

COUNTY OF TULARE  
RESOURCE MANAGEMENT AGENCY



5961 South Mooney Boulevard  
Visalia, CA 93277

Initial Study and Mitigated Negative Declaration

Kings River RV Resort  
(Special Use Permit No. PSP 20-011)

August2020

Prepared by  
County of Tulare Resource Management Agency  
Economic Development and Planning Branch  
Project Processing Division

## INITIAL STUDY CHECKLIST

1. **Project Title:** Special Use Permit No. PSP 20-011
2. **Lead Agency:** County of Tulare  
Resource Management Agency  
5961 S. Mooney Blvd.  
Visalia, CA 93277
3. **Contact Persons:** April Hill, Planner III. Project Processing Division – 559-624-7108  
Hector Guerra, Chief, Environmental Planning Division – 559-624-7121
4. **Project Location:** 39700 Road 28, on the north side of the Kings River between the south extension of Road 28 and the Kings River Bridge crossing of Avenue 400, three miles east of Kingsburg. Portion of APN 028-090-033, Section 30, Township 16S, Range 23E, MDB&M. USGS Kingsburg Quadrangle.
5. **Applicant:** Club Royal Oak RV Resort  
Attn: John E. Grant and Travis Northcote  
9715 Caminto Mojado  
San Diego CA 92131
6. **Owner** Kings River RV Resort  
Same address as above.
7. **General Plan Designation:** Public or Private Recreation
8. **Zoning:** AE-20 (Exclusive Agriculture – 20 Acre Minimum) Zone for the northern ±465 feet and F-1 (Primary Flood Plain) Zone along the Kings River.
9. **Description of Project (Describe the whole action involved, including but not limited to later phases of the project, and any secondary, support, or off-site features necessary for its implementation. Attach additional sheets if necessary.)** The applicants propose improvements to an existing recreational vehicle (RV) resort authorized in 1982 via Special Use Permit No. PSP 82-014 on the site of a park and recreation area established in 1965 by Special Use Permit 65-33. The properties are outside any Urban Area Boundary and are subject to the Kings River Plan adopted in 1982, designated Public or Private Recreation.  
  
The proposed improvements include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store. The new bathroom will be next to the proposed pool and 10 (total) Park Model Cabins (on wheels). The site also contains 86 RV/boat storage spaces and ten asphalt parking spaces. One mobile home is permanently placed and may be occupied by a caretaker.  
  
Most of the additional RV spaces will replace existing campground spaces. Few, if any trees, will be removed as sites with shade trees are more desirable. The three (3) existing and seven (7) proposed new camping cabins, or “park model cabins (on wheels)”, look like miniature mobile homes, but are considered RVs because they are smaller than 400 square feet in size.
10. **Surrounding land uses and setting (Brief description):** Agriculture and rural residences north and east of the project site are AE-20 Zoned properties. The project site is north the Kings River in the F-1 (Primary Flood Plain) Zone. Properties zoned AE-20, PD-RA-12.5 (Planned Development-Rural Residential-12,500 Square Foot

Minimum) and R-A-12.5 are on the south side of the River, with agriculture and rural residences. Agriculture and rural residences properties west of the project site are zoned AE-20 and F-1.

The applicant stated that the nearest off-site residence is approximately 650 feet northeast of the RV park.

11. **Other public agencies whose approval is required (e.g., permits, financing approval, or participation agreement):** The State Department of Housing and Community Development (HCD), Mobile home and Special Occupancy Parks Program develops, adopts, and enforces state regulations for the construction, use, maintenance, and occupancy of privately owned mobile home and special occupancy/RV parks throughout California. A special occupancy park is defined as “any area of land or property that has at least two recreational vehicles, tents, camping cabins, and/or lots that are held out for rent or lease.”<sup>1</sup> The HCD monitors mobile home parks annually and confirms their findings with the County Planning Department.
  
12. **Have California Native American tribes traditionally and culturally affiliated with the project area requested consultation pursuant to Public Resources Code section 21080.3.1? If so, is there a plan for consultation that include, for example, the determination of significance of impacts to tribal cultural resources, procedures regarding confidentiality, etc?** Pursuant to AB 52, a Sacred Land File request was submitted to the Native American Heritage Commission on June 2, 2020, and was returned with negative results on June 8, 2020. On June 10, 2020, tribal consultation notices were sent to thirteen (13) tribal contacts representing five (5) Native American tribes. The County received one response from the tribes within the 30-day response time. Mitigation measures have been included in the project to reduce potential impacts on tribal cultural resources in the event that any are unearthed during construction-related activities.

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<sup>1</sup> California Department of Housing and Community Development. <https://www.hcd.ca.gov/manufactured-mobile-home/mobile-home-parks/index.shtml>

Figure 1. Vicinity Map

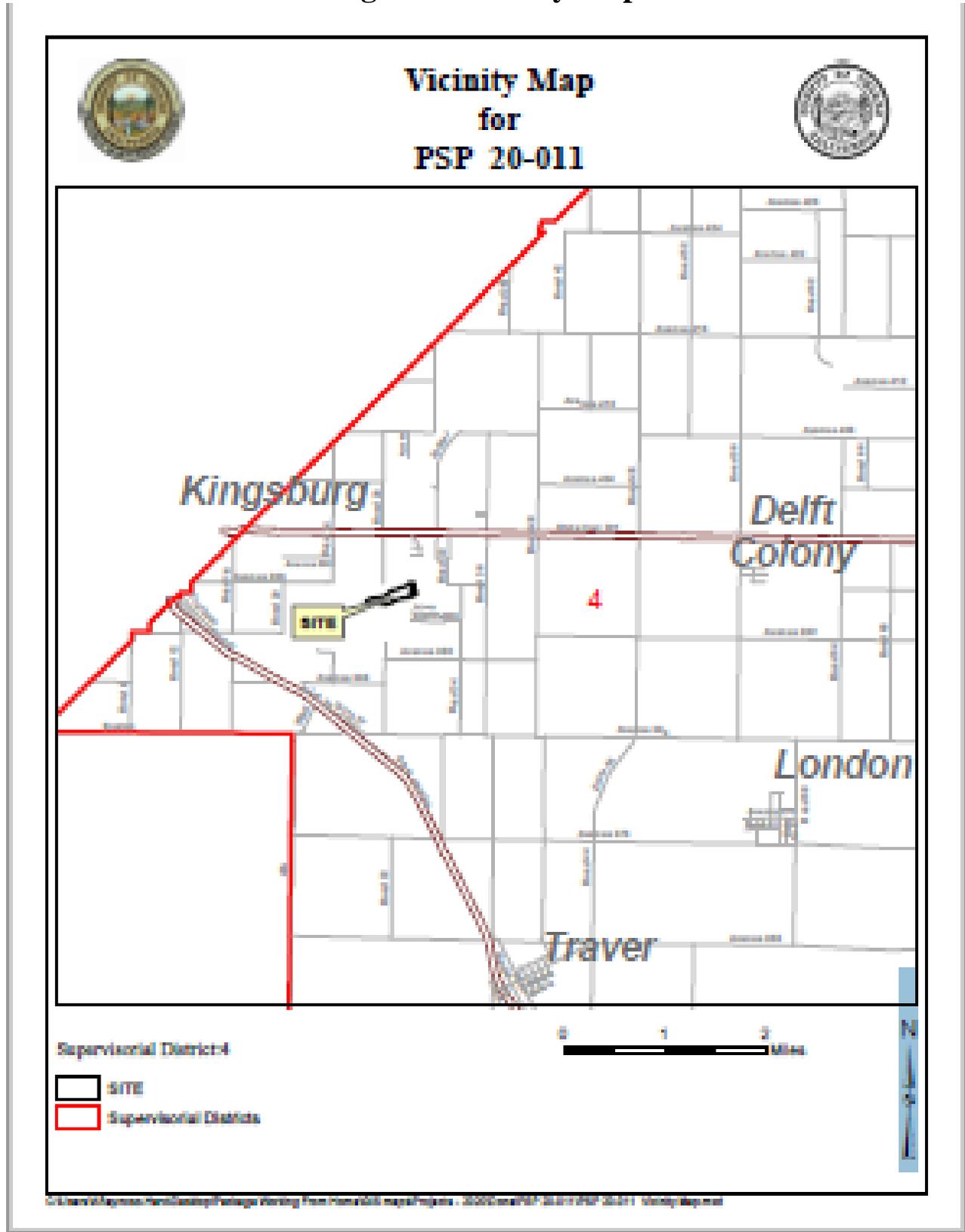
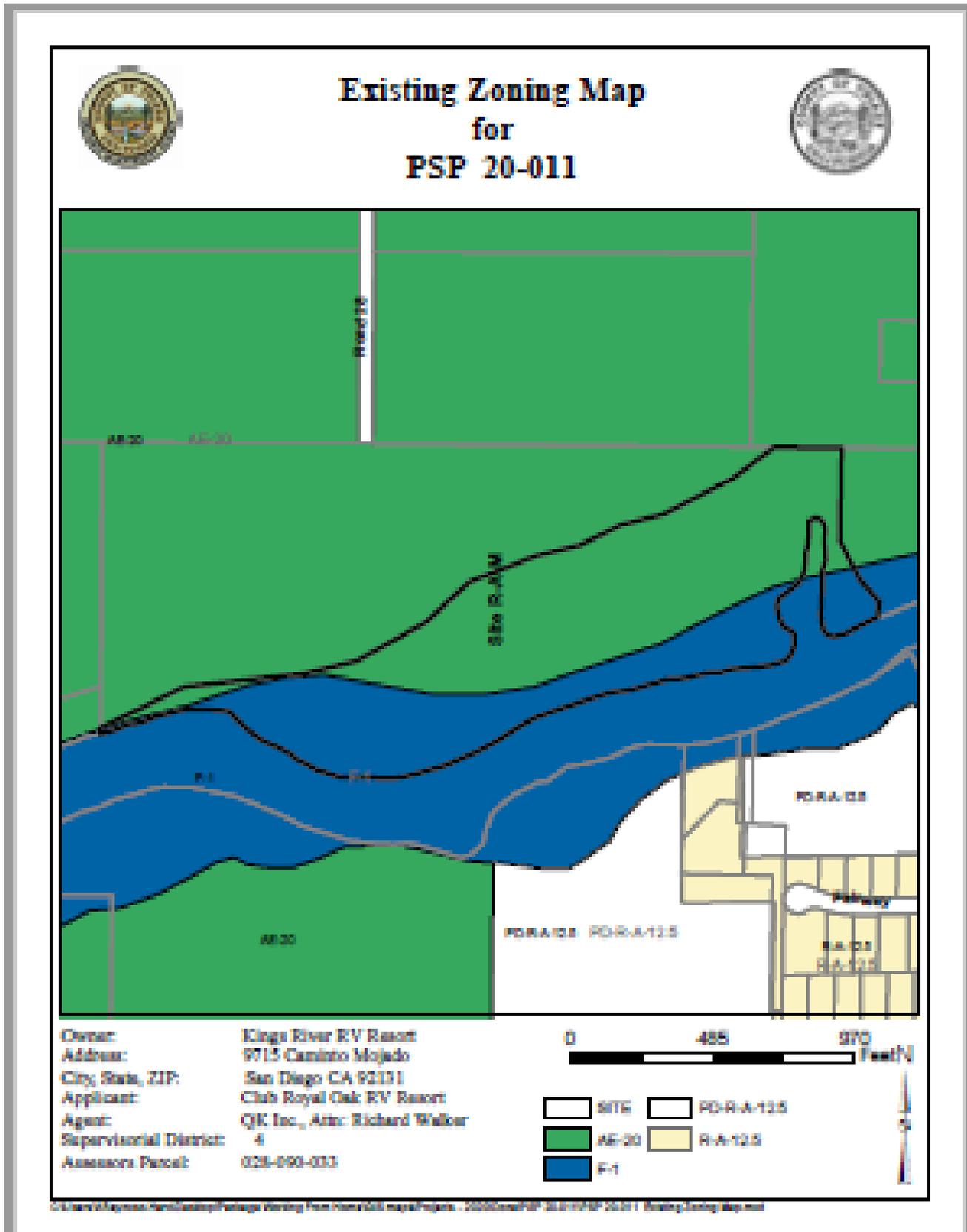


Figure 2. Existing Zoning



**Figure 3. Aerial Photograph**

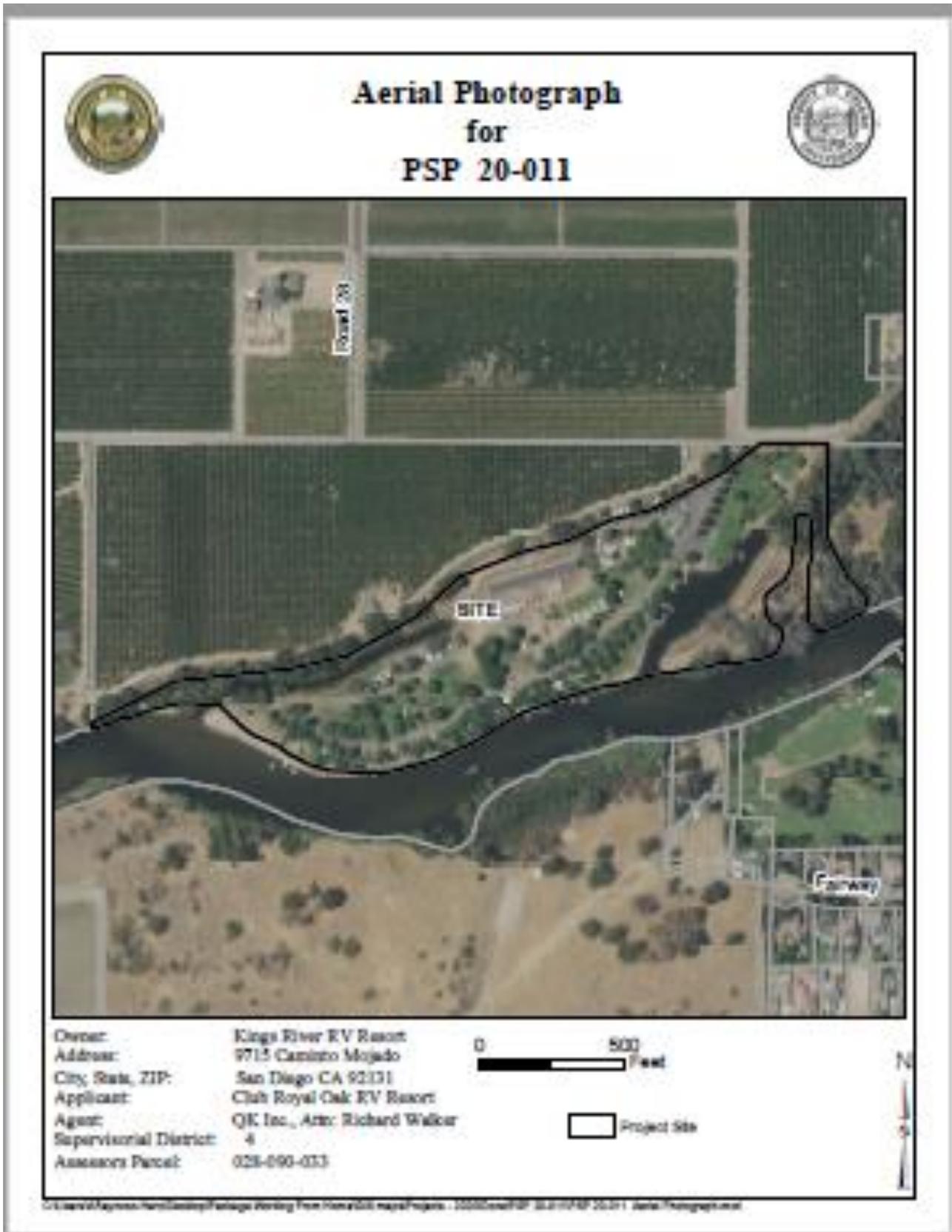
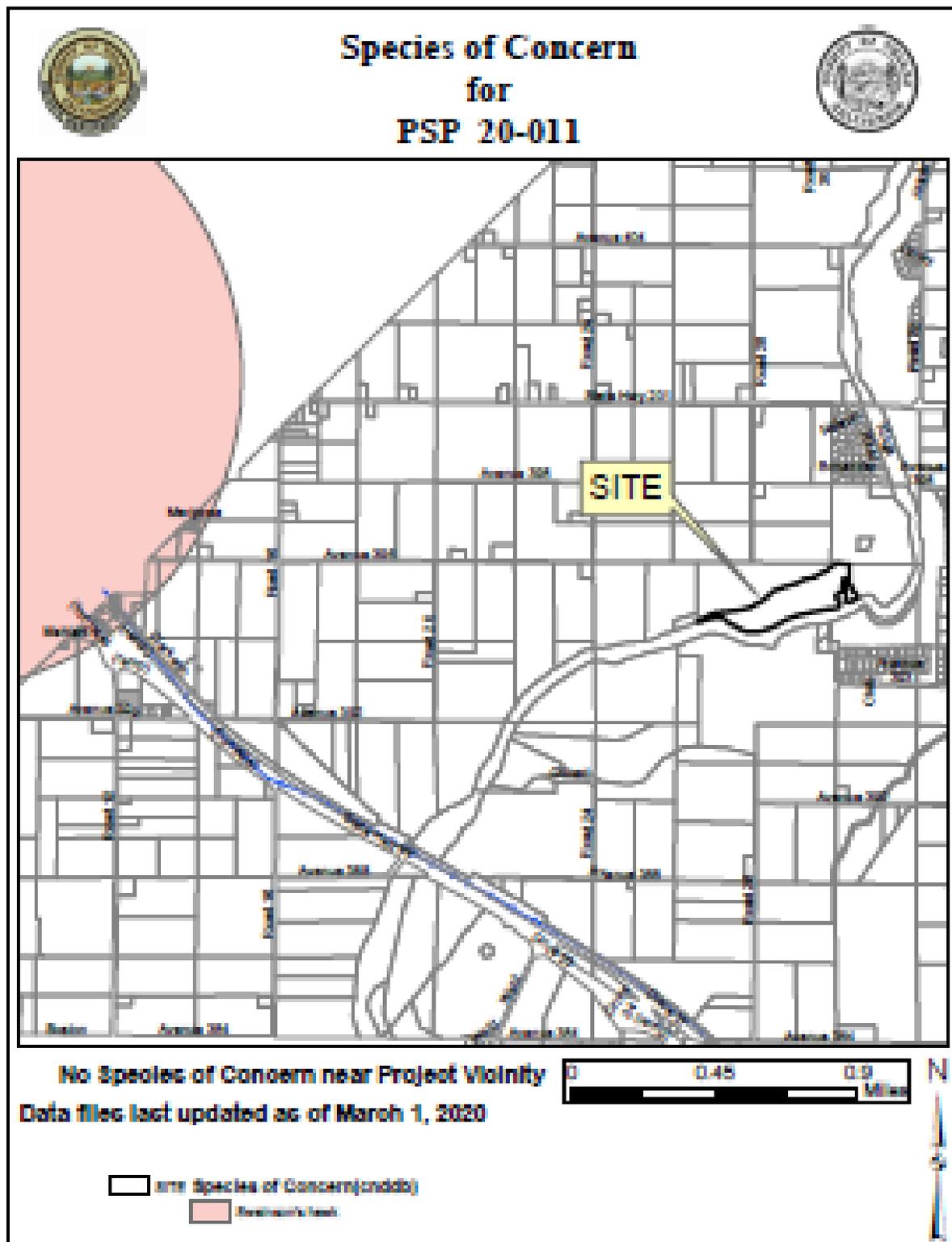


Figure 4. Species of Concern



C:\Users\kayress\OneDrive\Projects\Working From Home\GIS\maps\Projects - 2020\MapPSP 20-01\PSP 20-01 1 SpeciesOfConcern Cx2020.mxd



**ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:**

**A.** The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a “Potentially Significant Impact” as indicated by the checklist on the following pages.

