In November 2007, ~~T~~the City of Roseville opened the Martha Riley Community Library ~~has recently broken ground on a new~~ ~~library facility~~ at Mahany Park, located approximately three miles from the Plan Area near Pleasant Grove Boulevard and Woodcreek Oaks Boulevard. ~~This library is scheduled to be completed in early 2007.~~

Section 6.11, Public Utilities

The third sentence in the first paragraph under the heading "Methods of Analysis" on page 6.11-5 of the Draft EIR are changed as follows:

> These generation rates were applied to the proposed land uses for the proposed project in the *Regional University Specific Plan Sewer Master Plan*, November ~~26, 2006~~ 2, 2007.

Impacts 6.11-1 through 6.11-4 on pages 6.11-7 through 6.11-11 are replaced with the following text:

6.11-1 The proposed project could fail to meet the wastewater treatment requirements of the Regional Water Quality Control Board.

The proposed project would generate an ADWF of 1.17 mgd. The current average dry weather flow (ADWF) at the PGWWTP is 6.5 mgd. The proposed project is outside the South Placer Wastewater Authority (SPWA) 2005 service area boundary (2005 SAB) and, as stated on page 2-50 in Chapter 2, Project Description, the expanded SAB would need to be approved by the SPWA Board and the Participants to allow wastewater from the RUSP to be treated by PGWWTP. In addition, serving areas outside the 2005 SAB could require increased discharge to Pleasant Grove Creek with resulting potential degradation of surface water quality. However, as stated on page 2-49 in Chapter 2, Project Description, prior to increasing discharge beyond currently permitted levels, the treatment plant operator would be required to obtain and comply with a new or amended NPDES discharge permit. Compliance with requirements of the new discharge permit would ensure that discharges from the PGWWTP would not exceed wastewater treatment requirements. Analyses contained in the *Roseville Regional Wastewater Treatment Service Area Master Plan Draft EIR*[1] (1996 Master Plan EIR) demonstrate that treatment process improvements are available to ensure discharges associated with flows of up to 29.5 ADWF can be discharged to Pleasant Grove Creek without exceeding wastewater treatment requirements. As such, potential water quality impacts due to required increases in wastewater treatment would be ***less than significant***.

Mitigation Measure

None required.

6.11-2 The proposed project could require or result in the construction of new wastewater treatment facilities or expansion of existing facilities.

The PGWWTP has a permitted capacity of 12 mgd ADWF to serve development within the 2005 SAB. At this time, the PGWWTP uses 6.5 mgd of its permitted 12 mgd of ADWF capacity. The proposed project, which is outside the 2005 SAB, would generate 1.17 mgd ADWF of wastewater requiring treatment at the PGWWTP. The City of Roseville analyzed flows from areas outside the 2005 SAB in the *South Placer Regional Wastewater and Recycled Water Systems Evaluation* Report (June 2007). That analysis projected 24.1 mgd ADWF for buildout of the Pleasant Grove Service Area, which includes the 2005 SAB, in addition to the eight UGAs specified in the analysis, including RUSP.[2] The impacts of expanding the PGWWTP to increase treatment capacity and discharge up to 29.5 mgd

1 City of Roseville, *Roseville Regional Wastewater Treatment Service Area Master Plan Draft EIR,* May 1996, SCH # 93092079.

2 RMC, *South Placer Regional Wastewater and Recycled Water Systems Evaluation Report*, June 2007.

ADWF has previously been addressed in two environmental impact reports; *Roseville Regional Wastewater Treatment Service Area Master Plan Draft EIR*[3] (1996 Master Plan EIR) prepared by Environmental Science Associates and Montgomery Watson in May 1996, and the *West Roseville Specific Plan EIR*[4] prepared by EIP Associates in September 2003.

In the event that additional capacity is required prior to completion of the proposed project, additional treatment capacity could be obtained, as discussed in the 1996 Master Plan EIR. Nonetheless, as more development occurs in the City of Roseville and within the UGAs, the treatment capacity at the PGWWTP could be exceeded prior to completion of the proposed project. If that were to occur, the PGWWTP would need to be expanded in order to accommodate demand associated with the project. Therefore, this impact is considered *potentially significant*.