- |   |   |   |
|---|---|---|
| <input type="checkbox"/> Aesthetics                           | <input type="checkbox"/> Agriculture / Forestry Resources | <input type="checkbox"/> Air Quality                          |
| <input type="checkbox"/> Biological Resources                 | <input checked="" type="checkbox"/> Cultural Resources    | <input type="checkbox"/> Energy                               |
| <input type="checkbox"/> Geology / Soils                      | <input type="checkbox"/> Greenhouse Gas Emissions         | <input type="checkbox"/> Hazards and Hazardous Materials      |
| <input checked="" type="checkbox"/> Hydrology / Water Quality | <input type="checkbox"/> Land Use / Planning              | <input type="checkbox"/> Mineral Resources                    |
| <input type="checkbox"/> Noise                                | <input type="checkbox"/> Population / Housing             | <input type="checkbox"/> Public Services                      |
| <input type="checkbox"/> Recreation                           | <input checked="" type="checkbox"/> Transportation        | <input checked="" type="checkbox"/> Tribal Cultural Resources |
| <input type="checkbox"/> Utilities / Service Systems          | <input type="checkbox"/> Wildfire                         | <input type="checkbox"/> Mandatory Findings of Significance   |

**B. DETERMINATION:**

On the basis of this initial evaluation:

- I find that the proposed project **COULD NOT** have a significant effect on the environment, and a **NEGATIVE DECLARATION** will be prepared.
- I find that although the proposed project could have a significant effect on the environment, there **WILL NOT** be a significant effect in this case because revisions in the project have been made or agreed to by the project proponent. A **MITIGATED NEGATIVE DECLARATION** will be prepared.
- I find that the proposed project **MAY** have a significant effect on the environment, and an **ENVIRONMENTAL IMPACT REPORT** is required.
- I find that the proposed project **MAY** have a “potentially significant impact” or “potentially significant unless mitigated” impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An **ENVIRONMENTAL IMPACT REPORT** is required, but it must analyze only the effects that remain to be addressed.
- I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier **EIR** or **NEGATIVE DECLARATION** pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier **EIR** or **NEGATIVE DECLARATION**, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

Signature: 

Hector Guerra  
Printed Name

Date: 8/14/20

Chief Environmental Planner  
Title

Signature: 

Reed Schenke, P.E.  
Printed Name

Date: 8/14/20

Environmental Assessment Officer  
Title

## C. EVALUATION OF ENVIRONMENTAL IMPACTS:

- 1) A brief explanation is required for all answers except “No Impact” answers that are adequately supported by the information sources a lead agency cites in the parentheses following each question. A “No Impact” answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A “No Impact” answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants, based on a project-specific screening analysis).
- 2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
- 3) Once the lead agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less than significant with mitigation, or less than significant. “Potentially Significant Impact” is appropriate if there is substantial evidence that an effect may be significant. If there are one or more “Potentially Significant Impact” entries when the determination is made, an EIR is required.
- 4) “Negative Declaration: Less Than Significant With Mitigation Incorporated” applies where the incorporation of mitigation measures has reduced an effect from “Potentially Significant Impact” to a “Less Than Significant Impact.” The lead agency must describe the mitigation measures, and briefly explain how they reduce the effect to a less than significant level (mitigation measures from “Earlier Analyses,” as described in (5) below, may be cross-referenced).
- 5) Earlier analyses may be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR or negative declaration. Section 15063(c)(3)(D). In this case, a brief discussion should identify the following:
  - a) Earlier Analysis Used. Identify and state where they are available for review.
  - b) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.
  - c) Mitigation Measures. For effects that are “Less than Significant with Mitigation Measures Incorporated,” describe the mitigation measures which were incorporated or refined from the earlier document and the extent to which they address site-specific conditions for the project.
- 6) Lead agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated.
- 7) Supporting Information Sources: A source list should be attached, and other sources used or individuals contacted should be cited in the discussion.
- 8) This is only a suggested form, and lead agencies are free to use different formats; however, lead agencies should normally address the questions from this checklist that are relevant to a project’s environmental effects in whatever format is selected.
- 9) The explanation of each issue should identify:
  - a) the significance criteria or threshold, if any, used to evaluate each question; and
  - b) the mitigation measure identified, if any, to reduce the impact to less than significance.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<b>1.</b>	<b>AESTHETICS</b>				
	Would the project:				
a)	Have a substantial adverse effect on a scenic vista?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b)	Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage point.) If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d)	Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<p>Analysis:</p> <p>The proposed improvements to an existing use include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.</p> <p>The following Tulare County General Plan 2030 Update policies for this resource applies to this Project: Environmental Resources Management (ERM) Element Policy <i>LU-2.3 Open Space Character</i>; <i>LU-7.7 Parking Location</i>; <i>LU-7.9 Visual Access</i>; <i>LU-7.18 Lighting</i>; <i>LU-7.19 Minimize Lighting Impacts</i>; <i>SL-1.1 Natural Landscapes</i>; <i>SL-1.2 Working Landscapes</i>; <i>SL-1.3 Watercourses</i>; <i>SL-2.1 Designated Scenic Routes and Highways</i>; <i>SL-2.2 Gateway to the Sequoias</i>; <i>SL-3.2 Urban Expansion Edges</i>; <i>SL-4.1 Design of Highways</i>; <i>ERM-1.7 Planting of Native Vegetation</i>, <i>ERM-1.8 Open Space Buffers</i>; <i>ERM-1.15 Minimize Lighting Impacts</i>; and <i>ERM-5.18 Night Sky Protection</i>..</p> <p>a) <b>No Impact:</b> As the Project is merely an addition to and improvements of an existing use (within its current property footprint), the Project will not have a substantial adverse effect on a scenic vista. The RV park is located adjacent to the Kings River, contains large shade trees and open areas. Structures date to the late 1960s. The proposed improvements will be similar in appearance to those now existing. The proposed additional RV spaces will replace existing campground spaces on the same footprint. As such, the Project will not obstruct local scenic views, be visually intrusive or incompatible with the surrounding area, or be visible to large numbers of receptors thereby resulting in no impact to this resource.</p>					

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
b)	<b>Less than Significant Impact:</b> Based on a search for County and Caltrans Scenic highways on June 2, 2020, the project is not located within a scenic corridor. (See <a href="http://www.dot.ca.gov/hq/LandArch/scenic_highways/index.htm">http://www.dot.ca.gov/hq/LandArch/scenic_highways/index.htm</a> ). The Project will not substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway as it is merely an addition to and improvements of an existing use (within its current property footprint). As stated by the applicant, few, if any trees, will be removed. Therefore, the Project would result in less than significant impact to this resource.				
c)	<b>No Impact:</b> The Project is merely an addition to and improvements of an existing use (within its current property footprint). Further, the proposed improvements will be similar to existing improvements. As noted earlier, an RV Park has existed on the site since 1982. The proposed Project is in a non-urbanized area, with active agriculture north, west, and south of the Project site. Therefore, the proposed Project will not have a direct or cumulative impact, or create an unusual circumstance that will cause the proposed project to substantially degrade the existing visual character or quality of public views of the site and its surroundings. As such, the Project will result in no impact to this resource.				
d)	<b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint) of a recreation area that has existed on the site since 1965 and an RV park since 1982. A standard condition of approval requires exterior lighting to be directed away from public roadways and adjacent properties. As such, the Project will not create a new source of substantial light or glare which would adversely affect day or nighttime views in the area. Therefore, the Project will result in no impact to this resource.				

2.	AGRICULTURAL AND FOREST RESOURCES				
	In determining whether impacts to agricultural resources are significant environmental effects, lead agencies may refer to the Rural Valley Lands Plan point evaluation system prepared by the County of Tulare as an optional model to use in assessing impacts on agriculture and farmland. In determining whether impacts to forest resources, including timberland, are significant environmental effects, lead agencies may refer to information compiled by the California Department of Forestry and Fire Protection regarding the state's inventory of forest land, including the Forest and Range Assessment project and the Forest Legacy Assessment project; and forest carbon measurement methodology provided in Forest Protocols adopted by the California Air Resources Board. Would the project:				
a)	Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b)	Conflict with existing zoning for agriculture use, or a Williamson Act contract?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c)	Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources code 12220(g), timberland (as defined in Public Resource Code section 4526), or timberland zoned Timberland Production (as defined	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
	by Government Code section 51104(g)?				
d)	Result in the loss of forest land or conversion of forest land to non-forest use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e)	Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to non-agricultural use or conversion of forest land to non-forest use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Analysis:

The proposed improvements to an existing use include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Agricultural Land (AG) Element and Land Use (LU) Element policies for this resource apply to this Project: *AG-1.14 Right-to-Farm Noticing* and; *LU-2.3 Open Space Character*.

The following policies of the Kings River Plan pertain to the project and agricultural resources: Goal II: Rural Residential/Recreational Opportunity Area – Private recreation uses are compatible if the property b) is not suitable for intensive agriculture due to sandy soils with an agricultural capability of Class III, flooding and/or other constraints and d) the uses are allowed in the AE-20 Zone.

- a) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). Based on a search of Department of Conservation, Farmland Mapping and Monitoring Program (FMMP) maps in June 2020, the Project site is located on Semi-Agricultural and Rural Commercial Land, described as including agricultural storage and packing sheds, unpaved parking areas, composting facilities, equine facilities, firewood lots, and campgrounds (see [ftp://ftp.consrv.ca.gov/pub/dlrp/FMMP/pdf/2010/tul10\\_no.pdf](http://ftp.consrv.ca.gov/pub/dlrp/FMMP/pdf/2010/tul10_no.pdf)). The onsite soils are Tujunga Sandy Loam, Prime Class III if irrigated, and Riverwash, non-prime Class VIII. The subject site is in FEMA Flood Zone AE, a federally identified Special Flood Hazard Area. A majority of the site is located within the boundaries of the FEMA regulatory floodway of the Kings River. A portion of the subject site is located within the boundaries of the Kings River designated floodway of the Central Valley Flood Protection Board (CVFPB). As such, the Project will result in no impact to this resource.
- b) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not conflict with existing zoning for agriculture use, or a Williamson Act contract. The site is not located in an Agricultural Preserve under Williamson Act Land Conservation Contract. The Zoning Ordinance requires an approved Special Use Permit for a RV park on an agriculturally zoned property. The recreational and campground uses have had approved Special Use Permits since 1965 (PSP 65-33, PSP 71-006, PSP 82-014). Conditions of approval require the owner to sign a Right-to-Farm Notice. Therefore, the Project will result in no impact to this resource.
- c) **No Impact:** There are no forestlands on the Project site or in the vicinity. Also, the subject property does not meet the definition in Public Resources Code Section 4526 of timberland, as it is not commercially growing trees or harvesting

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<p>for usage as lumber. The site contains oak trees, with willows by the river. As noted earlier, few, if any, trees will be removed as users prefer camping spaces with shade trees. Therefore, the Project will result in no impact to this resource.</p>					
<p>d) <b>No Impact:</b> The Project will not conflict with existing zoning for, or cause rezoning of, forest land, timberland, or timberland zoned Timberland Production. The Zoning is AE-20 (Exclusive Agricultural – 20 Acre Minimum) and F-1 (Primary Flood Plain.). The subject property does not commercially grow or harvest trees for lumber. The subject property meets the definition in Public Resources Code Section 12220 of forest land, as the land can support 10-percent native tree cover of any species; however, as noted earlier, the applicant stated that few if any trees will be removed and the recreational and campground uses have existed for decades with approved Special Use Permits since 1965 (PSP 65-33, PSP 71-006, and PSP 82-014.). Therefore, the Project would result in no impact to this resource.</p>					
<p>e) <b>No Impact:</b> The Project will not involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to non-agricultural use or conversion of forest land to non-forest use. The subject site has not been used for agriculture since at least 1965 when the Planning Commission approved Special Use Permit No. 65-33 to establish a park and recreation area on an 87-acre parcel. Because the property is adjacent to agricultural land, the owners are required to sign a Right to Farm Notice, per County Ordinance Section 7-29-1070. Therefore, the Project would result in no impact to this resource.</p>					

<b>3.</b>	<b>AIR QUALITY</b>				
Where available, the significance criteria established by the applicable air quality management district or air pollution control district may be relied upon to make the following determinations. Would the project:					
a)	Conflict with or obstruct implementation of the applicable air quality plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	Expose sensitive receptors to substantial pollutant concentrations?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d)	Result in other emissions (such as those leading to odors adversely affecting a substantial number of people?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Analysis:**

As noted earlier, the proposed improvements to an existing use include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update policies for this resource apply to this Project: AQ-1.1: *Cooperation with Other Agencies*; AQ-1.3: *Cumulative Air Quality Impacts*; AQ-1.5: *California Environmental Quality*

		<b>SIGNIFICANT IMPACT</b>	<b>LESS THAN SIGNIFICANT IMPACT WITH MITIGATION</b>	<b>LESS THAN SIGNIFICANT IMPACT</b>	<b>NO IMPACT</b>
<p><i>Act (CEQA) Compliance; AQ-2.2 Indirect Source Review; AQ-3.4 Landscape; AQ-4.1: Air Pollution Control Technology; AQ-4.2 Dust Suppression Measures; AQ-4.3 Paving or Treatment of Roadways for Reduced Air Emissions; AQ-4.5: Public Awareness; AQ-4.6: Asbestos Airborne Toxic Control and Dust Protection.</i></p>					
<p>The proposed Project is located in the San Joaquin Valley Air Basin (SJVAB), a continuous inter-mountain air basin. The Sierra Nevada Range forms the eastern boundary; the Coast Range forms the western boundary; and the Tehachapi Mountains form the southern boundary. These topographic features restrict air movement through and beyond the SJVAB. The SJVAB is comprised of San Joaquin, Stanislaus, Merced, Madera, Fresno, Kings, and Tulare Counties and the valley portion of Kern County; it is approximately 25,000 square miles in area. Tulare County lies within the southern portion of the SJVAB. Air resources in the SJVAB is managed by the San Joaquin Valley Unified Air Pollution Control District (Air District).</p>					
<p>Both the federal government (through the United State Environmental Protection Agency (EPA)) and the State of California (through the California Air Resources Board (ARB)) have established health-based ambient air quality standards (AAQS) for six air pollutants, commonly referred to as “criteria pollutants.” The six criteria pollutants are: carbon monoxide (CO), ozone (O<sub>3</sub>), sulfur dioxide (SO<sub>2</sub>), nitrogen dioxide (NO<sub>2</sub>), particulate matter (PM<sub>10</sub> and PM<sub>2.5</sub>), and lead (Pb).</p>					
<p>National Ambient Air Quality Standards (NAAQS) and California Ambient Air Quality Standards (CAAQS) have been established for each criteria pollutant to protect the public health and welfare. The federal and state standards were developed independently with differing purposes and methods, although both processes are intended to avoid health-related effects. As a result, the federal and state standards differ in some cases. In general, the California state standards are more stringent.</p>					
<p>The Federal Clean Air Act requires EPA to set NAAQS for the six criteria pollutants, noted above, that occur throughout the United States. Of the six pollutants, particle pollution and ground-level ozone are the most widespread health threats. EPA regulates the criteria pollutants by developing human health-based and/or environmentally-based criteria (science-based guidelines) for setting permissible levels. The set of limits based on human health is called primary standards. Another set of limits intended to prevent environmental and property damage is called secondary standards.</p>					
<p>EPA is required to designate areas as meeting (attainment) or not meeting (nonattainment) the air pollutant standards. The Federal Clean Air Act (CAA) further classifies nonattainment areas based on the severity of the nonattainment problem, with marginal, moderate, serious, severe, and extreme nonattainment classifications for ozone. Nonattainment classifications for PM range from marginal to serious. The Federal CAA requires areas with air quality violating the NAAQS to prepare an air quality control plan referred to as the State Implementation Plan (SIP). The SIP contains the strategies and control measures that states will use to attain the NAAQS. The Federal CAA amendments of 1990 require states containing areas that violate the NAAQS to revise their SIP to incorporate additional control measures to reduce air pollution. The SIP is periodically modified to reflect the latest emissions inventories, planning documents, rules, and regulations of Air Basins as reported by the agencies with jurisdiction over them. The EPA reviews SIPs to determine if they conform to the mandates of the Federal CAA amendments and will achieve air quality goals when implemented. If the EPA determines a SIP to be inadequate, it may prepare a Federal Implementation Plan (FIP) for the nonattainment area and impose additional control measures.</p>					
<p>The SJVAB is designated non-attainment of state and federal health based air quality standards for ozone and respirable particulate matter less than 2.5 microns in diameter (PM<sub>2.5</sub>), and is designated non-attainment for state and attainment for federal standards for particulate matter less than 10 microns in diameter (PM<sub>10</sub>). The federal classification for the SJVAB is extreme non-attainment for the 8-hour ozone standard. To meet Federal Clean Air Act requirements, the Air District</p>					

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<p>adopted the <i>2007 Ozone Plan</i> in April, 2007. The 2007 Ozone Plan projects that the Valley will achieve the 1997 8-hour ozone standard of 84 parts per billion (ppb) for all areas of the SJVAB no later than 2023. The Air District adopted the <i>2016 Plan for the 2008 8-Hour Ozone Standard</i> in June 2016. The 2016 Ozone Plan projects that the Valley will achieve the 2008 8-hour ozone standard of 75 ppb for all areas of the SJVAB by the 2031 deadline. The federal PM<sub>10</sub> standard has been achieved and the US EPA re-classified the Air District as in attainment on September 25, 2008. Even after achieving the PM<sub>10</sub> standard, the Air District is currently designated a PM<sub>10</sub> Maintenance Area and all rules and regulations are still in effect. The SJVAB is designated non-attainment for both state and federal PM<sub>2.5</sub> annual standards. The Air District's <i>2018 Plan for the 1997, 2006, and 2012 PM<sub>2.5</sub> Standards</i> was adopted in November 2018. The 2018 PM<sub>2.5</sub> Plan addresses the EPA federal 1997 annual PM<sub>2.5</sub> standard of 15 microgram per cubic meter (µg/m<sup>3</sup>) and 24-hour PM<sub>2.5</sub> standard of 65 µg/m<sup>3</sup>; the 2006 24-hour PM<sub>2.5</sub> standard of 35 µg/m<sup>3</sup>; and the 2012 annual PM<sub>2.5</sub> standard of 12 µg/m<sup>3</sup>. Measures contained in the 2007 PM<sub>10</sub> Maintenance Plan will also help reduce PM<sub>2.5</sub> levels and will provide progress toward attainment until new measures are implemented for the PM<sub>2.5</sub> Plan, if needed. The State does not have an attainment deadline for the ozone standards; however, it does require implementation of all feasible measures to achieve attainment at the earliest date possible. State PM<sub>10</sub> and PM<sub>2.5</sub> standards have no attainment planning requirements, but must demonstrate that all measures feasible for the area have been adopted.<sup>2</sup></p> <p>a) <b>Less Than Significant Impact:</b> Air quality plans (also known as attainment plans) and subsequent rules are used to bring the applicable air basin into attainment with federal ambient air quality standards designed to protect the health and safety of residents within that air basin. The Project will comply with all applicable Air District rules and regulations including, but not limited to, Regulation VIII (Fugitive PM<sub>10</sub> Prohibitions) requirements, Rule 4102 (Nuisance), Rule 4103 (Open Burning), Rule 4601 (Architectural Coatings), Rule 4641 (Cutback, Slow Cure, and Emulsified Asphalt, Paving and Maintenance Operations), and Rule 9510 (Indirect Source Review). The Air District's <i>Guidance for Assessing and Mitigating Air Quality Impacts</i> (GAMAQI) states, "...the District has established thresholds of significance for criteria pollutant emissions, which are based on District New Source Review (NSR) offset requirements for stationary sources. Stationary sources in the District are subject to some of the toughest regulatory requirements in the nation. Emission reductions achieved through implementation of District offset requirements are a major component of the District's air quality plans. Thus, projects with emissions below the thresholds of significance for criteria pollutants would be determined to "Not conflict or obstruct implementation of the District's air quality plan."<sup>3</sup></p> <p>"Determination of whether a project would exceed the applicable thresholds of significance for criteria pollutants requires quantification of project specific emissions. To streamline the process of assessing significance of criteria pollutant emissions from commonly encountered projects, the District has developed the screening tool, Small Project Analysis Level (SPAL). Using project type and size, the District has pre-quantified emissions and determined a size below which it is reasonable to conclude that a project would not exceed applicable thresholds of significance for criteria pollutants."<sup>4</sup></p> <p>The Air District's SPAL screening document does not include vacation rentals or campgrounds; however, because the project has similar design and use to other project types, it would be appropriate to evaluate the project using the SPAL thresholds for residential housing vehicle trips rate (1,453 trips/day) and project size (152 single family units) and the hotel and motel project sizes (200 units and 170 units, respectfully). Because the project generates less than 1,453 vehicle trips per day and at full buildout consists of less than 200 rental units, it falls below the applicable SPAL thresholds. However, because RV parks and campgrounds are not included in SPAL Tulare County Resource</p>					

<sup>2</sup> San Joaquin Valley Air Pollution Control District attainment plans can be found on the Air District's Air Quality Plans website at [http://valleyair.org/Air\\_Quality\\_Plans/air-quality-plans.htm](http://valleyair.org/Air_Quality_Plans/air-quality-plans.htm).

<sup>3</sup> San Joaquin Valley Air Pollution Control District. GAMAQI, page 65. [http://www.valleyair.org/transportation/GAMAQI\\_12-26-19.pdf](http://www.valleyair.org/transportation/GAMAQI_12-26-19.pdf).

<sup>4</sup> Ibid. 85

		<b>SIGNIFICANT IMPACT</b>	<b>LESS THAN SIGNIFICANT IMPACT WITH MITIGATION</b>	<b>LESS THAN SIGNIFICANT IMPACT</b>	<b>NO IMPACT</b>
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Management Agency (RMA) staff conducted a California Emissions Estimator Model (CalEEMod) analysis to determine potential emissions during the construction and operational phases of the proposed Project. The specific use of the commercial/retail building is unknown at this time; however, the applicant has indicated that at full buildout only ten (10) employees would be employed by the Project. As such, the CalEEMod analysis was performed assuming the most likely use, a small market (a conservative estimate of a 3,000 square foot 24-hour mini mart) to service the patrons utilizing the RV park. The CalEEMod analysis output is included in this Initial Study as Attachment “A”. As shown in Table 2, the model indicates that neither construction related nor operational emissions will exceed the Air District’s criteria air pollutant thresholds.

As the Project falls below the Air District’s SPAL levels for ADT and Project related emissions do not exceed the Air District’s thresholds of significance, the proposed Project does not conflict with or obstruct implementation of any applicable air quality plan or rule. As such, the Project will result in a less than significant impact to this resource.

**Table 1. District Thresholds of Significance**

Criteria Pollutant	Construction Related Activities	Operational Equipment/Activities (Non-permitted)
	Emissions (ton/year)	Emissions (ton/year)
CO	100	100
NOx	10	10
ROG	10	10
SOx	27	27
PM <sub>10</sub>	15	15
PM <sub>2.5</sub>	15	15

*Source: San Joaquin Valley Unified Air Pollution Control District, GAMAQI, Page 80.*

**Table 2. Project Criteria Pollutant Emissions (unmitigated)**

Criteria Pollutant	Construction Emissions (ton/year)*	Operational Emissions (ton/year)
CO	2.1955	5.7376
NOx	2.3054	6.0530
ROG	0.2697	0.8515
SOx	0.0037	0.0191
PM <sub>10</sub>	0.4552	1.0484
PM <sub>2.5</sub>	0.2481	0.2945

*\* Emissions presented represent a worst-case build out scenario (all phases of the project will be built out in a one year period).*

- b) **Less Than Significant Impact:** As noted earlier, the proposed Project’s improvements to an existing use will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store. Due to its size, the

		<b>SIGNIFICANT IMPACT</b>	<b>LESS THAN SIGNIFICANT IMPACT WITH MITIGATION</b>	<b>LESS THAN SIGNIFICANT IMPACT</b>	<b>NO IMPACT</b>
<p>Project will not lead to a net increase of any criteria pollutants such as carbon monoxide, lead, nitrogen oxides, ground level ozone, particle pollution, or sulfur oxide. Potential generation of dust during construction-related activities will be short-term, intermittent and temporary. After reviewing the construction activities and operations of this project, and all temporary construction and operational activities, there were no emissions that will have a significant effect. The number of trips generated by the Project's total 189 RV spaces (at full buildout) will be less than the 1,453 vehicle trip per day threshold of the Air District's SPAL screening threshold with regard to assessing Air Quality Impacts. The facility is required to comply with applicable San Joaquin Valley Air Pollution Control District (Air District) rules and regulations, including Rule 4102 (Nuisance), including odors; Regulation VIII (Fugitive PM10 Prohibitions) and associated Rules 8021, 8031, 8041, 8051, 8061, and 8071; Rule 4002 (National Emission Standards for Hazardous Air Pollutants), Rule 4103 (Open Burning); Rule 4601 (Architectural Coatings); Rule 4641 (Cutback, Slow Cure, and Emulsified Asphalt, Paving and Maintenance Operations); Rule 4702 (Internal Combustion Engines – Phase 2). Conditions of approval require all on-site parking areas and driveways to be surfaced for all-weather conditions and to be continually maintained to prevent dust and mud trackout onto roadways. Therefore, the Project will result in less than significant impact.</p>					
<p>c) <b>Less Than Significant Impact:</b> The Project is merely an addition to and improvements of an existing use (within its current property footprint); as such, the Project will not expose sensitive receptors to substantial pollutant concentrations. The applicant stated that the nearest sensitive receptor, an off-site residence, is 650 feet northeast of the RV park. Agriculture surrounds the subject site on the north, east and west, with the Kings River on the southern boundary. The Project is not a source of toxic air contaminants and does not store hazardous materials, per the applicant. Therefore, the Project will result in less than significant impact.</p>					
<p>d) <b>Less Than Significant Impact:</b> The Project is merely an addition to and improvements of an existing use (within its current property footprint), as such, the Project will not result in other emissions (such as those leading to odors adversely affecting a substantial number of people.) As a condition of approval, all waste products must be removed from the site on a regular basis and disposed of at an approved solid waste disposal facility. Therefore, the Project will result in less than significant impact to this resource.</p>					
<b>4.</b>	<b>BIOLOGICAL RESOURCES</b>				
	Would the project:				
a)	Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b)	Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, and regulations or by the California Department of Fish and	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

		<b>SIGNIFICANT IMPACT</b>	<b>LESS THAN SIGNIFICANT IMPACT WITH MITIGATION</b>	<b>LESS THAN SIGNIFICANT IMPACT</b>	<b>NO IMPACT</b>
	Game or U.S. Fish and Wildlife Service?				
c)	Have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d)	Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e)	Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
f)	Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Analysis:**

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Environmental Resources Management Element policies for this resource apply to this Project: ERM-1.1 *Protection of Rare and Endangered Species*; ERM-1.2 *(Development in Environmentally Sensitive Areas*; ERM-1.4 *Protect Riparian Areas*; ERM-1.6 *Management of Wetlands*; ERM-1.7 *Planting of Native Vegetation*; ERM-1.8 *Open Space Buffers*; ERM-1.9: *Coordination of Management on Adjacent Lands*; ERM-1.15 *Minimize Lighting Impacts*; ERM-1.16 *Cooperation with Wildlife Agencies*; ERM-5.8 *Watercourse Development*; ERM-1.16 *Cooperation with Wildlife Agencies*; ERM-5.8 *Watercourse Development*.

The following Kings River Plan policies for this resource apply to this Project: Goal IX: Kings River Riparian Habitat, with policies as follows: designated floodway regulations shall be used to protect the major portion of the remaining riparian vegetation along Tulare County’s portion of the Kings River; that, to the extent possible, valley oaks shall be protected and preserved in all Kings River Plan area developments; and that if riparian trees or shrubs exist on the site of a proposed development project, such projects shall be designed in such a manner that vegetation and habitat is protected to the extent possible.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
a)	<p><b>No Impact:</b> As noted earlier the Project is merely an addition to and improvements of an existing use (within its current property footprint) and will not have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species. The California Natural Diversity Database of March 2020 shows no Species of Concern in the area. There have been sightings of Swainson’s hawk approximately two (2) miles west of the subject site. However, the subject site has been used for a recreational vehicle park for decades, contains structures, asphalt driveways, gravel-surfaced RV spaces, and is surrounded by agriculture. There are no signs of special status species on the site. The California Department of Fish and Wildlife was consulted, but did not respond. Although the subject site is bordered by the Kings River and riverine wetlands, the site itself does not contain wetlands or a waterfowl refuge and is not in the planning area of a Conservation Plan. Therefore, the Project will result in no impact to this resource.</p>				
b)	<p><b>Less Than Significant Impact:</b> As the Project is merely an addition to and improvements of an existing use (within its current property footprint), it will not have a substantial adverse effect on any riparian habitat or other sensitive natural community. As noted earlier, the subject site is by the Kings River. As previously noted, the Project will result in an increase of RV spaces from 94 to 189 and will replace existing campground spaces and, according to the applicant, will result in the removal of few if any trees. Existing and proposed RV/trailer spaces and bathroom/laundry structures in the FEMA Flood Zone AE. Some proposed RV spaces will be in the floodway. Kings River Plan Goal IX: Kings River Riparian Habitat includes a policy that designated floodway regulations shall be used to protect the major portion of the remaining riparian vegetation along Tulare County’s portion of the Kings River. Conditions of approval are included for the applicant to ensure that, if riparian trees or shrubs exist on the site of a proposed development project, such projects shall be designed in such a manner that vegetation and habitat is protected to the extent possible. Therefore, the Project will result in a less than significant impact to this resource.</p>				
c)	<p><b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not have a substantial adverse effect on state or federally protected wetlands. A search of the United States Geographic Survey (USGS) quadrant maps on June 2, 2020 shows that wetlands exist along the Kings River, which forms the southern property boundary (see Figure 5). Therefore, the Project will result in a less than significant impact to this resource.</p>				
d)	<p><b>Less Than Significant Impact:</b> As the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites. Therefore, the Project will result in a less than significant impact to this resource.</p>				
e)	<p><b>Less Than Significant Impact:</b> The Project will not conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance. California Oak Woodland Management Laws include the Oak Woodlands Conservation Act (AB 242 2001, Chapter 588, Article 3.5 Fish And Game Code); SB 1334- 2004, Section 21083 Public Resources Code; and Section 21083-Public Resources Code. The County does not have an Oak Tree Preservation Ordinance or Policy outside the Three Rivers area’s Oak Woodland Conservation Program. However, the County’s General Plan Environmental Resources Management Element also contains implementation measures (see ERM Implementation Measures #14 and #15) that require the County to comply with State regulations for protecting oak woodlands. In addition, the 1982 Kings River Plan’s Goal IX: Kings River Riparian Habitat, includes policies that valley oaks shall be protected and preserved in all Kings River Plan area developments. As noted earlier, as a condition of approval, if riparian trees or shrubs exist on the site of a proposed</p>				

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
development project, such projects shall be designed in such a manner that vegetation and habitat is protected to the extent possible. Therefore, the Project will result in a less than significant impact to this resource.					
f) <b>No Impact:</b> There is no adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan in the vicinity; therefore, the project will not conflict with the provisions of any such plan. Therefore, the Project will result in a no impact to this resource.					
<b>5.</b>	<b>CULTURAL RESOURCES</b>				
Would the project:					
a)	Cause a substantial adverse change in the significance of a historical resource pursuant to Section 15064.5?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	Cause a substantial adverse change in the significance of an archaeological resource pursuant to Section 15064.5?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c)	Disturb any human remains, including those interred outside of formal cemeteries?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>Analysis:</p> <p>As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.</p> <p>The following Tulare County General Plan 2030 Update Planning Framework (PF) Element and Environmental Resources Management (ERM) Element policies for this resource apply to this Project: Planning Framework Element Policy PF-6.2 <i>Intergovernmental Coordination</i>; ERM-6.1 - <i>Evaluation of Cultural and Archaeological Resources</i>; ERM-6.8 - <i>Solicit Input from Local Native Americans</i>; ERM-6.9 - <i>Confidentiality of Archaeological Sites</i> and; ERM-6.10 - <i>Grading Cultural Resources Sites</i>.</p> <p>The following Kings River Plan policies for this resource apply to this Project: Goal XII: Archaeology, with two policies. Policy 1 states that during the project review phase of a discretionary project, initial consultation requests shall be referred to the Area Archaeological Site Survey Office if the project site is within one mile of the Kings River, or the project site is on vacant ground or range land that has not been graded or has not be otherwise used in a way that has altered the landscape from its natural configuration. This policy shall not apply to projects when it readily apparent that the project will not cause any measurable impact on archaeological resources. Policy 2 states that if, during the project review phase, it is discovered that an archaeological site will be disrupted by a proposed project, appropriate conditions of project approval shall be applied that require archaeological surveys, studies and/or protection measures.</p> <p>a) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). No cultural resources assessment has been conducted for this site and no cultural resources are known to be on or near the site. The property and surroundings have been under recreational, agricultural and residential use for decades. The Project is subject to and will comply with all applicable General Plan and Kings River Plan policies. Furthermore, conditions of approval will be implemented to ensure appropriate treatment</p>					

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
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of historical resources in the event of accidental discovery during earthmoving activities. As such, the Project will not cause a substantial adverse change in the significance of a historical resource pursuant to Section 15064.5. Therefore, the Project will result in a less than significant impact to this resource.

b) **Less than Significant Impact With Mitigation:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). RMA Staff e-mailed a request for a Sacred Lands File (SLF) Search and Local Tribal Consultation List to the Native American Heritage Commission (NAHC) on June 2, 2020. The NAHC responded on June 8, 2020 indicating that the SLF Search had returned with negative results (see Attachment “D”). On June 9, 2020, staff e-mailed a Cultural Records Search Request to the California Historical Resources Information System (CHRIS) – Southern San Joaquin Valley Information Center (SSJVIC). The SSJVIC responded on June 22, 2020 indicating that there have been no previous cultural resource studies conducted and no recorded resources within the Project area; however, there have been four (4) cultural resource studies conducted within the one-half mile radius, TU-00167,- 00168, -01326 and- 01498 (see Attachment “B”). There is one (1) recorded resource within the one-half mile radius, P-10-004627, an historic era ditch. There are no recorded cultural resources within the Project area or radius that are listed in the National Register of Historic Places, the California Register of Historical Resources, the California Points of Historical Interest, California Inventory of Historic Resources, or the California State Historic Landmarks. The SSJVIC CHRIS report stated that, because a cultural resources survey has not been previously conducted on this property, it is unknown if any cultural resources are present. Therefore, if ground disturbance activities will take place on vacant land, the SSJVIC recommends that the project area first be surveyed for cultural resources by a qualified, professional consultant. They also recommend that, if there are any structures on the property more than 45 years old that will be impacted by Project-related activities, they first be recorded and evaluated for historical significance. The SSJVIC also commented that due to the potential high level of cultural resource sensitivity, there is a reasonable likelihood that subsurface cultural resources are present. Therefore, they recommended that a qualified, professional consultant be present during all ground disturbance activities to identify any unearthed cultural resources. A list of qualified consultants can be found at [www.chrisinfo.org](http://www.chrisinfo.org).

Pursuant to AB 52 requirements, RMA Staff solicited consultation with the Native American Tribes (see Attachment “D”). On June 10, 2020, tribal consultation notices were sent to thirteen (13) tribal contacts representing five (5) Native American tribes via e-mail and certified mail. One (1) response was received on July 14, 2020, from the Santa Rosa Rancheria Tachi-Yokut Tribe, expressing concerns about the project’s potential to adversely affect tribal cultural resources and sacred sites. The Tribe also recommended that the applicant have a cultural resource survey completed and requested that they be provided with the results to assist with a tribal monitoring program, as well as indicating that a burial treatment plan should be included in the mitigation measures, and put into place prior to any permitting or ground disturbance for this project.

A Mitigation Monitoring or Reporting Program (MMRP) is included in this document as Attachment “E”. The MMRP includes Mitigation Measures **CUL-1** and **CUL-2**, which will be implemented as conditions of approval and will reduce any potential significant impacts on archaeological resources resulting from inadvertent discovery during construction-related activities. Furthermore, a condition of approval will be included that will require the Applicant, prior to the start of any construction-related activities, to coordinate with the Santa Rosa Rancheria Tachi Yokut Tribe for on-site monitoring during earthmoving activities. As such, the Project will not cause a substantial adverse change in the significance of an archaeological resource pursuant to Section 15064.5. Therefore, the Project will result in less than significant impact with mitigation to this resource.

c) **Less Than Significant Impact With Mitigation:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). The Project is not located on the site of any known formal or informal cemeteries burial site. Waterways and their surrounding areas are considered to be highly

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
<p>sensitive for cultural resources, as indigenous people utilize these areas as permanent villages, temporary camps, and task specific sites. As discussed in Item 5b), due to the potential high level of cultural resource sensitivity, there is a reasonable likelihood that subsurface cultural resources are present. Mitigation Measure <b>CUL-3</b> will be implemented as conditions of approval requiring the applicant to ensure that, should human remains be encountered within the project area, the County Coroner must be contacted immediately, per Section 7050.5 of the California Health and Safety Code. Construction or excavation in the vicinity of discovered human remains shall be stopped until the County Coroner can determine whether the remains are those of a Native American. If the remains are determined to be Native American, the Coroner must, as required by law (Public Resources Code Section 5097), contact the California Native American Heritage Commission (NAHC), which shall specify the procedures to be followed. The applicant shall avoid and minimize impacts to known paleontological and tribal cultural resources. The owner shall include a standard “inadvertent discovery” clause in every construction contract to inform contractors of the related conditions of approval. If a qualified professional determines that the find is significant, the qualified professional shall design and implement a data recovery plan consistent with applicable standards. The plan shall be submitted to the Tulare County Resource Management Agency for review and approval. Standard conditions of approval require construction to cease if artifacts or human remains are found. Therefore, the Project will result in a less than significant impact to this resource with mitigation measures.</p>						
<b>6.</b>	<b>ENERGY</b>					
	Would the project:					
	a)	Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b)	Conflict with or obstruct a state or local plan for renewable energy or energy efficiency?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<p>Analysis:</p> <p>As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.</p> <p>The following Tulare County General Plan 2030 Update Environmental Resources Management (ERM) Element policies for this resource apply to this Project: ERM-4.1 <i>Energy Conservation and Efficiency Measures</i>; ERM-4.4 <i>Promote Energy Conservation Awareness</i> and; ERM-4.8 <i>Energy Efficiency Standards</i>.</p> <p>a) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). New facilities will be constructed consistent with the California Building Code and energy efficiency standards. The majority of use on the Project site will occur during mid-May through mid-September making it a seasonal-type use. Furthermore, the Project will provide increased local recreational opportunities for Tulare and surround county residents, thereby reducing vehicle miles travelled and a reduction in on-road vehicle fuel combustion. As such, the proposed Project will not have a direct or cumulative impact, or create wasteful, inefficient, or unnecessary consumption of energy resources during project construction or operation. Any</p>						

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
<p>future construction must comply with State energy requirements. Therefore, the Project would result in a less than significant impact to this resource</p> <p>b) <b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not conflict with or obstruct a state or local plan for renewable energy or energy efficiency. Therefore, the Project would result in no impact to this resource.</p>						
<b>7.</b>	<b>GEOLOGY/SOILS</b>					
	Would the project:					
	a)	Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving:				
	i)	Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication No. 42.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	ii)	Strong seismic ground shaking?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	iii)	Seismic-related ground failure, including liquefaction?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	iv)	Landslides?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	b)	Result in substantial soil erosion or the loss of topsoil?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	c)	Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	d)	Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	e)	Have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
f)	Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Analysis:

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Health and Safety (HS) Element and Water Resources (WR) Element policies for this resource apply to this Project: ERM-1.4 - Protect Riparian Areas The County shall protect riparian areas through habitat preservation, designation as open space or recreational land uses, bank stabilization, and development controls. HS-1.11 *Site Investigations*; HS-2.1 *Continued Evaluation of Earthquake Risks*; HS-2.4 *Structure Siting*; HS-2.7 *Subsidence*; HS-2.8 *Alquist-Priolo Act Compliance*; WR-2.2 *NPDES Enforcement*; WR-2.1 - *Protect Water Quality*; WR-2.3 *Best Management Practices* and; WR-2.4 *Construction Site Sediment Control*.

a) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not cause potential substantial adverse effects, including the risk of loss, injury, or death involving:

- i) *Fault Rupture:* Based on a search of the Tulare County Seismic Safety Element in the County General Plan on June 2, 2020, the Project is not located in a seismic hazard zone. No earthquake faults are known to exist near the site
- ii) *Ground Shaking:* As noted earlier, the Project is not located in a seismic hazard zone. The General Plan Update Figure 10.3 shows the shaking level on the low end in the vicinity.
- iii) *Ground Failure and Liquefaction:* Soil liquefaction or ground failure occurs in water-saturated unconsolidated **soils** affected by seismic secondary waves, which cause ground vibrations during earthquakes. As noted earlier, the Project is not located in a seismic hazard zone.
- iv) *Landslides:* The subject site is beside the Kings River and relatively level, not on a slope where landslides are likely to occur. The General Plan Update Figure 10.5 shows the landslide susceptibility class in the vicinity at 0 (no susceptibility) based on the topography.