Mitigation Measure

Implementation of the following mitigation measures would ensure that there is sufficient capacity at the PGWWTP at the time development within the Plan Area occurs, thus reducing the impact to a ***less-than-significant level***.

6.11-2 a) *Commitments from the wastewater treatment provider to receive anticipated flows from the Specific Plan area at the PGWWTP shall be secured by Placer County prior to County approval of improvement plans for wastewater collection and transmission infrastructure. The County shall comply with General Plan Policy 4.D.2, which requires written certification from the service provider that either existing services are available or needed improvements will be made prior to occupancy to meet wastewater demands of the Specific Plan area.*

b) *Specific Plan proponents shall participate financially through connection fees and other financial mechanisms in the construction of additional wastewater treatment capacity sufficient to accommodate projected flows and treatment at the PGWWTP. In addition, Specific Plan proponents shall prepare, or shall provide a fair share contribution toward the preparation of any additional CEQA analysis that may be required for plant modifications and/or expansions.*

c) *For each increment of new development within the Specific Plan area, the County shall confirm that all necessary permits (e.g., NPDES) are in place for the PGWWTP to discharge additional treated effluent in the amounts associated with the new development. This shall include a determination that development timing will not impede other development for which entitlements have been issued. The requirement for such a showing shall be made a condition of any small lot tentative map approval associated with the new development and shall be verified by the County prior to recordation any final map associated with the new development. Where no small lot tentative map and final map are required prior to non-residential development having the potential to increase wastewater flows, the requirement for such verification,*

3 City of Roseville, *Roseville Regional Wastewater Treatment Service Area Master Plan Draft EIR,* May 1996, SCH # 93092079.

4 City of Roseville, *West Roseville Specific Plan and Sphere on Influence Amendment EIR*, September 15, 2003, SCH # 2002082057.

to be demonstrated no later than the time of issuance of building permits, shall be made a condition of approval of project-level discretionary approvals analogous to issuance of small-lot tentative maps.

d) *Approval of the Specific Plan shall be premised on concurrent County approval of a financing plan that will provide for funding the necessary wastewater collection facilities needed to serve the Specific Plan area, and implemented through approval for formation of a County Service Area (CSA) and a corresponding funding mechanism.*

e) *The Specific Plan proponents shall construct or participate financially in the construction of off-site wastewater conveyance capacity, including lift stations, to accommodate projected wastewater flows that would be generated by development of the Specific Plan.*

f) *Adequately sized on-site collection facilities, including lift stations, shall be installed for each subdivision in the Specific Plan area concurrent with road construction for individual subdivisions. A "backbone" conveyance system sufficient to serve each subdivision shall be installed prior to issuance of building permits for that subdivision.*

g) *The Regional University Specific Plan Sewer Master Plan shall be revised prior to submission of any wastewater-related improvement plans to include a detailed description of necessary on-site and off-site lift station components. The Master Plan shall include a plan for dealing with power and pump failure, and pump maintenance. The plan shall identify how necessary pumping capacity will be replicated in the event of pump failure or pump maintenance, and shall provide for on-site back-up power sufficient to run pumps and any odor scrubbers, in the event of power failure. Each lift station shall include a wastewater storage component in the form of an enclosed reservoir or tank sufficient to deal with temporary emergency conditions while backup systems are brought on line, in accordance with sizing standards utilized by the County Department of Facility Services.*

Cumulative Impacts and Mitigation Measures

The cumulative setting for impacts related to wastewater is the developments within the SPWA 2005 service area boundary that would contribute wastewater flows to the PGWWTP.

6.11-3 The proposed project, in combination with other developments that would contribute wastewater flows to the PGWWTP, could fail to meet the wastewater treatment requirements of the Regional Water Quality Control Board.