Therefore, the Project would result in no impact to this resource.

b) **Less Than Significant Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not result in substantial soil erosion or the loss of topsoil. The proposed additional RV sites will be graded and the soil compacted to reduce the possibility of soil erosion or loss of topsoil. No structures are proposed in the floodway, which contains Riverwash, or layers of sand, gravel and cobbles that are subject to constant erosion. Therefore, the Project would result in a less than significant impact to this resource.

c) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the project will not be located on a geologic unit or soil that is unstable, or that

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
	<p>would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse. The additional RV spaces and structures be on Tujunga Sandy Loam, which has low shrink-swell potential. Therefore, the Project would result in no impact to this resource.</p>					
	<p>d) <b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not be located on expansive soil that might create substantial direct or indirect risks to life or property. As noted earlier, Tujunga loamy sand has low shrink-swell potential. Therefore, the Project would result in no impact to this resource.</p>					
	<p>e) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not be on soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems. Tujunga Sandy Loam, on the RV Park portion of the subject site, has severe septic tank absorption. The Tulare County Environmental Health Services Division (TCEHSD) commented that new septic system installations will require submission of a site evaluation report and soils testing prepared by a Qualified Professional with appropriate licensure (PE, PG, CHG, REHS or CPSS). Existing septic systems may require certification by a Qualified Professional or Qualified Contractor. Total daily waste flows shall be determined for existing septic systems that will experience an increase in daily waste flows as a result of the RV park expansion. New or existing septic systems that have daily waste flows that exceed 3,500 gallons/day may require permitting with the Central Valley Regional Water Quality Control Board (Water Board). The Water Board responded to a consultation request and stated that the existing RV park is currently not regulated by the Water Board, but must comply with the State Water Board Onsite Wastewater Treatment System Policy (OWTS) Policy and Tulare County's approved Local Agency Management Plan (LAMP) approved by the Central Valley Water Board (Resolution R5-2018-0009). In order to ensure compliance with both the OWTS Policy and Tulare County's approved LAMP, Tulare County (or the project proponent) needs to determine the projected flows from the proposed facility expansion. There is a possibility that the facility's future wastewater flows could exceed the flows allowed under Tulare County's LAMP. If the County determines that the onsite wastewater treatment system cannot be covered by the County's LAMP, the facility owner must submit a Report of Waste Discharge for enrollment under State Water Resources Control Board Order WQ 2014-0153-DWQ (Small Domestic General Order). TCEHSD staff noted that plumbing code estimates waste flow for RVs at 100 gallons/day. Therefore, the Project would result in a less than significant impact to this resource.</p>					
	<p>f) <b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not directly or indirectly destroy a unique paleontological resource or site or unique geologic feature. Therefore, the Project would result in no impact to this resource.</p>					
<b>8.</b>	<b>GREENHOUSE GAS EMISSIONS</b>					
	Would the project:					
	a)	Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b)	Conflict with any applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Analysis:

As previously noted, the proposed Project's improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Air Quality (AQ) Element and Environmental Resources Management (ERM) Element policies for this resource may apply to this Project: AQ-1.3 *Cumulative Air Quality Impacts*; AQ-1.5 *California Environmental Quality Act (CEQA) Compliance*; AQ-1.7 *Support Statewide Climate Change Solutions*; AQ-1.8 *Greenhouse Gas Emissions Reduction Plan/Climate Action Plan*; AQ-3.4 *Landscape*; AQ-3.5 *Alternative Energy Design*; ERM-4.1 *Energy Conservation and Efficiency Measures* and; ERM-4.8 *Energy Efficiency Standards*.

This Initial Study is relying on the guidance and expertise of the San Joaquin Valley Unified Air Pollution Control District (Air District) in addressing greenhouse gas (GHG) emissions. The Air District is a public health agency with jurisdiction over air quality and resources in the San Joaquin Valley Air Basin. The following assessment follows the Air District's recommendation for evaluation of potential impacts on GHG emissions as provided in the *Guidance for Assessing and Mitigating Air Quality Impacts* (GAMAQI) adopted by the Air District Governing Board on March 19, 2015. The Air District has determined that projects complying with an approved GHG emission reduction plan or GHG mitigation program, which avoids or substantially reduces GHG emissions within the geographic area in which the project is located, would be determined to have a less than significant individual and cumulative impact for GHG emissions<sup>5</sup>.

- a) **Less Than Significant Impact:** As previously noted, the proposed Project's improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store. The Project will result in direct GHG emissions from the operations of the proposed buildings (heating and cooling, cleaning supplies, etc.) as well as from on-road vehicles used in the transport of customers, employees and merchandise to and from the site; however, the Project will provide increased local recreational opportunities for Tulare and surrounding county residents, thereby reducing vehicle miles travelled and on-road vehicle fuel combustion. The Project is consistent with the California Air Resources Board's (CARB) 2017 Scoping Plan Update, the Tulare County General Plan, and the Tulare County Climate Action Plan (CAP). Construction emissions are considered short term, intermittent, and temporary emissions that would not occur after the Scoping Plan Update's 2030 target year. Furthermore, the Air District has determined that projects that are consistent with an adopted climate action plan with a certified final CEQA document would have a less than significant impact on global climate change.<sup>6</sup> As the Project is consistent with the General Plan and the CAP, Project-related GHG emissions will not have a significant impact on the environment, nor will the project conflict with any applicable plan, policy, or regulation adopted for the purpose of reducing GHG emissions. As such, a less than significant impact would occur as a result of this Project.
- b) **No Impact:** As previously noted, the Project is consistent with the Tulare County CAP. The CAP was adopted in August 2012 and updated in December 2018, and serves as a guiding document for County actions to reduce GHG emissions and adapt to the potential effects of climate change. The CAP is an implementation measure of the Tulare County General Plan which provides the supporting framework for development in the County. The CAP builds on the General Plan's framework with more specific actions that will be applied to achieve emission reduction targets required by State of California legislation. The General Plan fulfills many sustainability and GHG reduction objectives at the program level. Individual projects that will implement the General Plan will comply with these policies resulting in long-term benefits to GHG reductions that will help the County achieve the CAP reduction targets. The CAP identifies the policies from the various General Plan elements that promote more efficient development, and reduce travel and energy consumption. As the Project is consistent with the General Plan and the CAP, the Project will not conflict with any applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases. As such, a Less Than Significant Impact would occur as a result of this Project.

		<b>SIGNIFICANT IMPACT</b>	<b>LESS THAN SIGNIFICANT IMPACT WITH MITIGATION</b>	<b>LESS THAN SIGNIFICANT IMPACT</b>	<b>NO IMPACT</b>
<b>9. HAZARDS AND HAZARDOUS MATERIALS:</b>					
Would the project:					
a)	Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b)	Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c)	Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d)	Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e)	For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive noise for people residing or working the project area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f)	Impair implementation of, or physically interfere with, an adopted emergency response plan or emergency evacuation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g)	Expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

<sup>5</sup> San Joaquin Valley Air Pollution Control District, Guidance for Assessing and Mitigating Air Quality Impacts, Page 112; [www.valleyair.org/transportation/GAMAQI\\_3-19-15.pdf](http://www.valleyair.org/transportation/GAMAQI_3-19-15.pdf), accessed July 2020.

<sup>6</sup> San Joaquin Valley Air Pollution Control District, FACT SHEET – Addressing Greenhouse Gas Emissions Impact under the California Environmental Quality Act (CEQA) – Land Use Development Projects; [http://www.valleyair.org/Programs/CCAP/bps/Fact\\_Sheet\\_Development\\_Sources.pdf](http://www.valleyair.org/Programs/CCAP/bps/Fact_Sheet_Development_Sources.pdf), accessed July 2020.

Analysis:

As previously noted, the proposed Project's improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Health and Safety (HS) and Public Facilities and Service (PFS) Elements policies for this resource apply to this Project: HS-1.9 *Emergency Access*; HS-4.4 *Contamination Prevention*; HS-4.5 *Increase Public Awareness*; HS-5.1 *Development Compliance with Federal, State, and Local Regulations*; HS-5.9 *Floodplain Development Restrictions*; HS-6.1 *New Building Fire Hazards*; HS-6.5 *Fire Risk Recommendations*; HS-6.7 *Water Supply System*; PFS-5.7 *Provisions for Solid Waste Storage, Handling, and Collection*; PFS-7.1 *Fire Protection*; PFS-7.2 *Fire Protection Standards*; PFS-7.5 *Fire Staffing and Response Time Standards*.

The following Kings River Plan policies for this resource apply to this Project: Goal XI Vector Abatement –Appropriate vector abatement requirements shall be considered in conjunction with any discretionary project which has the potential to create a vector source or hinder vector abatement.

- a) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials. The applicant stated that no hazardous materials will be stored on the site. Therefore, the Project would result in no impact to this resource.
- b) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the project will not create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment. As noted earlier, the applicant stated that no hazardous materials will be stored on the site. Therefore, the Project would result in no impact to this resource.
- c) **No Impact:** The Project will not emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school. As noted earlier, the applicant stated that no hazardous materials will be stored on the site. The nearest schools are in the City of Kingsburg, which is approximately 2.5 miles west of the site. Therefore, the Project would result in no impact to this resource.
- d) **No Impact:** The Project will not be located on a site that is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, it will not create a significant hazard to the public or the environment. An online Cortese Act / Envirostor search conducted by County staff on June 2, 2020 indicated that there are no known hazardous or toxic sites in the vicinity of the project. (See <http://www.envirostor.dtsc.ca.gov/public/>.)
- e) **No Impact:** The subject site is not within two miles of a public airport or public use airport and, therefore, would not result in a safety hazard or excessive noise for people residing or working the project area. Therefore, the Project would result in no impact to this resource.
- f) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). The Project will not impair implementation of, or physically interfere with, an adopted emergency response plan or emergency evacuation plan. The subject site has indirect access to publicly maintained Road 28 via an 20 foot wide easement for ingress and egress around the east and north sides of an adjacent parcel (APN 028-100-011), recorded on December 31, 1990 as Document 1990-84969 in a Grant Deed. Public Works/Engineering staff determined that no reciprocal access agreement is needed. The existing drive approach on the site is 50 feet wide, allowing vehicles to enter and exit at the same time. Therefore, the Project would result in no impact to this resource.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
g)	<p><b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires. The County Fire Department requires a water storage tank for fire suppression, with size to be calculated when new building permits applications are submitted. The applicant stated that there are currently no fire hydrants on the site, but that each space has a water faucet. Building Department staff suggested that the swimming pool may be set up as a water source for fire suppression. A 20' wide access road shall have a 40,000 pound weight limit, no more than 16% grade, with 60' radius turnaround at the terminus, and turnouts every 400 feet. All Title 24 Codes, Title 19 Codes and NFPA, ASTM and other associated standards shall be followed. Conditions of approval are also included for 4" high posted address numbers visible from the street, Knox box for gates and buildings, and marked fire lanes. Therefore, the Project would result in a less than significant impact to this resource.</p>				

10. HYDROLOGY AND WATER QUALITY					
Would the project:					
a)	Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or groundwater quality?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b)	Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces, in a manner which would:	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
i)	Result in substantial erosion or siltation on- or off-site?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
ii)	Substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or offsite?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iii)	Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iv)	Impede or redirect flood flows?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d)	In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
e)	Conflict with or obstruct implementation of water quality control plan or sustainable groundwater management plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Analysis:

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Economic Development (ED) Element, Environmental Resources Management (ERM) Element; and Health and Safety (HS) Element, Water Resources (WR) Element, and Public Facilities and Services (PFS) Element policies for this resource apply to this Project: ED-5.5 *Rivers*; ERM-1.4 *Protect Riparian Areas*; ERM-5.8 *Watercourse Development*; HS-5.1 *Development Compliance with Federal, State and Local Regulations*; HS-5.2 *Development in Floodplain Zones*; HS-5.9 *Floodplain Development Restrictions*; HS-6.7 *Water Supply System*; WR-2.1 *Protect Water Quality*; WR-2.2 *National Pollutant Discharge Elimination System (NPDES) Enforcement*; WR-2.3 *Best Management Practices (BMPs)*; WR-2.4 *Construction Site Sediment Control*; WR-2.9 *Private Wells*; WR-3.3 *Adequate Water Availability*; PFS-1.4 *Available Infrastructure*; PFS-2.4 *Water Connections*; PFS-2.5 *New Systems or Individual Wells*; PFS-2.4 *Water Connections*; PFS-3.1 *Private Sewage Disposal Standards*; PFS-4.2 *Site Improvements* and; PFS-4.7 *NPDES Enforcement*.

The following Kings River Plan policies for this resource apply to this Project: Goal V: Water and Sewer Facilities – (1) No discretionary project in the Kings River Plan area shall be approved until the decision making body finds that : (a) the proposed method of wastewater treatment and disposal is safe, reliable, and will not degrade ground or surface water quality, (b) a sanitary water supply exists for domestic purposes and (c) county fire flow standards are met; and (2) new wastewater systems in the Kings River Plan area shall meet the standards of the Regional Water Quality Control Board and the Tulare County Health Department. In addition, Goal VI: Flooding – Tulare County shall regulate construction or development within the Special Flood Hazard Areas in accordance with the requirements of the Federal Emergency Management Agency and encroachments into the Kings River Designated Floodway must be approved by the State of California Reclamation Board.

a) **Less Than Significant Impact With Mitigation:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or groundwater quality. The Project may impact water quality and water ways of the United States under Section 404, and 401 of the Clean Water Act. As noted earlier, the subject property’s southern boundary is the Kings River. A search of the United States Geographic Survey (USGS) quadrant maps on June 2, 2020, shows that there are no areas marked as blue (signifying wetlands) that will be impacted by this project (see Figure 5).

The Central Valley Regional Water Quality Control Board (Water Board) responded to a consultation request with comments on storm water and §401 concerns. The Water Board stated that the Project should include appropriate mitigation measures to protect water quality, which would include, but not be limited to, obtaining a Clean Water Act §404 permit from the U.S. Army Corps of Engineers (Corps), a §401 water quality certification from the Water Board, and a State General Permit Order 2009-0009 for Storm Water Discharges Associated with Construction and Land Disturbance Activities.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<p>The applicant will be required to implement conditions of approval to comply with the Water Board regulations and requirements. The proposed septic design report, prepared and revised by consultant QK's Brian Shoener, Professional Engineer, noted that the existing septic system is consists of four separate and independent collection systems, septic tanks, and leach fields. Details of the report are available in Attachment "C" of this MND. The septic tanks and leach fields are beyond the 100-foot and 150-foot radius of the existing potable water well that serves the RV park.</p>					
<p>The Tulare County Local Agency Management Program (LAMP) has oversight for septic systems designed for 3,500 gallons per day or less. Septic systems greater than 3,500 gallons per day would fall under the jurisdiction of the Regional Water Quality Control Board (RWQCB). To retain the RV park's septic systems within the jurisdiction of the Tulare County LAMP, separate septic systems under 3,500 gallons per day (gpd) are proposed. Each lot is designed for 100 gallons per day per RV lot as required by the LAMP.</p>					
<p>The applicant will be required to implement Mitigation Measures <b>HYD-1 through HYD-8</b> in the form of Conditions of Approval. Therefore, the Project will not violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or groundwater quality. As such, the impact to this resource will be less than significant with mitigation.</p>					
<p>b) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin. The property is not located within a water service district and water will be supplied by a domestic well. The water table at the subject site is approximately 300 feet, according to the Groundwater Levels for two nearby wells monitored by the State Department of Water Resources, per the DWR website. As such, the impact to this resource will be less than significant.</p>					
<p>c) <b>Less Than Significant Impact:</b> The Project will not substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces.</p>					
<p>i) <i>Erosion and Siltation:</i> The Project will not result in substantial erosion or siltation on-or off-site. As noted earlier, the property's floodway contains Riverwash soil, which is layers of sand, gravel and cobbles that is unstable and subject to constant erosion. No structures are proposed in the floodway on Riverwash soil. Construction in the floodway or on Riverwash is restricted.</p>					
<p>ii) <i>Runoff and Flooding:</i> The Project will not substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or offsite. The subject site is located in Flood Hazard Zone AE, per Federal Emergency Management Agency (FEMA) National Flood Insurance Program (NFIP) Flood Insurance Rate Map (FIRM) for Community Number 065066 dated June 16, 2009, Panel No. 294. An elevation certificate and associated flood hazard mitigation measures will be required on all proposed buildings within a FEMA Zone A. The site is located in a federally identified Special Flood Hazard Area, with a minimum identified Base Flood Elevation (BFE) of 294 feet. Individual site plan approval is required for any lot located within or partially within a special flood hazard area prior to the issuance of any permits. All finished floors shall be constructed at or above the 294 foot Base Flood Elevation. The location of a structure within the special flood hazard area shall require compliance with the National Flood Insurance Program under the Federal Emergency Management Agency (FEMA) and the special provisions of the Tulare County Flood Damage Prevention Ordinance. Existing and proposed RV/trailer spaces and bathroom/laundry structures are in the FEMA Flood Zone AE. Some of the proposed RV spaces will be in the floodway.</p>					

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
	<p>iii) <i>Drainage Systems and Polluted Runoff:</i> The Project will not create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff. As noted earlier, the Water Board requires the Project to include appropriate mitigation measures to protect water quality which would include, but not be limited to, obtaining a Clean Water Act § 404 permit from the U.S. Army Corps of Engineers (Corps), a § 401 water quality certification from the Central Valley Regional Water Quality Control Board, and the State General Permit Order 2009-0009 for Storm Water Discharges Associated with Construction and Land Disturbance Activities.</p> <p>iv) <i>Impede or Redirect Flood Flows:</i> The Project will not impede or redirect flood flows. A portion of the subject site is located within the boundaries of the Kings River designated floodway of the Central Valley Flood Protection Board (CVFPB). An encroachment permit shall be required from the CVFPB for the construction of any type of structure within the designated floodway. The CVFPB has stated that they have a firm stance on not allowing any structures within their designated floodways.</p> <p>A majority of the subject site is located within the boundaries of the FEMA regulatory floodway of the Kings River. A regulatory floodway means the channel of a river or other watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than a designated height. The County Public Works/Engineering Branch responded to a consultation request and stated that communities must regulate development in these floodways to ensure that there are no increases in upstream flood elevations. For streams and other watercourses where FEMA has provided Base Flood Elevations, but no floodway has been designated, the community must review floodplain development on a case-by-case basis to ensure that increases in water surface elevations do not occur, or identify the need to adopt a floodway if adequate information is available.</p> <p>Therefore, based on the analysis above, the Project will result in a less than significant impact to this resource.</p>				
d)	<p><b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not risk release of pollutants due to project inundation in zones with flood hazard, tsunami, or seiche potential. As noted earlier, the subject site is located in Flood Hazard Zone AE and in a floodway. The site is not subject to tsunamis or seiches. The applicant stated that propane tanks are secured (strapped and bolted) to a concrete slab. Prior to any septic system construction for this parcel, an engineered septic design report must be submitted to the TCEHSD for review and approval. Such a design report may be submitted by a Professional Engineer, Engineering Geologist, Professional Hydrogeologist, and other individuals approved by the TCEHSD. The existing and future septic system(s) will be subject to the Local Agency Management Program (LAMP) requirements per Part VII, Chapter 1, Articles 1-9, Ordinance of Tulare County, pertaining to Sections 7-01-1320 through 7-101-1740. The applicant is required to comply with regulations of the Federal Emergency Management Agency, the CVFPB, the Water Board and other relevant local, state and federal agencies. Therefore, the Project would result in a less than significant impact to this resource.</p>				
e)	<p><b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not conflict with or obstruct implementation of a water quality control plan or a sustainable groundwater management plan. Therefore, the Project would result in no impact to this resource.</p>				

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
<b>11.</b>	<b>LAND USE AND PLANNING</b>					
	Would the project:					
	a)	Physically divide an established community?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	b)	Cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<p>Analysis:</p> <p>As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.</p> <p>The following Tulare County General Plan 2030 Update Planning Framework (PFS) Element, Land Use (LU) Element; Economic Development Element; and Environmental Resources Management (ERM) Element policies for this resource apply to this Project: PF-1.2 <i>Location of Urban Development</i>; PF-6.2 <i>Intergovernmental Coordination</i>; LU-1.3: <i>Prevent Incompatible Uses</i>; LU-1.6: <i>Permitting Procedures and Regulations</i>; LU-1.7: <i>Development on Slopes</i>, LU-1.10: <i>Roadway Access</i>; LU-4.4 <i>Travel Oriented Tourist Commercial Uses</i>; LU-7.7: <i>Parking Location</i>; LU-7.9: <i>Visual Access</i>; LU-7.15: <i>Energy Conservation</i>; ED-5.4 <i>Recreational Accommodations</i>; ED-5.4 <i>Recreational Accommodations</i>; ED-5.5 <i>Rivers and</i>; ERM-5.15 <i>Open Space Preservation</i>.</p> <p>The Project is consistent with relevant goals of the Kings River Plan, including Goal II: Rural-Residential/Recreational Opportunity Area; Goal IV: Circulation; Goal V: Water and Sewer Facilities; Goal VI. Flooding; Goal VII: Recreation; Goal VIII: Motor Boating; Goal IX: Kings River Riparian Habitat; Goal XI: Vector Abatement; and Goal XII: Archaeology. Specifically, the following Kings River Plan policy for this resource applies to this Project: Goal II: Rural Residential/Recreational Opportunity Area, Policy 4, states that private recreation uses which existed at the time of the adoption of the Kings River Plan are consistent with said plan. Such existing uses include Lindy’s Landing, the Kings River Golf and Country Club, Royal Oak Park, and the Kingsburg Gun Club. The Royal Oak Park has existed on the site since 1965, became a recreational trailer park in 1971 and a recreational vehicle park in 1982.</p> <p>a) <b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not physically divide an established community. The subject site is located outside any Urban Area Boundary and entirely within the boundaries of the Kings River Plan. Therefore, the Project would result in no impact to this resource.</p> <p>b) <b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect. Based on a search of the County’s General Plan and Zoning Ordinance and any planning area policies, this project complies with all applicable plans, policies and regulations, with a conditionally approved use permit. It will also meet all current engineering standards.</p>						

		<b>SIGNIFICANT IMPACT</b>	<b>LESS THAN SIGNIFICANT IMPACT WITH MITIGATION</b>	<b>LESS THAN SIGNIFICANT IMPACT</b>	<b>NO IMPACT</b>
<p>The property is in the AE-20 (Exclusive Agricultural – 20 Acre Minimum) and F-1 (Primary Flood Plain) Zones. An approved Special Use Permit or Amendment is required for a Recreational Vehicle Park in the AE-20 Zone, per Section 16.II.B of Ordinance No. 352, as amended, the Zoning Ordinance. Section 16.E of the Zoning Ordinance states that any person holding a Special Use Permit may apply for an amendment to the permit by filing an application with the Planning and Development Director. For purposes of this subpart, the amendment of a Special Use Permit may include modifications of the terms of the permit itself, or the application, waiver or alteration of conditions. The same procedures shall be followed in processing an application for the amendment of a Special Use Permit as are applicable to a new permit under this ordinance including, but not limited to, the public notices, hearings and appeal rights set forth in Section 18.</p> <p>The Kings River Plan was adopted on December 14, 1982 via Board of Supervisors Resolution No. 82-2030, and amended by GPA 97-003. The land use designation is “Public or Private Recreation,” with “Resource Conservation” in the floodway.” The project is consistent with relevant goals and policies of the Kings River Plan, including Goal II: Rural-Residential/Recreational Opportunity Area; Goal IV: Circulation; Goal V: Water and Sewer Facilities; Goal VI. Flooding; Goal VII: Recreation; Goal VIII: Motor Boating; Goal IX: Kings River Riparian Habitat; Goal XI: Vector Abatement; and Goal XII: Archaeology.</p> <p>Therefore, based on the above analysis, the Project would result in no impact to this resource.</p>					

<b>12.</b>	<b>MINERAL RESOURCES</b>				
	Would the project:				
a)	Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b)	Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Analysis:

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

There are no Tulare County General Plan 2030 Update policies for this resource that apply to this Project as the Project is not within a mineral resources area.

a) **No Impact:** The Project will not result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state. No valuable minerals or mature timber trees are in the vicinity, per the County’s Environmental Resources Management Element. Therefore, the Project would result in no impact to this resource

b) **No Impact:** The Project will not result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan. Based on a search of the CGS Mineral Zone

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
website and the County General Plan, the area is not delineated as a resource zone. Therefore, the Project would result in no impact to this resource						
<b>13.</b>	<b>NOISE</b>					
	Would the project result in:					
	a)	Generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	b)	Generation of excessive ground-borne vibration or ground-borne noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	c)	For a project located within the vicinity of a private airstrip or an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<p>Analysis:</p> <p>As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.</p> <p>The following Tulare County General Plan 2030 Update Health and Safety (HS) policies for this resource apply to this Project: HS-8.2 <i>Noise Impacted Areas</i>; HS-8.3 <i>Noise Sensitive Land Uses</i>; HS-8.6 <i>Noise Level Criteria</i>; HS-8.8 <i>Adjacent Uses</i>; HS-8.11 <i>Peak Noise Generators</i>; and; HS-8.18 <i>Construction Noise</i>; and HS 8.19 <i>Construction Noise Control</i>.</p> <p>a) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not generate a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies. The site is not near a designated noise corridor. The RV park resort project is not noise sensitive, but generates noise typical of residences in an agricultural area.</p> <p>Any construction-related noise would be short-term, intermittent, temporary, and generated during normal daytime working hours. The nearest off site residence is approximately 650 feet northeast of the facility. Since distance lessens level of sound, noise generated by the project will have a minimal effect on nearby residences.</p> <p>The applicant proposes continuing assemblage of people on the subject site that will produce some noise; however, no other types of noise generating special events are contemplated. Previously, the site hosted a noise-generating boating</p>						

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<p>event. The annual, single-day, “Flat-Bottom Boogie” (a high speed boating event) timed exhibition was held each year between 2015 and 2019, but has been cancelled during 2020 (due to CoVID-19 restrictions). Previous event operating hours have been 9:00 A.M. and 9:00 P.M. Special Use Permits are required by the County of Tulare Public Works/ Engineering Branch and County Sheriff’s Office (TCSO) (to close the river as a County right of way). The County also requires a Planning Branch Temporary Use (event) Permit each year. Per the 2019 TCSO Event application description, the Exhibition Time Trial of Flat Bottom Boats is for experienced or professional boat drivers only, in a strict and controlled environment. The maximum speed allowed shall not exceed 95 miles per hour for active participants in the time trials. Noise generated by the events is limited to daytime hours. It is noted that the State of California Department of Boating and Waterways (California Motorboat Noise Laws)<sup>7</sup> exempts recreational vessels competing in a permitted boat race from the State noise limits, (see State of California Department of Boating and Waterways website at: <a href="https://dbw.parks.ca.gov/?page_id=29111">https://dbw.parks.ca.gov/?page_id=29111</a>). Also, CA Harbor &amp; Navigation Code Section 654.06<sup>8</sup> specifies the maximum decibel limit as follows. a) For engines manufactured on or after January 1, 1974, and before January 1, 1976, a noise level of 86 dbA measured at a distance of 50 feet from the motorized recreational vessel; (b) For engines manufactured on or after January 1, 1976, and before January 1, 1978, a noise level of 84 dbA measured at a distance of 50 feet from the motorized recreational vessel and; (c) For engines manufactured on or after January 1, 1978, a noise level of 82 dbA measured at a distance of 50 feet from the motorized recreational vessel. Mufflers are required. The Kings River Plan limits the number of public motor boat launching sites to three at Royal Oak Park (Project site), and Lindy’s Landing (approximately 3 miles north/northeast of the Project site) and Riverland Resort (approximately 1.5 miles southwest of the Project site).</p> <p>Any construction-related noise would be short-term, intermittent, temporary, and generated during normal daytime working hours. The nearest off site residence is approximately 650 feet northeast of the facility. Since distance lessens level of sound, noise generated by the project will have a minimal effect on nearby residences.</p> <p>Therefore, the Project would result in a less than significant impact to this resource.</p> <p>b) <b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not result in the generation of excessive ground-borne vibration or ground-borne noise levels. Therefore, the Project would result in no impact to this resource.</p> <p>c) <b>No Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not expose people residing or working in the project area to excessive noise levels from aircraft, as it is not in the vicinity of a private airstrip or an airport land use plan or within two miles of a public airport or public use airport. Therefore, the Project would result in no impact to this resource.</p>					
<b>14.</b>	<b>POPULATION AND HOUSING</b>				
Would the project:					
	a) Induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

<sup>7</sup> State of California Department of Boating and Waterways. Division of Boating and Waterways. “Are there any exceptions for boats that exceed the noise limits?” Accessed at: [https://dbw.parks.ca.gov/?page\\_id=29111](https://dbw.parks.ca.gov/?page_id=29111)

<sup>8</sup> California Legislative Information: Accessed July 2020 at: [http://leginfo.ca.gov/faces/codes\\_displayText.xhtml?lawCode=HNC&division=3.&title=&part=&chapter=5.&article=1](http://leginfo.ca.gov/faces/codes_displayText.xhtml?lawCode=HNC&division=3.&title=&part=&chapter=5.&article=1).

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
	extension of roads or other infrastructure)?				
b)	Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Analysis:**

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

There are no Tulare County General Plan 2030 Update policies for this resource that apply to this Project.

- a) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure). The proposed project will not have a direct or cumulative impact, or create an unusual circumstance. As noted earlier, adjacent land uses are agricultural, with scattered rural residences.
- b) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere. Also, as noted earlier, the nearest off site residence is approximately 650 feet northeast of the facility.

**15. PUBLIC SERVICES**

Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:

a)	Fire protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	Police protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	Schools?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d)	Parks?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e)	Other public facilities?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Analysis:**

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Land Use (LU) Element and Public Facilities and Services (PFS) Element policies for this resource apply to this Project: PF-1.4 *Available Infrastructure*; PFS-3.1 *Private Sewage Disposal*

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
<p><i>Standards; LU-1.10 Roadway Access; WR-3.3 Adequate Water Availability; PFS-7.1 Fire Protection; PFS-7.2; PFS-7.5 Fire Staffing and Response Time Standards; and PFS-7.9 Sheriff Response Time.</i></p> <p>The Project will not result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:</p> <p>a) <b>Less Than Significant Impact:</b> The County Fire Department requires water on site for fire department operations and a 20' wide access road, among other conditions of approval for building permits and the Special Use Permit. As noted earlier, similar uses have existed on the site since 1971. Fire protection services to the Project site will be provided by the Tulare County Fire Department (TCFD), most likely from Kings River Fire Station #2 (approximately 1.8 miles from the Project site). Conditions of Approval requiring the applicant to maintain all weather Fire Department access and to provide either a water storage tank (as specified by the Tulare County Fire Department) or use swimming pool water sufficient to meet firefighting purposes. As the TCFD is capable of providing adequate fire protection services, the Project would not contribute to a need for expanded or new fire protection or other emergency services. Therefore, the Project would result in a less than significant impact to this resource.</p> <p>b) <b>Less Than Significant Impact:</b> Police protection is provided by the Tulare County Sheriff Department's Cutler Patrol Substation (approximately 13 miles east of the site). The substation provides patrol services 24-hours per day, 365 days per year. Additional Sheriff's resources are available as needed via dispatch from the main Sheriff's Office in Visalia. Recreational activities occurring within the proposed Project site are not anticipated to result in an increase in demand for law enforcement services. As the proposed Project location falls within an established beat patrol area and will not increase demand for enforcement services, the Project will not result in the need for expanded or new law enforcement facilities. As noted earlier, the use is residential and recreational. The Sheriff's Department require permits for single day events (for example, the Project site's annual "Flat Bottom Boogie") and typically maintains a presence during events. Therefore, the Project would result in a less than significant impact to this resource.</p> <p>c) <b>No Impact:</b> As the project will not result in the need for additional housing for an increased number of children or adults, the Project will not result in the need for new or expanded school facilities. Therefore, the Project would result in no impact to this resource.</p> <p>d) <b>No Impact:</b> As the project will not result in the need for additional housing for an increased number of children or adults, the Project will not result in the need for new or expanded park facilities. Therefore, the Project would result in no impact to this resource.</p> <p>e) <b>No Impact:</b> The Project will not impact any other public facilities.</p>						
<b>16.</b>	<b>RECREATION</b>					
	a)	Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
b)	Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Analysis:

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Economic Development Element, Environmental Resources Management Element, and Health and Safety Element policies for this resource apply to this Project: ED-5.1 *Development of A Recreation Industry*; ED-5.4 *Recreational Accommodations*; ED-5.5 *Rivers*; ERM-5.8 *Watercourse Development*; ERM-5.9 *Encourage Development of Private Recreation Facilities*; ERM-5.15 *Open Space Preservation* and; HS-9.1: *Healthy Communities*.

The following Kings River Plan policies for this resource shall apply to this Project: Goal VII: Recreation, to provide for the recreation needs of county residents consistent with the Kings River area riparian and residential environment. Private recreation facilities shall also be encouraged to meet the recreation needs of the public that cannot be met at the county park facility. In addition, Goal VIII: Motor Boating is to avoid excessive motor boating activities on the Kings River to protect public safety, with policies that the County shall continue to regulate boating activities and motor boat noise associated with the Kings River recreation activities. No more public motor boat launching sites shall be allowed along said river in Tulare County in addition to the existing public launch sites at Lindy’s Landing, Royal Oak Park, Lindy’s Landing (approximately three miles north/northeast), and Riverland Resort (approximately 1.5 miles southwest). In the event that any existing launch site is closed to the public or abandoned, one of comparable size may be developed as a replacement in an approved Kings River recreation area if it is determined that the river can safely handle the expected traffic. Any proposal to replace launch facilities will have to be approved under a special use permit.

- a) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the proposed Project will not have a direct or cumulative impact, or create an unusual circumstance that will cause the proposed project to have a significant effect on the recreational facilities in the area. This project will also not affect the amount of new housing or generate the need for new recreational facilities, under the Quimby Act.
- b) **Less Than Significant Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project includes recreational facilities, but the construction or expansion of those recreational facilities will not have an adverse physical effect on the environment. The swimming pool and spa (intended only for private use of persons utilizing the Project site’s amenities) require approval of the County Environmental Health Services Division.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
<b>17.</b>	<b>TRANSPORTATION</b>					
	Would the project:					
	a)	Conflict with a program plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	b)	Would the project conflict or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	c)	Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses, (e.g., farm equipment)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	d)	Result in inadequate emergency access?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Analysis:**

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Land Use (LU) Element, and Transportation and Circulation (TC) Element policies for this resource apply to this Project: Land Use Element Policy LU-1.10 Roadway Access; LU-4.4 Travel-Oriented Tourist Commercial Uses; TC-1.15 Traffic Impact Study.

The following Kings River policies for this resource apply to this Project: Goal IV: Circulation, policies state that non-agricultural development shall not be approved unless adequate access for emergency vehicles can be provided and that residential traffic shall be segregated from recreation-oriented traffic.

- a) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not conflict with a program plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities. The County General Plan Update’s Transportation and Circulation Element policies in Goal 5 seek to encourage the development of safe, continuous, and easily accessible bicycle and trail systems that facilitate the use of viable transportation alternatives in a safe and financially feasible manner. The feasibility of such facilities shall be evaluated for non-residential project with an equivalent travel demand of a development with 50 or more dwelling units. The Project will not generate the equivalent of 450 daily trips estimated by the ITE for 50 single family residences (9x50)
- b) **No Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not conflict or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b).