The projected flows to the PGWWTP at buildout, including buildout of the 2005 SAB and the urban growth areas (which include the proposed project), is estimated to be 24.1 mgd ADWF As discussed in the 1996 Wastewater Master Plan EIR, the potentially significant impacts to Pleasant Grove Creek associated with discharges of up to 29.5 mgd ADWF on water temperature, trace metals, organics, and dissolved oxygen were all reduced to less-than-significant levels[5] with mitigation measures included in the 1996 Wastewater Master Plan,

5 Merritt Smith Consulting, *Cumulative Analysis of UGA Impacts on Water Quality and Aquatic Resources in Pleasant Grove Creek*, *Roseville, California*, January 15, 2006.

summarized in Table 6.11-4. An increase in the permitted level of discharge could be required prior to buildout, which may result in the need to obtain additional permits from the RWQCB to increase the discharge amount.

TABLE 6.11-4

ADWF CAPACITY AT PCWWTP URBAN GROWTH AREA IMPACTS AND MITIGATIONS FOR PGWWTP 29.5 MGD DISCHARGE TO PLEASANT CREEK

Criteria	Impact	Significance	Mitigation Measures from 1996 Master Plan EIR
Temperature	Additional flows from UGAs will increase thermal load of Creek.	Potentially significant, but less than significant after mitigation monitoring	MM 7-4: Install cooling towers.
Trace Metals/ Organic Pollutants	Increased flows will reduce dilution from Creek, resulting in a greater concentration of effluent constituents.	Potentially significant, but less than significant after mitigation monitoring	MM 7-2: Install advanced treatment facilities. MM 7-3: Use pre-treatment metal source controls.
Dissolved Oxygen	Biochemical oxygen demand of effluent should be under 3 mg/L to prevent Potentially Significant decreases in dissolved oxygen levels in Creek	Potentially significant, but less than significant after mitigation monitoring	MM 7-2: Install advanced treatment facilities. MM 7-3: Use pre-treatment metal source controls
Riparian Habitat	Loss of oak trees due to effluent discharge	Potentially significant, then *Significant* after mitigation monitoring	MM 4-13: Oak mortality monitoring along Creek

Source: Merritt Smith Consulting, Cumulative Analysis of UGA Impacts on Water Quality and Aquatic Resources in Pleasant Grove Creek, Roseville, California, and January 15, 2006.

The current permitted capacity of the PGWWTP is 12 mgd, which is available only to serve development within the 2005 SAB. Any request to expand the 2005 SAB would require appropriate CEQA review and any expansions of capacity beyond 12 mgd would require additional permits for discharge into Pleasant Grove Creek. The demand projected for buildout of the 1996 SAB in the 1996 Master Plan EIR was 20.7 mgd; the recent analysis prepared for the City of Roseville for demand in the UGAs found that demand in the 1996 service area boundaries would actually be 14.6 mgd due to revised flow estimates.[6] As mentioned previously, treatment capacity expansion to meet the projected 24.1 mgd of all the UGAs analyzed by the City[7] will be required. The extent to which the PGWWTP would need to expand to treat additional wastewater beyond the 24.1 mgd would depend on which projects would use the plant, subject to approval of the SPWA. Wastewater flows from outside the 2005 SAB would need to be analyzed, since that was the selected alternative in the Wastewater Master Plan EIR. Expansion of the plant to serve such unanticipated flows could result in impacts on the environment associated with construction to increase the capacity of the plant, loss of natural and other resources to expand the footprint of the facility, and degradation of water quality as a result of increased discharges to Pleasant Grove Creek. However, as noted above, prior to any expansion of the PGWWTP, the plant operator would be required to obtain and comply with a RWQCB permit. Compliance with the requirements in the permit would ensure that discharges from the PGWWTP would not exceed wastewater treatment requirements. This would be a ***less-than-significant impact.***

6 RMC, *South Placer Regional Wastewater and Recycled Water Systems Evaluation Report*, June 2007.

7 RMC, *South Placer Regional Wastewater and Recycled Water Systems Evaluation Report*, June 2007.

Mitigation Measure

None required.

6.11-4 The proposed project, in combination with other development, could require or result in the construction of new wastewater treatment facilities or expansion of existing facilities.