The applicant estimates that the Project will generate a total 109 daily trips (arrivals and departures) with ten by employees, 95 by customers and four deliveries. The total will increase to 129 trips with ten employees at full build-out.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<p>He estimated the current customer trips are 45. Unless otherwise provided by an agent/applicant of the Project, the default trip generation estimate used by the Institute of Transportation Engineers Trip Generation Manual, 7<sup>th</sup> Edition, estimates 0.37 daily evening peak hour trips per campsite in Category 416 - Campground/ Recreation Vehicle Park. As such, using the information provided by the applicant, the Project could result in an increase to 189 RV spaces, resulting in 69.93 daily evening peak hour trips. Using this result, it can be determined that the average daily peak hour trips are less than the 100 trips that would require a detailed traffic analysis. Therefore, the Project will result in no impact to this resource.</p> <p>The subject site is not within one-half mile of either an existing major transit stop or high quality transit corridor. In addition, the nature of the use as a resort in a rural area involves travel from an undetermined distance in separate vehicles, not mass transit.</p>					
<p>c) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses, (e.g., farm equipment). The subject site and use have had indirect access to publicly maintained Road 28 since 1990. The 20-foot wide easement goes around the east and north sides of an adjacent parcel (APN 028-100-011). The rural area is on flat valley land with no sharp curves or dangerous intersections. Therefore, Project will result in a less than significant impact to this resource.</p>					
<p>d) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not result in inadequate emergency access. As noted earlier, the subject site and use have had indirect access to publicly maintained Road 28 since 1990 via a 20-foot wide easement goes around the east and north sides of an adjacent parcel (APN 028-100-011). The existing drive approach on the site is 50 feet wide, allowing vehicles to enter and exit at the same time. Therefore, the Project will result in a less than significant impact to this resource.</p>					
<b>18.</b>	<b>TRIBAL CULTURAL RESOURCES</b>				
<p>Would the Project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American tribe, and that is:</p>					
a)	Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code Section 5020.1(k)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b)	A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1, the lead agency shall consider the significance of the resource to a California Native American tribe?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT	
<p>Analysis:</p> <p>As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.</p> <p>The following Tulare County General Plan 2030 Update Planning Framework (PF) and Environmental Resources Management (ERM) Element policies for this resource apply to this Project: PF-6.2 Intergovernmental Coordination; ERM-6.1 <i>Evaluation of Cultural and Archaeological Resources</i>; ERM-6.3 <i>Alteration of Sites with Identified Cultural Resources</i>; ERM-6.7 <i>Cooperation of Property Owners</i>; ERM-6.8 <i>Solicit Input from Local Native Americans</i> and; ERM-6.9 <i>Confidentiality of Archaeological Sites</i>; ERM-6.10: <i>Grading Cultural Resources Sites</i>.</p> <p>a) <b>Less Than Significant Impact:</b> There are no recorded cultural resources within the project area or radius that are listed in the National Register of Historic Places, the California Register of Historical Resources, the California Points of Historical Interest, California Inventory of Historic Resources, or the California State Historic Landmarks. The Project is not listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources. The oldest structures on the subject site were constructed in 1965. As noted in Checklist Item 5 (Cultural Resources), no cultural resources assessment has been conducted for this site; however, the Project will be required to comply with the State CEQA Guidelines, Public Resources Code (§5097.94), and California Health and Safety Code (§7050.5) in connection with addressing any archeological resources, Native American cultural resources, and human remains in the unlikely event of accidental subsurface discovery of tribal cultural resources during construction-related activities. As such, the proposed Project will not have a significant direct or cumulative impact, or create an unusual circumstance that will cause the proposed Project to have a significant effect on tribal cultural resources in the area. Therefore, the Project would result in a less than significant impact.</p> <p>b) <b>Less Than Significant Impact With Mitigation:</b> As discussed in Checklist Item 5, pursuant to AB 52 requirements RMA Staff requested a Sacred Lands File (SLF) Search and Local Tribal Consultation List from the Native American Heritage Commission (NAHC) on June 2, 2020. The NAHC responded on June 8, 2020, indicating that the SLFs Search had returned negative results and provided a list of local tribes to contact. Staff e-mailed and mailed a request for consultation to thirteen (13) tribal representatives in five (5) local tribes on June 9, 2020. One (1) response was received on July 14, 2020, from the Santa Rosa Rancheria Tachi-Yokut Tribe, expressing concerns about the Project’s potential to adversely affect tribal cultural resources and sacred sites and recommended that the applicant have a cultural resource survey completed to assist with a tribal monitoring program and burial treatment plan. Mitigation Measures <b>CUL-1 through CUL-3</b>, which will be implemented as conditions of approval, will reduce impacts on subsurface tribal cultural resources, if found, during construction-related activities. Furthermore, a condition of approval will be included that will require the Applicant, prior to the start of any construction-related activities, to coordinate with the Santa Rosa Rancheria Tachi-Yokut Tribe for on-site monitoring during earthmoving activities. As such, the Project will not cause a substantial adverse change in the significance of an archaeological resource pursuant to Section 15064.5. Therefore, the Project will result in a less than significant impact with mitigation.</p>						
<b>19.</b>	<b>UTILITIES AND SERVICE SYSTEMS</b>					
	Would the project:					
	a)	Require or result in the relocation or construction of new or expanded water, wastewater treatment or	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
	storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?				
b)	Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d)	Generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e)	Comply with federal, state, and local management and reduction statutes and regulations related to solid waste?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**Analysis:**

As previously noted, the proposed Project's improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The following Tulare County General Plan 2030 Update Public Facilities and Services Element and Water Resources Element policies for this resource apply to this Project: PFS-1.4 *Standards of Approval*; PFS-2.2 *Adequate Systems*; PFS-2.3 *Well Testing*; PFS-2.4 *Water Connections*; PFS-2.5 *New Systems or Individual Wells*; PFS-2.4 *Water Connections*; PFS-3.1 *Private Sewage Disposal Standards*; PFS-3.2 *Adequate Capacity*; PFS-3.4 *Alternative Rural Wastewater Systems*; PFS-4.2 *Site Improvements*; PFS-4.7: *NPDES Enforcement*; PFS-5.6 *Ensure Capacity*; PFS-5.7 *Provisions for Solid Waste Storage, Handling, and Collection*; PFS-7.2 *Fire Protection Standards*; PFS-5.8: *Hazardous Waste Disposal Capabilities* and; WR-2.9 *Private Wells*.

- a) **Less Than Significant Impact:** As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project does not require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<p>The subject site is outside any community service district or public utilities district and contains a domestic well and septic tank/leach line systems. Existing and future septic systems will be subject to the Local Agency Management Program requirements per Part VII, Chapter 1, Articles 1-9, Ordinance of Tulare County, pertaining to Sections 7-01-1320 through 7-01-1740. Therefore, the Project would result in a less than significant impact to this resource.</p>					
<p>b) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project has sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years. The Groundwater Levels are 306 feet or 299.67 feet, according to records for two nearby wells monitored by the State Department of Water Resources. As noted earlier, the subject site contains a domestic well. Therefore, the Project will have less than significant impact on this resource.</p>					
<p>c) <b>Less Than Significant Impact:</b> The Project is not in a service district that provides wastewater treatment, but utilizes on-site engineered septic tank/leach line systems. The existing septic systems may require certification by a Qualified Professional or Qualified Contractor. As noted earlier, the applicant plans to utilize septic systems designed for 3,500 gallons per day or less that qualify for oversight by the Tulare County Local Agency Management Program (LAMP). Septic systems greater than 3,500 gallons per day would fall under the jurisdiction of the Regional Water Quality Control Board (RWQCB). To retain the RV park within the jurisdiction of the Tulare County LAMP, the applicant proposes ten (10) separate septic systems under 3,500 gallons per day. Each lot is designed for 100 gallons per day per RV lot as required by the LAMP. Therefore, the Project will have less than significant impact on this resource.</p>					
<p>d) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will not generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals. Conditions of approval require regular pick up of solid waste by a licensed carrier. Therefore, the Project will have less than significant impact on this resource.</p>					
<p>e) <b>Less Than Significant Impact:</b> As noted earlier, the Project is merely an addition to and improvements of an existing use (within its current property footprint). As such, the Project will comply with federal, state, and local management and reduction statutes and regulations related to solid waste. Therefore, the Project will have less than significant impact on this resource.</p>					
<b>20.</b>	<b>WILDFIRES</b>				
	If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project:				
a)	Substantially impair an adopted emergency response plan or emergency evacuation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b)	Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c)	Require the installation or maintenance of associated	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
	infrastructure (such as roads, fuel breaks, emergency water sources, power lines, or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment?				
d)	Expose people or structures to significant risks, including downslope or downstream flooding, or landslides, as a result of runoff, post-fire slope instability, or drainage changes?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Analysis:**

As previously noted, the proposed Project’s improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store.

The proposed Project site is surrounded by agricultural-related land uses such as row crops, orchards, and agricultural outbuildings. As noted earlier, in addition to agricultural-related uses, there are scattered rural residences within the vicinity of the Project site, a golf course and a rural-residential subdivision is east of the site, and County of Tulare owned and operated Kings River Park is located south of the Project site. The Project site is north the Kings River in the F-1 (Primary Flood Plain) Zone. No forest or timber land is present at the proposed Project site or in the proposed Project vicinity. The Project site is not located in or near a State Responsibility Area<sup>9</sup> or lands classified as very high fire hazard severity zones as it is located on the Valley floor, generally surrounded by agricultural-related uses, adjacent to the Kings River, and approximately three (3) miles east of the City of Kingsburg (located Fresno County).

The following Tulare County General Plan 2030 Update policies for this resource apply to this Project: Health and Safety Element Policy HS-6.5 Fire Risk Recommendations states that the County shall encourage the County Fire Chief to make recommendations to property owners regarding hazards associated with the use of materials, types of structures, location of structures and subdivisions, road widths, location of fire hydrants, water supply, and other important considerations regarding fire hazard that may be technically feasible but not included in present ordinances or policies.

**a) – d) No Impact:** According to the State Responsibility Area (SRA) Viewer<sup>10</sup>, the proposed Project site is not located in a State Responsibility Area. The Project does not impair the implementation of any adopted emergency response plan or evacuation plan. The proposed Project would allow an addition to and improvements of an existing use (within its current property footprint) on a ±27.70 acre parcel in the AE-20 (Exclusive Agriculture – 20 Acre Minimum) Zone for the northern ±465 feet and F-1 (Primary Flood Plain). The proposed Project does not propose any other new developments or any changes to the existing surrounding land uses. The Project does not impair the implementation of any adopted emergency response plan or evacuation plan. The Project will not exacerbate wildfire risks or expose Project occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire, due to slope, prevailing winds, and other factors. The Project will not require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment. The Project will not expose people or structures to significant risks, including

<sup>9</sup> CalFire, <http://www.fire.ca.gov/firepreventionfee/srviewer>, accessed July 2020.

<sup>10</sup> Ibid.

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
downslope or downstream flooding, or landslides, as a result of runoff, post-fire slope instability, or drainage changes. All Title 24 Codes, Title 19 Codes and NFPA, ASTM and other associated standards shall be followed. Conditions of approval are also included for 4" high posted address numbers visible from the street, Knox box for gates and buildings, and marked fire lanes. Therefore, there will be no impact to the Wildfires resource.					
<b>21.</b>	<b>MANDATORY FINDINGS OF SIGNIFICANCE</b>				
a)	Does the project have the potential to substantially degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal species, or eliminate important examples of the major periods of California history or prehistory?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b)	Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c)	Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<p>Analysis:</p> <p>As noted in the previous Checklist Items, there are 37 Tulare County General Plan 2030 Update policies and 17 Kings River Plan policies that apply to this Project:</p> <p>a) <b>Less Than Significant Impact / Less Than Significant Impact With Mitigation:</b> As noted earlier, the Project site has been used for a recreational vehicle park for decades, contains structures, asphalt driveways, gravel-surfaced RV spaces, and is surrounded by agriculture. As discussed Item 4 (Biological Resources), special status species have not been recorded within the Project site. The California Department of Fish and Wildlife was consulted, but did not respond. Although the subject site is bordered by the Kings River and riverine wetlands, the site itself does not contain wetlands or a waterfowl refuge and is not in the planning area of a Conservation Plan. As discussed in Item 10 (Hydrology and Water Quality), Mitigation Measures <b>HYD-1 through HYD-8</b>, which will be implemented as</p>					

		SIGNIFICANT IMPACT	LESS THAN SIGNIFICANT IMPACT WITH MITIGATION	LESS THAN SIGNIFICANT IMPACT	NO IMPACT
<p>conditions of approval, require the applicant to comply with § 401 and § 404 permitting requirements, applicable RWQCB and Water Board rules and regulations, and the Tulare County LAMP. These measures reduce potential impact on water quality within the Project site as well as the Kings River.</p> <p>As discussed in Item 5 (Cultural Resources) and Item 17 (Tribal Cultural Resources), a search of the California Historical Resources Information System (CHRIS) database indicated that no historical or cultural resources are known to occur on the Project site, and the Sacred Lands File (SLF) search conducted by the NAHC resulted in negative results. Pursuant to AB 52, RMA staff solicited tribal consultation and received one (1) response within the 30-day consultation initiation period. Mitigation Measures <b>CUL-1 through CUL-3</b>, which will be implemented as conditions of approval, will reduce impacts on any subsurface resources if encountered during construction-related activities.</p> <p>Mitigation measures will be implemented as conditions of approval. Therefore, the Project does not have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important major periods of California history or pre-history.</p> <p>b) <b>Less Than Significant Impact:</b> As noted earlier, in addition to this Project, two other, existing similar uses are located approximately three (3) miles northeast (Lindy’s Landing) and two (2) miles southwest (Riverland Resort). As all three (3) sites are already existing uses, and this Project is merely an addition to and improvements of an existing use (within its current property footprint), cumulatively the Project’s impacts will not be considerable. Therefore, the proposed Project will not have a direct or cumulative impact, or create an unusual circumstance that will cause the proposed Project to have a significant effect on the environment, directly or incrementally.</p> <p>c) <b>No Impact:</b> As noted earlier, this Project is merely an addition to and improvements of an existing use (within its current property footprint). It is intended to provide additional recreational opportunities through improvements to an existing use (within its current property footprint) will include 94 new RV spaces (for a total 189 RV spaces), seven (7) additional Park Model Cabins (on wheels), upgraded utilities and services, and new resort amenities including a swimming pool and spa, boat launch, dog park, an additional building with bathrooms and showers, a laundry room, and an expanded and remodeled store. Recommendations provided by commenting agencies (e.g., Tulare County Environmental Health Services, Tulare County Fire Department, Tulare County Sheriff’s Office, etc.), various state and local agencies (e.g., Central Valley Regional Water Quality Control Board, U.S. Army Corps of Engineers, San Joaquin Valley Air Pollution Control District, etc.), Tulare County General Plan 2030 Update Policies, Kings River Plan policies, etc.; will minimize if not entirely eliminate impacts to these resources. As such, the Project will not result in substantial adverse effects on humans.</p>					

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# ATTACHMENT “A”

## CalEEMod Report

Kings River RV PSP 20-0101 - Tulare County, Annual

**Kings River RV PSP 20-0101  
Tulare County, Annual**

**1.0 Project Characteristics**

**1.1 Land Usage**

Land Uses	Size	Metric	Lot Acreage	Floor Surface Area	Population
Motel	101.00	Room	28.00	10,000.00	0

**1.2 Other Project Characteristics**

<b>Urbanization</b>	Rural	<b>Wind Speed (m/s)</b>	2.2	<b>Precipitation Freq (Days)</b>	51
<b>Climate Zone</b>	7			<b>Operational Year</b>	2021
<b>Utility Company</b>	Pacific Gas & Electric Company				
<b>CO2 Intensity (lb/MW hr)</b>	641.35	<b>CH4 Intensity (lb/MW hr)</b>	0.029	<b>N2O Intensity (lb/MW hr)</b>	0.006

**1.3 User Entered Comments & Non-Default Data**

Project Characteristics -

Land Use - Project includes 101 new RV spaces; acres is the size of the area to be used; square footage includes only new buildings/facilities (estimated)

Construction Phase - .

Construction Off-road Equipment Mitigation -

Water Mitigation -

Table Name	Column Name	Default Value	New Value
tblLandUse	LandUseSquareFeet	197,980.20	10,000.00
tblLandUse	LotAcreage	4.54	28.00
tblProjectCharacteristics	UrbanizationLevel	Urban	Rural

Kings River RV PSP 20-0101 - Tulare County, Annual

**2.0 Emissions Summary**

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Kings River RV PSP 20-0101 - Tulare County, Annual

**2.1 Overall Construction**

**Unmitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2020	0.1461	1.5663	0.9719	1.8600e-003	0.3837	0.0715	0.4551	0.1823	0.0658	0.2481	0.0000	163.8589	163.8589	0.0509	0.0000	165.1325
2021	0.2520	2.3048	2.1901	3.6400e-003	8.0300e-003	0.1252	0.1332	2.1700e-003	0.1177	0.1199	0.0000	314.0387	314.0387	0.0734	0.0000	315.8731
2022	0.2483	1.6295	1.7706	2.9600e-003	8.9400e-003	0.0835	0.0924	2.4000e-003	0.0784	0.0808	0.0000	256.3541	256.3541	0.0614	0.0000	257.8889
<b>Maximum</b>	<b>0.2520</b>	<b>2.3048</b>	<b>2.1901</b>	<b>3.6400e-003</b>	<b>0.3837</b>	<b>0.1252</b>	<b>0.4551</b>	<b>0.1823</b>	<b>0.1177</b>	<b>0.2481</b>	<b>0.0000</b>	<b>314.0387</b>	<b>314.0387</b>	<b>0.0734</b>	<b>0.0000</b>	<b>315.8731</b>

**Mitigated Construction**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Year	tons/yr										MT/yr					
2020	0.1461	1.5663	0.9719	1.8600e-003	0.1544	0.0715	0.2259	0.0724	0.0658	0.1382	0.0000	163.8587	163.8587	0.0509	0.0000	165.1323
2021	0.2520	2.3048	2.1901	3.6400e-003	8.0300e-003	0.1252	0.1332	2.1700e-003	0.1177	0.1199	0.0000	314.0383	314.0383	0.0734	0.0000	315.8727
2022	0.2483	1.6295	1.7706	2.9600e-003	8.9400e-003	0.0835	0.0924	2.4000e-003	0.0784	0.0808	0.0000	256.3538	256.3538	0.0614	0.0000	257.8886
<b>Maximum</b>	<b>0.2520</b>	<b>2.3048</b>	<b>2.1901</b>	<b>3.6400e-003</b>	<b>0.1544</b>	<b>0.1252</b>	<b>0.2259</b>	<b>0.0724</b>	<b>0.1177</b>	<b>0.1382</b>	<b>0.0000</b>	<b>314.0383</b>	<b>314.0383</b>	<b>0.0734</b>	<b>0.0000</b>	<b>315.8727</b>

## Kings River RV PSP 20-0101 - Tulare County, Annual

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio-CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	57.22	0.00	33.67	58.83	0.00	24.50	0.00	0.00	0.00	0.00	0.00	0.00

Quarter	Start Date	End Date	Maximum Unmitigated ROG + NOX (tons/quarter)	Maximum Mitigated ROG + NOX (tons/quarter)
1	10-1-2020	12-31-2020	1.7099	1.7099
2	1-1-2021	3-31-2021	0.6299	0.6299
3	4-1-2021	6-30-2021	0.6367	0.6367
4	7-1-2021	9-30-2021	0.6437	0.6437
5	10-1-2021	12-31-2021	0.6439	0.6439
6	1-1-2022	3-31-2022	0.5647	0.5647
7	4-1-2022	6-30-2022	0.5709	0.5709
8	7-1-2022	9-30-2022	0.5345	0.5345
		Highest	1.7099	1.7099