The 1996 Wastewater Master Plan EIR selected an alternative with future expansion of the PGWWTP to a capacity of 20.7 mgd to address buildout of the 1996 SAB. In combination with other future development, the proposed project would contribute to an increased demand on the PGWWTP to serve future development outside the 1996 SAB and 2005 SAB. This would be a significant cumulative impact. Because the project has the potential to contribute to the need to expand the PGWWTP, the project's contribution would be considered cumulatively considerable*,* resulting in a *significant impact*.

Mitigation Measures

Implementation of the following mitigation measures will reduce impacts associated with treatment plant capacity to a ***less-than-significant level***.

6.11-4 *Implement Mitigation Measure 6.11-2(c).*

The first paragraph of page 6.11-11 is revised as follows:

The 1996 Wastewater Master Plan EIR selected an alternative with future expansion of the PGWWTP to a capacity of 20.7 mgd to address buildout of anticipated future development within the ~~UGAs~~ approved service boundaries at the time the EIR analysis was prepared ~~and the SPWA~~. In combination with other future development, the proposed project would contribute to an increased demand on the PGWWTP to serve future development which could exceed the 20.7 mgd capacity analyzed in the 1996 Wastewater Master Plan EIR. This would be a significant cumulative impact. Because the project has the potential to contribute to the need to expand the PGWWTP to serve anticipated demand beyond the 20.7 mgd capacity already analyzed, the project's contribution would be considered cumulatively considerable, resulting in a significant impact.

The first sentence of the third paragraph on page 6.11-12 of the Draft EIR is revised as follows:

After ~~all~~ recyclable materials ~~has~~ have been ~~removed~~ sorted at the MRF, the ~~remaining solid~~ residual waste is transferred to the adjacent landfill, the Western Regional Sanitary Landfill (WRSL).

Footnote 14 on page 6.11-12 of the draft EIR is revised as follows:

14 Eric Oddo, Senior ~~Planner~~ Civil Engineer, Western Placer Management Authority, personal communication, April 18, 2005.

The text on page 6.11-18 of the Draft EIR is amended as follows:

- ~~Neal Road Landfill, Butte County, 22,001,876 cubic yards remaining capacity~~
- L and D Landfill, Sacramento County, 5,190,536 cubic yards remaining capacity

- Sacramento County (Keifer) Landfill, Sacramento County, 86,163,462 cubic yards remaining capacity
- Foothill Sanitary Landfill, San Joaquin County, 94,969,466 cubic yards remaining capacity
- Forward Landfill, San Joaquin County, 40,031,058 cubic yards remaining capacity
- North County Landfill, San Joaquin County, 13,239,032 cubic yards remaining capacity
- Hay Road Landfill, Solano County, 22,815,505 cubic yards remaining capacity
- Portero Hills Landfill, Solano County, 8,200,000 cubic yards remaining capacity
- ~~Tehama County/Red Bluff Landfill, Tehama County, 2,424,448 cubic yards remaining capacity~~
- Fink Road Landfill, Stanislaus County, 10,000,000 cubic yards remaining capacity
- Yolo County Central Landfill, Yolo County, 16,122,000 cubic yards remaining capacity
- Norcal Waste Systems Ostrom Road LF Inc., Yuba County, 11,252,490 cubic yards remaining capacity
- Lockwood Landfill, Sparks, Nevada, 37,500,000 cubic yards remaining capacity

Mitigation Measure 6.11-7(b) on page 6.11-19 of the Draft EIR is revised as follows:

b) *A source separated green waste program shall be implemented within the Plan Area, subject to review and approval by the Western Placer Waste Management Authority and by Auburn Placer Disposal Service.*

Comment noted. Mitigation Measure 6.11-7(c) on page 6.11-19 of the Draft EIR is revised as follows:

c) *The project applicant shall develop and ensure the continuous maintenance of recycling centers within the Plan Area. Recycling centers meeting the standards of the California Integrated Waste Management Board/LEA and County Facility Services Department, including provisions for staffing, continuous maintenance, and resident-friendly hours of operations, shall be a part of the permit conditions for new commercial development. Recycling centers shall accept all types of recyclable waste, shall be fenced and screened from view, and shall be located in commercial areas dispersed throughout the Plan Area. Implementation of all recycling programs shall be approved by the Western Placer Waste Management Authority.*