Kings River RV PSP 20-0101 - Tulare County, Annual

**2.2 Overall Operational**

**Unmitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.0461	1.0000e-005	9.3000e-004	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	1.8000e-003	1.8000e-003	0.0000	0.0000	1.9200e-003
Energy	1.9100e-003	0.0173	0.0146	1.0000e-004		1.3200e-003	1.3200e-003		1.3200e-003	1.3200e-003	0.0000	53.8263	53.8263	1.9400e-003	6.7000e-004	54.0754
Mobile	0.1859	1.5330	1.7804	6.7100e-003	0.4303	6.1600e-003	0.4365	0.1156	5.8100e-003	0.1215	0.0000	621.3349	621.3349	0.0314	0.0000	622.1191
Waste						0.0000	0.0000		0.0000	0.0000	11.2254	0.0000	11.2254	0.6634	0.0000	27.8105
Water						0.0000	0.0000		0.0000	0.0000	0.8128	4.3228	5.1356	0.0837	2.0100e-003	7.8271
<b>Total</b>	<b>0.2339</b>	<b>1.5503</b>	<b>1.7959</b>	<b>6.8100e-003</b>	<b>0.4303</b>	<b>7.4800e-003</b>	<b>0.4378</b>	<b>0.1156</b>	<b>7.1300e-003</b>	<b>0.1228</b>	<b>12.0382</b>	<b>679.4859</b>	<b>691.5241</b>	<b>0.7804</b>	<b>2.6800e-003</b>	<b>711.8340</b>

Kings River RV PSP 20-0101 - Tulare County, Annual

**2.2 Overall Operational**

**Mitigated Operational**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Area	0.0461	1.0000e-005	9.3000e-004	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	1.8000e-003	1.8000e-003	0.0000	0.0000	1.9200e-003
Energy	1.9100e-003	0.0173	0.0146	1.0000e-004		1.3200e-003	1.3200e-003		1.3200e-003	1.3200e-003	0.0000	53.8263	53.8263	1.9400e-003	6.7000e-004	54.0754
Mobile	0.1859	1.5330	1.7804	6.7100e-003	0.4303	6.1600e-003	0.4365	0.1156	5.8100e-003	0.1215	0.0000	621.3349	621.3349	0.0314	0.0000	622.1191
Waste						0.0000	0.0000		0.0000	0.0000	11.2254	0.0000	11.2254	0.6634	0.0000	27.8105
Water						0.0000	0.0000		0.0000	0.0000	0.6503	3.5162	4.1665	0.0670	1.6100e-003	6.3199
<b>Total</b>	<b>0.2339</b>	<b>1.5503</b>	<b>1.7959</b>	<b>6.8100e-003</b>	<b>0.4303</b>	<b>7.4800e-003</b>	<b>0.4378</b>	<b>0.1156</b>	<b>7.1300e-003</b>	<b>0.1228</b>	<b>11.8757</b>	<b>678.6793</b>	<b>690.5549</b>	<b>0.7637</b>	<b>2.2800e-003</b>	<b>710.3267</b>

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Percent Reduction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1.35	0.12	0.14	2.14	14.93	0.21

**3.0 Construction Detail**

**Construction Phase**

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Phase Number	Phase Name	Phase Type	Start Date	End Date	Num Days Week	Num Days	Phase Description
1	Site Preparation	Site Preparation	10/1/2020	10/28/2020	5	20	
2	Grading	Grading	10/29/2020	12/30/2020	5	45	
3	Building Construction	Building Construction	12/31/2020	9/7/2022	5	440	
4	Paving	Paving	9/8/2022	10/26/2022	5	35	
5	Architectural Coating	Architectural Coating	10/27/2022	12/14/2022	5	35	

**Acres of Grading (Site Preparation Phase): 0**

**Acres of Grading (Grading Phase): 112.5**

**Acres of Paving: 0**

**Residential Indoor: 0; Residential Outdoor: 0; Non-Residential Indoor: 15,000; Non-Residential Outdoor: 5,000; Striped Parking Area: 0 (Architectural Coating – sqft)**

**OffRoad Equipment**

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Phase Name	Offroad Equipment Type	Amount	Usage Hours	Horse Power	Load Factor
Architectural Coating	Air Compressors	1	6.00	78	0.48
Grading	Excavators	2	8.00	158	0.38
Building Construction	Cranes	1	7.00	231	0.29
Building Construction	Forklifts	3	8.00	89	0.20
Building Construction	Generator Sets	1	8.00	84	0.74
Paving	Pavers	2	8.00	130	0.42
Paving	Rollers	2	8.00	80	0.38
Grading	Rubber Tired Dozers	1	8.00	247	0.40
Building Construction	Tractors/Loaders/Backhoes	3	7.00	97	0.37
Grading	Graders	1	8.00	187	0.41
Grading	Tractors/Loaders/Backhoes	2	8.00	97	0.37
Paving	Paving Equipment	2	8.00	132	0.36
Site Preparation	Tractors/Loaders/Backhoes	4	8.00	97	0.37
Site Preparation	Rubber Tired Dozers	3	8.00	247	0.40
Grading	Scrapers	2	8.00	367	0.48
Building Construction	Welders	1	8.00	46	0.45

**Trips and VMT**

Phase Name	Offroad Equipment Count	Worker Trip Number	Vendor Trip Number	Hauling Trip Number	Worker Trip Length	Vendor Trip Length	Hauling Trip Length	Worker Vehicle Class	Vendor Vehicle Class	Hauling Vehicle Class
Site Preparation	7	18.00	0.00	0.00	16.80	6.60	20.00	LD_Mix	HDT_Mix	HHDT
Grading	8	20.00	0.00	0.00	16.80	6.60	20.00	LD_Mix	HDT_Mix	HHDT
Building Construction	9	4.00	2.00	0.00	16.80	6.60	20.00	LD_Mix	HDT_Mix	HHDT
Paving	6	15.00	0.00	0.00	16.80	6.60	20.00	LD_Mix	HDT_Mix	HHDT
Architectural Coating	1	1.00	0.00	0.00	16.80	6.60	20.00	LD_Mix	HDT_Mix	HHDT

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**3.1 Mitigation Measures Construction**

Water Exposed Area

**3.2 Site Preparation - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.1807	0.0000	0.1807	0.0993	0.0000	0.0993	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0408	0.4242	0.2151	3.8000e-004		0.0220	0.0220		0.0202	0.0202	0.0000	33.4307	33.4307	0.0108	0.0000	33.7010
<b>Total</b>	<b>0.0408</b>	<b>0.4242</b>	<b>0.2151</b>	<b>3.8000e-004</b>	<b>0.1807</b>	<b>0.0220</b>	<b>0.2026</b>	<b>0.0993</b>	<b>0.0202</b>	<b>0.1195</b>	<b>0.0000</b>	<b>33.4307</b>	<b>33.4307</b>	<b>0.0108</b>	<b>0.0000</b>	<b>33.7010</b>

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**3.2 Site Preparation - 2020**

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.1800e-003	8.4000e-004	8.3400e-003	2.0000e-005	2.2300e-003	1.0000e-005	2.2400e-003	5.9000e-004	1.0000e-005	6.1000e-004	0.0000	1.8956	1.8956	6.0000e-005	0.0000	1.8970
<b>Total</b>	<b>1.1800e-003</b>	<b>8.4000e-004</b>	<b>8.3400e-003</b>	<b>2.0000e-005</b>	<b>2.2300e-003</b>	<b>1.0000e-005</b>	<b>2.2400e-003</b>	<b>5.9000e-004</b>	<b>1.0000e-005</b>	<b>6.1000e-004</b>	<b>0.0000</b>	<b>1.8956</b>	<b>1.8956</b>	<b>6.0000e-005</b>	<b>0.0000</b>	<b>1.8970</b>

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0705	0.0000	0.0705	0.0387	0.0000	0.0387	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.0408	0.4242	0.2151	3.8000e-004		0.0220	0.0220		0.0202	0.0202	0.0000	33.4306	33.4306	0.0108	0.0000	33.7009
<b>Total</b>	<b>0.0408</b>	<b>0.4242</b>	<b>0.2151</b>	<b>3.8000e-004</b>	<b>0.0705</b>	<b>0.0220</b>	<b>0.0924</b>	<b>0.0387</b>	<b>0.0202</b>	<b>0.0590</b>	<b>0.0000</b>	<b>33.4306</b>	<b>33.4306</b>	<b>0.0108</b>	<b>0.0000</b>	<b>33.7009</b>

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**3.2 Site Preparation - 2020**

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.1800e-003	8.4000e-004	8.3400e-003	2.0000e-005	2.2300e-003	1.0000e-005	2.2400e-003	5.9000e-004	1.0000e-005	6.1000e-004	0.0000	1.8956	1.8956	6.0000e-005	0.0000	1.8970
<b>Total</b>	<b>1.1800e-003</b>	<b>8.4000e-004</b>	<b>8.3400e-003</b>	<b>2.0000e-005</b>	<b>2.2300e-003</b>	<b>1.0000e-005</b>	<b>2.2400e-003</b>	<b>5.9000e-004</b>	<b>1.0000e-005</b>	<b>6.1000e-004</b>	<b>0.0000</b>	<b>1.8956</b>	<b>1.8956</b>	<b>6.0000e-005</b>	<b>0.0000</b>	<b>1.8970</b>

**3.3 Grading - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.1952	0.0000	0.1952	0.0809	0.0000	0.0809	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.1001	1.1294	0.7191	1.4000e-003		0.0489	0.0489		0.0450	0.0450	0.0000	122.5897	122.5897	0.0397	0.0000	123.5809
<b>Total</b>	<b>0.1001</b>	<b>1.1294</b>	<b>0.7191</b>	<b>1.4000e-003</b>	<b>0.1952</b>	<b>0.0489</b>	<b>0.2441</b>	<b>0.0809</b>	<b>0.0450</b>	<b>0.1259</b>	<b>0.0000</b>	<b>122.5897</b>	<b>122.5897</b>	<b>0.0397</b>	<b>0.0000</b>	<b>123.5809</b>

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**3.3 Grading - 2020**

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	2.9500e-003	2.1000e-003	0.0209	5.0000e-005	5.5700e-003	4.0000e-005	5.6100e-003	1.4800e-003	3.0000e-005	1.5200e-003	0.0000	4.7390	4.7390	1.4000e-004	0.0000	4.7426
<b>Total</b>	<b>2.9500e-003</b>	<b>2.1000e-003</b>	<b>0.0209</b>	<b>5.0000e-005</b>	<b>5.5700e-003</b>	<b>4.0000e-005</b>	<b>5.6100e-003</b>	<b>1.4800e-003</b>	<b>3.0000e-005</b>	<b>1.5200e-003</b>	<b>0.0000</b>	<b>4.7390</b>	<b>4.7390</b>	<b>1.4000e-004</b>	<b>0.0000</b>	<b>4.7426</b>

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Fugitive Dust					0.0761	0.0000	0.0761	0.0316	0.0000	0.0316	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	0.1001	1.1294	0.7191	1.4000e-003		0.0489	0.0489		0.0450	0.0450	0.0000	122.5895	122.5895	0.0397	0.0000	123.5807
<b>Total</b>	<b>0.1001</b>	<b>1.1294</b>	<b>0.7191</b>	<b>1.4000e-003</b>	<b>0.0761</b>	<b>0.0489</b>	<b>0.1250</b>	<b>0.0316</b>	<b>0.0450</b>	<b>0.0766</b>	<b>0.0000</b>	<b>122.5895</b>	<b>122.5895</b>	<b>0.0397</b>	<b>0.0000</b>	<b>123.5807</b>

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**3.3 Grading - 2020**

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	2.9500e-003	2.1000e-003	0.0209	5.0000e-005	5.5700e-003	4.0000e-005	5.6100e-003	1.4800e-003	3.0000e-005	1.5200e-003	0.0000	4.7390	4.7390	1.4000e-004	0.0000	4.7426
<b>Total</b>	<b>2.9500e-003</b>	<b>2.1000e-003</b>	<b>0.0209</b>	<b>5.0000e-005</b>	<b>5.5700e-003</b>	<b>4.0000e-005</b>	<b>5.6100e-003</b>	<b>1.4800e-003</b>	<b>3.0000e-005</b>	<b>1.5200e-003</b>	<b>0.0000</b>	<b>4.7390</b>	<b>4.7390</b>	<b>1.4000e-004</b>	<b>0.0000</b>	<b>4.7426</b>

**3.4 Building Construction - 2020**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.0600e-003	9.5900e-003	8.4200e-003	1.0000e-005		5.6000e-004	5.6000e-004		5.3000e-004	5.3000e-004	0.0000	1.1581	1.1581	2.8000e-004	0.0000	1.1651
<b>Total</b>	<b>1.0600e-003</b>	<b>9.5900e-003</b>	<b>8.4200e-003</b>	<b>1.0000e-005</b>		<b>5.6000e-004</b>	<b>5.6000e-004</b>		<b>5.3000e-004</b>	<b>5.3000e-004</b>	<b>0.0000</b>	<b>1.1581</b>	<b>1.1581</b>	<b>2.8000e-004</b>	<b>0.0000</b>	<b>1.1651</b>

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**3.4 Building Construction - 2020**

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	1.2000e-004	2.0000e-005	0.0000	1.0000e-005	0.0000	1.0000e-005	0.0000	0.0000	0.0000	0.0000	0.0248	0.0248	0.0000	0.0000	0.0249
Worker	1.0000e-005	1.0000e-005	9.0000e-005	0.0000	2.0000e-005	0.0000	2.0000e-005	1.0000e-005	0.0000	1.0000e-005	0.0000	0.0211	0.0211	0.0000	0.0000	0.0211
<b>Total</b>	<b>1.0000e-005</b>	<b>1.3000e-004</b>	<b>1.1000e-004</b>	<b>0.0000</b>	<b>3.0000e-005</b>	<b>0.0000</b>	<b>3.0000e-005</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>0.0459</b>	<b>0.0459</b>	<b>0.0000</b>	<b>0.0000</b>	<b>0.0460</b>

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	1.0600e-003	9.5900e-003	8.4200e-003	1.0000e-005		5.6000e-004	5.6000e-004		5.3000e-004	5.3000e-004	0.0000	1.1581	1.1581	2.8000e-004	0.0000	1.1651
<b>Total</b>	<b>1.0600e-003</b>	<b>9.5900e-003</b>	<b>8.4200e-003</b>	<b>1.0000e-005</b>		<b>5.6000e-004</b>	<b>5.6000e-004</b>		<b>5.3000e-004</b>	<b>5.3000e-004</b>	<b>0.0000</b>	<b>1.1581</b>	<b>1.1581</b>	<b>2.8000e-004</b>	<b>0.0000</b>	<b>1.1651</b>

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**3.4 Building Construction - 2020**

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	1.2000e-004	2.0000e-005	0.0000	1.0000e-005	0.0000	1.0000e-005	0.0000	0.0000	0.0000	0.0000	0.0248	0.0248	0.0000	0.0000	0.0249
Worker	1.0000e-005	1.0000e-005	9.0000e-005	0.0000	2.0000e-005	0.0000	2.0000e-005	1.0000e-005	0.0000	1.0000e-005	0.0000	0.0211	0.0211	0.0000	0.0000	0.0211
<b>Total</b>	<b>1.0000e-005</b>	<b>1.3000e-004</b>	<b>1.1000e-004</b>	<b>0.0000</b>	<b>3.0000e-005</b>	<b>0.0000</b>	<b>3.0000e-005</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>1.0000e-005</b>	<b>0.0000</b>	<b>0.0459</b>	<b>0.0459</b>	<b>0.0000</b>	<b>0.0000</b>	<b>0.0460</b>

**3.4 Building Construction - 2021**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.2481	2.2749	2.1631	3.5100e-003		0.1251	0.1251		0.1176	0.1176	0.0000	302.2867	302.2867	0.0729	0.0000	304.1099
<b>Total</b>	<b>0.2481</b>	<b>2.2749</b>	<b>2.1631</b>	<b>3.5100e-003</b>		<b>0.1251</b>	<b>0.1251</b>		<b>0.1176</b>	<b>0.1176</b>	<b>0.0000</b>	<b>302.2867</b>	<b>302.2867</b>	<b>0.0729</b>	<b>0.0000</b>	<b>304.1099</b>

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**3.4 Building Construction - 2021**

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	7.9000e-004	0.0278	5.2700e-003	7.0000e-005	1.5600e-003	8.0000e-005	1.6400e-003	4.5000e-004	7.0000e-005	5.3000e-004	0.0000	6.4268	6.4268	3.0000e-004	0.0000	6.4343
Worker	3.1400e-003	2.1600e-003	0.0217	6.0000e-005	6.4700e-003	4.0000e-005	6.5100e-003	1.7200e-003	4.0000e-005	1.7600e-003	0.0000	5.3253	5.3253	1.5000e-004	0.0000	5.3289
<b>Total</b>	<b>3.9300e-003</b>	<b>0.0299</b>	<b>0.0270</b>	<b>1.3000e-004</b>	<b>8.0300e-003</b>	<b>1.2000e-004</b>	<b>8.1500e-003</b>	<b>2.1700e-003</b>	<b>1.1000e-004</b>	<b>2.2900e-003</b>	<b>0.0000</b>	<b>11.7520</b>	<b>11.7520</b>	<b>4.5000e-004</b>	<b>0.0000</b>	<b>11.7632</b>

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.2481	2.2749	2.1631	3.5100e-003		0.1251	0.1251		0.1176	0.1176	0.0000	302.2863	302.2863	0.0729	0.0000	304.1095
<b>Total</b>	<b>0.2481</b>	<b>2.2749</b>	<b>2.1631</b>	<b>3.5100e-003</b>		<b>0.1251</b>	<b>0.1251</b>		<b>0.1176</b>	<b>0.1176</b>	<b>0.0000</b>	<b>302.2863</b>	<b>302.2863</b>	<b>0.0729</b>	<b>0.0000</b>	<b>304.1095</b>

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**3.4 Building Construction - 2021**

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	7.9000e-004	0.0278	5.2700e-003	7.0000e-005	1.5600e-003	8.0000e-005	1.6400e-003	4.5000e-004	7.0000e-005	5.3000e-004	0.0000	6.4268	6.4268	3.0000e-004	0.0000	6.4343
Worker	3.1400e-003	2.1600e-003	0.0217	6.0000e-005	6.4700e-003	4.0000e-005	6.5100e-003	1.7200e-003	4.0000e-005	1.7600e-003	0.0000	5.3253	5.3253	1.5000e-004	0.0000	5.3289
<b>Total</b>	<b>3.9300e-003</b>	<b>0.0299</b>	<b>0.0270</b>	<b>1.3000e-004</b>	<b>8.0300e-003</b>	<b>1.2000e-004</b>	<b>8.1500e-003</b>	<b>2.1700e-003</b>	<b>1.1000e-004</b>	<b>2.2900e-003</b>	<b>0.0000</b>	<b>11.7520</b>	<b>11.7520</b>	<b>4.5000e-004</b>	<b>0.0000</b>	<b>11.7632</b>

**3.4 Building Construction - 2022**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1519	1.3898	1.4563	2.4000e-003		0.0720	0.0720		0.0677	0.0677	0.0000	206.2355	206.2355	0.0494	0.0000	207.4707
<b>Total</b>	<b>0.1519</b>	<b>1.3898</b>	<b>1.4563</b>	<b>2.4000e-003</b>		<b>0.0720</b>	<b>0.0720</b>		<b>0.0677</b>	<b>0.0677</b>	<b>0.0000</b>	<b>206.2355</b>	<b>206.2355</b>	<b>0.0494</b>	<b>0.0000</b>	<b>207.4707</b>

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**3.4 Building Construction - 2022**

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	5.0000e-004	0.0180	3.3200e-003	5.0000e-005	1.0600e-003	5.0000e-005	1.1100e-003	3.1000e-004	4.0000e-005	3.5000e-004	0.0000	4.3442	4.3442	2.0000e-004	0.0000	4.3492
Worker	1.9800e-003	1.3100e-003	0.0135	4.0000e-005	4.4100e-003	3.0000e-005	4.4400e-003	1.1700e-003	3.0000e-005	1.2000e-003	0.0000	3.5029	3.5029	9.0000e-005	0.0000	3.5051
<b>Total</b>	<b>2.4800e-003</b>	<b>0.0193</b>	<b>0.0168</b>	<b>9.0000e-005</b>	<b>5.4700e-003</b>	<b>8.0000e-005</b>	<b>5.5500e-003</b>	<b>1.4800e-003</b>	<b>7.0000e-005</b>	<b>1.5500e-003</b>	<b>0.0000</b>	<b>7.8471</b>	<b>7.8471</b>	<b>2.9000e-004</b>	<b>0.0000</b>	<b>7.8543</b>