The Draft EIR is amended to add the following heading and paragraph to page 6.11-23 of the Draft EIR preceding the heading Standards of Significance:

Energy Conservation

Public Resources Code Section 21100, subdivision (b)(3), and the CEQA Guidelines provide that EIRs must contain mitigation measures to reduce the wasteful, inefficient, and unnecessary consumption of energy when relevant. Energy conservation has been

considered in the preparation of this Draft EIR and such impacts have been found to be less than significant without mitigation. This conclusion results from the beneficial effects of Title 24 compliance. Therefore, the project is not viewed as resulting in "the inefficient and unnecessary consumption of energy" (CEQA Guidelines, Section 15126.4, subd. (a)) and would not promote the "wasteful" use of energy as that word is used in Public Resources Code Section 21100. The Draft EIR does include various mitigation measures that promote energy conservation, in particular under Air Quality and Greenhouse Gas Emissions and Global Climate Change, where such measures also lead to other beneficial results, such as cleaner air.

Section 6.12, Transportation and Circulation

The references to Appendix J on pages 6.12-73 and 6.12-115 are changed to Appendix I.

Section 6.13, Greenhouse Gas Emissions and Global Climate Change

Mitigation Measure 6.13-1(d) on page 6.13-11 is modified as follows:

d) *The following measures shall be used singularly or in combination to accomplish an overall reduction of 10 to 20% in residential energy consumption relative to the requirements of State of California Title 24:*

- *Use of air conditioning systems that are more efficient than Title 24 requirements;*
- *Use of high-efficiency (such as Energy Star) heating and other appliances, such as water heaters, including solar water heaters, cooking equipment, refrigerators, and furnaces;*
- *Installation of photovoltaic rooftop energy systems where feasible; ~~and~~*
- *Use of energy saving compact fluorescent light bulbs;*
- *Establishment of tree-planting guidelines that require residents to plant trees to shade buildings primarily on the west and south sides of the buildings. Use of deciduous tress (to allow solar gain during the winter) and direct shading of air conditioning systems shall be included in the guidelines; and*
- *Other new effective technologies and strategies that become available during project development.*

The PremAir system is no longer available, so the following bulleted item is deleted from Mitigation Measure 6.13-1(f) on page 6.13-12 as follows:

- ~~*Incorporate solar water heating systems and HVAC PremAir or similar catalyst systems in building design.*~~

The following is added to Mitigation Measure 6.13-1 on page 6.13-13:

n) *The County shall monitor and support the efforts of the California Air Resources Board, the California Energy Commission, the California Public Utilities Commission, the California Power Authority, and any other State Agency charged with reducing California's contribution to global climate change to formulate mitigation strategies, if any, that may be implemented on*

a voluntary basis by local government. If and when any such strategies become available, the County shall condition site-specific approvals under the Regional University Specific Plan on the adoption of such measures if the County Board of Supervisors or the Planning Commission determines that such measures are feasible. As used in this Mitigation Measure, "feasible" means: 1) the mitigation strategy has been successfully demonstrated in the same or very similar application; 2) the mitigation strategy has been demonstrated in a similar development such that application of the mitigation strategy to the Regional University site specific development is appropriate; and 3) the mitigation strategy is cost effective in terms of the number of dollars that would be expended per metric ton of GHG emissions reduced.

o) *Promote a reduction in residential emissions by encouraging the installation of conveniently located electrical outlets within the front, side, and rear yards of all residential structures, as appropriate, to support the use of electrical landscaping equipment.*

Section 6.14, Water Supply

The following is added after the fifth paragraph on page 6.14-6:

In April 2008, PCWA and the project applicant (KT Communities) entered into a Master Facilities Agreement for the provision of water to the proposed project. The Agreement establishes a mutual understanding regarding the extent of the infrastructure that will be required for the project and related projects, how and when it is to be provided and the Agency's commitment to provide water service to the Service Area. The Agreement does not affect the water-related environmental impact analysis in the DEIR and increases the certainty and reliability of the PCWA water supply for the project area.

The first sentence in the last paragraph on page 6.14-9 is revised as follows:

The California Department of Public Health ~~Services~~ (CDPH), State Water Resources Control Board (SWRCB), and the Department of Water Resources (DWR) would have input into the provision of water for the Plan Area.

The second full paragraph on page 6.14-12 is revised as follows:

The ~~California DHS~~ CDPH is responsible for implementing the federal Safe Drinking Water Act of 1974 and its updates, as well as California statutes and regulations related to drinking water. As part of their efforts, the ~~DHS~~ CDPH inspects and provides regulatory oversight for public water systems within California

The fifth paragraph on page 6.14-16 is revised as follows:

The potable water demand did not include demand for public landscape areas that is to be met with use of recycled water. Recycled water demand was assumed to be 772 AFA and this water should be available from the Pleasant Grove Wastewater Treatment Plant (PGWWTP). The recycled water supply would be limited to the daily wastewater flow to the PGWWTP. Approximately 650 afy of this irrigation demand could be served by recycled water from the Pleasant Grove Wastewater Treatment Plant (PGWWTP). The City of Roseville has indicated that the amount of recycled water that would be generally made available to the proposed project would be based upon the average dry weather flow of

wastewater from the proposed project. The City has also indicated that recycled water beyond the 650 afy (average dry weather flow) would be supplied to the project if available. The water is treated for unrestricted reuse and sold by the City of Roseville. Since all recycled water would be used on public spaces, the County or some other public entity would purchase the recycled water and manage the distribution system. The peak demand for irrigation would exceed the daily supply of recycled water, resulting in a supplemental demand of 120 AFA above the recycled water supply. The supplemental irrigation water demand may be met with untreated groundwater or other supplemental water.

The second paragraph under Impact 6.14-1 on page 6.14-20 is revised as follows:

As discussed previously in the Supply and Demand Analysis above, the proposed project would result in a total demand of 3,220 AFA, but when factoring in the use of recycled water, the proposed project water demand would be 2,420 AFA. Initially, surface water could come from existing unallocated treatment capacity in the proposed Foothill/Sunset/Ophir system and a connection to an existing pipeline at Fiddyment Road and Base Line Road. As discussed previously, water through this route is limited to a peak flow rate of up to 10 MGD based on an agreement between PCWA and the City of Roseville. The pipeline would extend west along Base Line Road and then north along the proposed Watt Avenue extension to the southwest corner of the Plan Area.

The first sentence of the last paragraph on page 6.14-20 is changed as follows:

If, at some stage in the development of the Project, ~~infrastructure~~ PCWA is unable to supply all required surface water to the project ~~is not completed on time~~, water could be supplied from groundwater sources, at the discretion of PCWA, until planned facilities are completed.

The text of Mitigation Measure 6.14-1(c) and (d) on page 6.14-22 of the Draft EIR is revised as follows:

c) *Prior to approval of any small lot tentative subdivision map or similar project level discretionary approval for land uses that do not require a tentative subdivision map, the project applicant, in conjunction with the Placer County Water Agency (PCWA), shall perform an analysis of the remaining wheeling capacity in the City of Roseville's system. This analysis shall consider all of the previously committed demand to Morgan Creek, Placer Vineyards, Regional University or other projects within southwest Placer County that rely on water conveyed through City of Roseville facilities and/or pursuant to the wheeling agreement between the City of Roseville and PCWA, as amended from time to time. The analysis shall be submitted to both the County and the City of Roseville. The County shall confirm with PCWA that uncommitted capacity remains to wheel the required amount of PCWA-supplied water to the Specific Plan area prior to approval of discretionary actions. In the event sufficient uncommitted capacity does not exist, the County shall not grant the proposed tentative subdivision map or other project level discretionary approval until the County determines that a water supply not dependent on water from PCWA that is wheeled through the Roseville system becomes available for the area at issue.*

d) *Prior to approval of any small lot tentative subdivision map or similar project level discretionary approval for land uses that do not require a tentative subdivision map, the project applicant, in conjunction with the PCWA, shall*

show that total RUSP groundwater withdrawal will be limited to less than 2,440 AFA for the entire Plan Area.