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.1519	1.3898	1.4563	2.4000e-003		0.0720	0.0720		0.0677	0.0677	0.0000	206.2352	206.2352	0.0494	0.0000	207.4704
<b>Total</b>	<b>0.1519</b>	<b>1.3898</b>	<b>1.4563</b>	<b>2.4000e-003</b>		<b>0.0720</b>	<b>0.0720</b>		<b>0.0677</b>	<b>0.0677</b>	<b>0.0000</b>	<b>206.2352</b>	<b>206.2352</b>	<b>0.0494</b>	<b>0.0000</b>	<b>207.4704</b>

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**3.4 Building Construction - 2022**

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	5.0000e-004	0.0180	3.3200e-003	5.0000e-005	1.0600e-003	5.0000e-005	1.1100e-003	3.1000e-004	4.0000e-005	3.5000e-004	0.0000	4.3442	4.3442	2.0000e-004	0.0000	4.3492
Worker	1.9800e-003	1.3100e-003	0.0135	4.0000e-005	4.4100e-003	3.0000e-005	4.4400e-003	1.1700e-003	3.0000e-005	1.2000e-003	0.0000	3.5029	3.5029	9.0000e-005	0.0000	3.5051
<b>Total</b>	<b>2.4800e-003</b>	<b>0.0193</b>	<b>0.0168</b>	<b>9.0000e-005</b>	<b>5.4700e-003</b>	<b>8.0000e-005</b>	<b>5.5500e-003</b>	<b>1.4800e-003</b>	<b>7.0000e-005</b>	<b>1.5500e-003</b>	<b>0.0000</b>	<b>7.8471</b>	<b>7.8471</b>	<b>2.9000e-004</b>	<b>0.0000</b>	<b>7.8543</b>

**3.5 Paving - 2022**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0193	0.1947	0.2552	4.0000e-004		9.9400e-003	9.9400e-003		9.1400e-003	9.1400e-003	0.0000	35.0482	35.0482	0.0113	0.0000	35.3316
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
<b>Total</b>	<b>0.0193</b>	<b>0.1947</b>	<b>0.2552</b>	<b>4.0000e-004</b>		<b>9.9400e-003</b>	<b>9.9400e-003</b>		<b>9.1400e-003</b>	<b>9.1400e-003</b>	<b>0.0000</b>	<b>35.0482</b>	<b>35.0482</b>	<b>0.0113</b>	<b>0.0000</b>	<b>35.3316</b>

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**3.5 Paving - 2022**

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.4600e-003	9.7000e-004	9.9300e-003	3.0000e-005	3.2500e-003	2.0000e-005	3.2700e-003	8.6000e-004	2.0000e-005	8.8000e-004	0.0000	2.5829	2.5829	7.0000e-005	0.0000	2.5845
<b>Total</b>	<b>1.4600e-003</b>	<b>9.7000e-004</b>	<b>9.9300e-003</b>	<b>3.0000e-005</b>	<b>3.2500e-003</b>	<b>2.0000e-005</b>	<b>3.2700e-003</b>	<b>8.6000e-004</b>	<b>2.0000e-005</b>	<b>8.8000e-004</b>	<b>0.0000</b>	<b>2.5829</b>	<b>2.5829</b>	<b>7.0000e-005</b>	<b>0.0000</b>	<b>2.5845</b>

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Off-Road	0.0193	0.1947	0.2552	4.0000e-004		9.9400e-003	9.9400e-003		9.1400e-003	9.1400e-003	0.0000	35.0482	35.0482	0.0113	0.0000	35.3316
Paving	0.0000					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
<b>Total</b>	<b>0.0193</b>	<b>0.1947</b>	<b>0.2552</b>	<b>4.0000e-004</b>		<b>9.9400e-003</b>	<b>9.9400e-003</b>		<b>9.1400e-003</b>	<b>9.1400e-003</b>	<b>0.0000</b>	<b>35.0482</b>	<b>35.0482</b>	<b>0.0113</b>	<b>0.0000</b>	<b>35.3316</b>

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**3.5 Paving - 2022**

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.4600e-003	9.7000e-004	9.9300e-003	3.0000e-005	3.2500e-003	2.0000e-005	3.2700e-003	8.6000e-004	2.0000e-005	8.8000e-004	0.0000	2.5829	2.5829	7.0000e-005	0.0000	2.5845
<b>Total</b>	<b>1.4600e-003</b>	<b>9.7000e-004</b>	<b>9.9300e-003</b>	<b>3.0000e-005</b>	<b>3.2500e-003</b>	<b>2.0000e-005</b>	<b>3.2700e-003</b>	<b>8.6000e-004</b>	<b>2.0000e-005</b>	<b>8.8000e-004</b>	<b>0.0000</b>	<b>2.5829</b>	<b>2.5829</b>	<b>7.0000e-005</b>	<b>0.0000</b>	<b>2.5845</b>

**3.6 Architectural Coating - 2022**

**Unmitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.0695					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	3.5800e-003	0.0247	0.0317	5.0000e-005		1.4300e-003	1.4300e-003		1.4300e-003	1.4300e-003	0.0000	4.4682	4.4682	2.9000e-004	0.0000	4.4755
<b>Total</b>	<b>0.0731</b>	<b>0.0247</b>	<b>0.0317</b>	<b>5.0000e-005</b>		<b>1.4300e-003</b>	<b>1.4300e-003</b>		<b>1.4300e-003</b>	<b>1.4300e-003</b>	<b>0.0000</b>	<b>4.4682</b>	<b>4.4682</b>	<b>2.9000e-004</b>	<b>0.0000</b>	<b>4.4755</b>

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**3.6 Architectural Coating - 2022**

**Unmitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.0000e-004	6.0000e-005	6.6000e-004	0.0000	2.2000e-004	0.0000	2.2000e-004	6.0000e-005	0.0000	6.0000e-005	0.0000	0.1722	0.1722	0.0000	0.0000	0.1723
<b>Total</b>	<b>1.0000e-004</b>	<b>6.0000e-005</b>	<b>6.6000e-004</b>	<b>0.0000</b>	<b>2.2000e-004</b>	<b>0.0000</b>	<b>2.2000e-004</b>	<b>6.0000e-005</b>	<b>0.0000</b>	<b>6.0000e-005</b>	<b>0.0000</b>	<b>0.1722</b>	<b>0.1722</b>	<b>0.0000</b>	<b>0.0000</b>	<b>0.1723</b>

**Mitigated Construction On-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Archit. Coating	0.0695					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Off-Road	3.5800e-003	0.0247	0.0317	5.0000e-005		1.4300e-003	1.4300e-003		1.4300e-003	1.4300e-003	0.0000	4.4682	4.4682	2.9000e-004	0.0000	4.4755
<b>Total</b>	<b>0.0731</b>	<b>0.0247</b>	<b>0.0317</b>	<b>5.0000e-005</b>		<b>1.4300e-003</b>	<b>1.4300e-003</b>		<b>1.4300e-003</b>	<b>1.4300e-003</b>	<b>0.0000</b>	<b>4.4682</b>	<b>4.4682</b>	<b>2.9000e-004</b>	<b>0.0000</b>	<b>4.4755</b>

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**3.6 Architectural Coating - 2022**

**Mitigated Construction Off-Site**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Hauling	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Vendor	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Worker	1.0000e-004	6.0000e-005	6.6000e-004	0.0000	2.2000e-004	0.0000	2.2000e-004	6.0000e-005	0.0000	6.0000e-005	0.0000	0.1722	0.1722	0.0000	0.0000	0.1723
<b>Total</b>	<b>1.0000e-004</b>	<b>6.0000e-005</b>	<b>6.6000e-004</b>	<b>0.0000</b>	<b>2.2000e-004</b>	<b>0.0000</b>	<b>2.2000e-004</b>	<b>6.0000e-005</b>	<b>0.0000</b>	<b>6.0000e-005</b>	<b>0.0000</b>	<b>0.1722</b>	<b>0.1722</b>	<b>0.0000</b>	<b>0.0000</b>	<b>0.1723</b>

**4.0 Operational Detail - Mobile**

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**4.1 Mitigation Measures Mobile**

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	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.1859	1.5330	1.7804	6.7100e-003	0.4303	6.1600e-003	0.4365	0.1156	5.8100e-003	0.1215	0.0000	621.3349	621.3349	0.0314	0.0000	622.1191
Unmitigated	0.1859	1.5330	1.7804	6.7100e-003	0.4303	6.1600e-003	0.4365	0.1156	5.8100e-003	0.1215	0.0000	621.3349	621.3349	0.0314	0.0000	622.1191

4.2 Trip Summary Information

Land Use	Average Daily Trip Rate			Unmitigated	Mitigated
	Weekday	Saturday	Sunday	Annual VMT	Annual VMT
Motel	568.63	568.63	568.63	1,137,947	1,137,947
Total	568.63	568.63	568.63	1,137,947	1,137,947

4.3 Trip Type Information

Land Use	Miles			Trip %			Trip Purpose %		
	H-W or C-W	H-S or C-C	H-O or C-NW	H-W or C-W	H-S or C-C	H-O or C-NW	Primary	Diverted	Pass-by
Motel	14.70	6.60	6.60	19.00	62.00	19.00	58	38	4

4.4 Fleet Mix

Land Use	LDA	LDT1	LDT2	MDV	LHD1	LHD2	MHD	HHD	OBUS	UBUS	MCY	SBUS	MH
Motel	0.516727	0.033517	0.172440	0.141085	0.022326	0.005434	0.020884	0.078233	0.001822	0.001311	0.004327	0.001132	0.000761

5.0 Energy Detail

Historical Energy Use: N

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**5.1 Mitigation Measures Energy**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Electricity Mitigated						0.0000	0.0000		0.0000	0.0000	0.0000	34.9676	34.9676	1.5800e-003	3.3000e-004	35.1046
Electricity Unmitigated						0.0000	0.0000		0.0000	0.0000	0.0000	34.9676	34.9676	1.5800e-003	3.3000e-004	35.1046
NaturalGas Mitigated	1.9100e-003	0.0173	0.0146	1.0000e-004		1.3200e-003	1.3200e-003		1.3200e-003	1.3200e-003	0.0000	18.8588	18.8588	3.6000e-004	3.5000e-004	18.9708
NaturalGas Unmitigated	1.9100e-003	0.0173	0.0146	1.0000e-004		1.3200e-003	1.3200e-003		1.3200e-003	1.3200e-003	0.0000	18.8588	18.8588	3.6000e-004	3.5000e-004	18.9708

**5.2 Energy by Land Use - NaturalGas**

Unmitigated

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
Motel	353400	1.9100e-003	0.0173	0.0146	1.0000e-004		1.3200e-003	1.3200e-003		1.3200e-003	1.3200e-003	0.0000	18.8588	18.8588	3.6000e-004	3.5000e-004	18.9708
<b>Total</b>		<b>1.9100e-003</b>	<b>0.0173</b>	<b>0.0146</b>	<b>1.0000e-004</b>		<b>1.3200e-003</b>	<b>1.3200e-003</b>		<b>1.3200e-003</b>	<b>1.3200e-003</b>	<b>0.0000</b>	<b>18.8588</b>	<b>18.8588</b>	<b>3.6000e-004</b>	<b>3.5000e-004</b>	<b>18.9708</b>

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**5.2 Energy by Land Use - NaturalGas**

**Mitigated**

	NaturalGas Use	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Land Use	kBTU/yr	tons/yr										MT/yr					
Motel	353400	1.9100e-003	0.0173	0.0146	1.0000e-004		1.3200e-003	1.3200e-003		1.3200e-003	1.3200e-003	0.0000	18.8588	18.8588	3.6000e-004	3.5000e-004	18.9708
<b>Total</b>		<b>1.9100e-003</b>	<b>0.0173</b>	<b>0.0146</b>	<b>1.0000e-004</b>		<b>1.3200e-003</b>	<b>1.3200e-003</b>		<b>1.3200e-003</b>	<b>1.3200e-003</b>	<b>0.0000</b>	<b>18.8588</b>	<b>18.8588</b>	<b>3.6000e-004</b>	<b>3.5000e-004</b>	<b>18.9708</b>

**5.3 Energy by Land Use - Electricity**

**Unmitigated**

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Motel	120200	34.9676	1.5800e-003	3.3000e-004	35.1046
<b>Total</b>		<b>34.9676</b>	<b>1.5800e-003</b>	<b>3.3000e-004</b>	<b>35.1046</b>

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**5.3 Energy by Land Use - Electricity**

**Mitigated**

	Electricity Use	Total CO2	CH4	N2O	CO2e
Land Use	kWh/yr	MT/yr			
Motel	120200	34.9676	1.5800e-003	3.3000e-004	35.1046
<b>Total</b>		<b>34.9676</b>	<b>1.5800e-003</b>	<b>3.3000e-004</b>	<b>35.1046</b>

**6.0 Area Detail**

**6.1 Mitigation Measures Area**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
Category	tons/yr										MT/yr					
Mitigated	0.0461	1.0000e-005	9.3000e-004	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	1.8000e-003	1.8000e-003	0.0000	0.0000	1.9200e-003
Unmitigated	0.0461	1.0000e-005	9.3000e-004	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	1.8000e-003	1.8000e-003	0.0000	0.0000	1.9200e-003

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**6.2 Area by SubCategory**

**Unmitigated**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	6.9500e-003					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.0391					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	9.0000e-005	1.0000e-005	9.3000e-004	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	1.8000e-003	1.8000e-003	0.0000	0.0000	1.9200e-003
<b>Total</b>	<b>0.0461</b>	<b>1.0000e-005</b>	<b>9.3000e-004</b>	<b>0.0000</b>		<b>0.0000</b>	<b>0.0000</b>		<b>0.0000</b>	<b>0.0000</b>	<b>0.0000</b>	<b>1.8000e-003</b>	<b>1.8000e-003</b>	<b>0.0000</b>	<b>0.0000</b>	<b>1.9200e-003</b>

**Mitigated**

	ROG	NOx	CO	SO2	Fugitive PM10	Exhaust PM10	PM10 Total	Fugitive PM2.5	Exhaust PM2.5	PM2.5 Total	Bio- CO2	NBio- CO2	Total CO2	CH4	N2O	CO2e
SubCategory	tons/yr										MT/yr					
Architectural Coating	6.9500e-003					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Consumer Products	0.0391					0.0000	0.0000		0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
Landscaping	9.0000e-005	1.0000e-005	9.3000e-004	0.0000		0.0000	0.0000		0.0000	0.0000	0.0000	1.8000e-003	1.8000e-003	0.0000	0.0000	1.9200e-003
<b>Total</b>	<b>0.0461</b>	<b>1.0000e-005</b>	<b>9.3000e-004</b>	<b>0.0000</b>		<b>0.0000</b>	<b>0.0000</b>		<b>0.0000</b>	<b>0.0000</b>	<b>0.0000</b>	<b>1.8000e-003</b>	<b>1.8000e-003</b>	<b>0.0000</b>	<b>0.0000</b>	<b>1.9200e-003</b>

**7.0 Water Detail**

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**7.1 Mitigation Measures Water**

Install Low Flow Bathroom Faucet

Install Low Flow Kitchen Faucet

Install Low Flow Toilet

Install Low Flow Shower

	Total CO2	CH4	N2O	CO2e
Category	MT/yr			
Mitigated	4.1665	0.0670	1.6100e-003	6.3199
Unmitigated	5.1356	0.0837	2.0100e-003	7.8271

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**7.2 Water by Land Use**

**Unmitigated**

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Motel	2.56204 / 0.284672	5.1356	0.0837	2.0100e-003	7.8271
<b>Total</b>		<b>5.1356</b>	<b>0.0837</b>	<b>2.0100e-003</b>	<b>7.8271</b>

**Mitigated**

	Indoor/Outdoor Use	Total CO2	CH4	N2O	CO2e
Land Use	Mgal	MT/yr			
Motel	2.04964 / 0.284672	4.1665	0.0670	1.6100e-003	6.3199
<b>Total</b>		<b>4.1665</b>	<b>0.0670</b>	<b>1.6100e-003</b>	<b>6.3199</b>

**8.0 Waste Detail**

**8.1 Mitigation Measures Waste**

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**Category/Year**

	Total CO2	CH4	N2O	CO2e
	MT/yr			
Mitigated	11.2254	0.6634	0.0000	27.8105
Unmitigated	11.2254	0.6634	0.0000	27.8105

**8.2 Waste by Land Use**

**Unmitigated**

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Motel	55.3	11.2254	0.6634	0.0000	27.8105
<b>Total</b>		<b>11.2254</b>	<b>0.6634</b>	<b>0.0000</b>	<b>27.8105</b>

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**8.2 Waste by Land Use**

Mitigated

	Waste Disposed	Total CO2	CH4	N2O	CO2e
Land Use	tons	MT/yr			
Motel	55.3	11.2254	0.6634	0.0000	27.8105
<b>Total</b>		<b>11.2254</b>	<b>0.6634</b>	<b>0.0000</b>	<b>27.8105</b>

**9.0 Operational Offroad**

Equipment Type	Number	Hours/Day	Days/Year	Horse Power	Load Factor	Fuel Type
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**10.0 Stationary Equipment**

Fire Pumps and Emergency Generators

Equipment Type	Number	Hours/Day	Hours/Year	Horse Power	Load Factor	Fuel Type
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Boilers

Equipment Type	Number	Heat Input/Day	Heat Input/Year	Boiler Rating	Fuel Type
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User Defined Equipment

Equipment Type	Number
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**11.0 Vegetation**

Kings River RV PSP 20-0101 - Tulare County, Annual

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# **ATTACHMENT “B”**

## Cultural Resources



**To:** Hector Guerra  
Tulare County Resource Management Agency  
5961 South Mooney Blvd.  
Visalia, CA 93277

**Record Search 20-229**

**Date:** June 22, 2020

**Re:** Special Use Permit No. PSP 20-011 Kings River/Club Royal Oak RV Resort

**County:** Tulare

**Map(s):** Selma 7.5'

### **CULTURAL RESOURCES RECORDS SEARCH**

The California Office of Historic Preservation (OHP) contracts with the California Historical Resources Information System's (CHRIS) regional Information Centers (ICs) to maintain information in the CHRIS inventory and make it available to local, state, and federal agencies, cultural resource professionals, Native American tribes, researchers, and the public. Recommendations made by IC coordinators or their staff regarding the interpretation and application of this information are advisory only. Such recommendations do not necessarily represent the evaluation or opinion of the State Historic Preservation Officer in carrying out the OHP's regulatory authority under federal and state law.

The following are the results of a search of the cultural resource files at the Southern San Joaquin Valley Information Center. These files include known and recorded cultural resources sites, inventory and excavation reports filed with this office, and resources listed on the National Register of Historic Places, the OHP Built Environment Resources Directory, California State Historical Landmarks, California Register of Historical Resources, California Inventory of Historic Resources, and California Points of Historical Interest. Due to processing delays and other factors, not all of the historical resource reports and resource records that have been submitted to the OHP are available via this records search. Additional information may be available through the federal, state, and local agencies that produced or paid for historical resource management work in the search area.

### **PRIOR CULTURAL RESOURCE STUDIES CONDUCTED WITHIN THE PROJECT AREA AND THE ONE-HALF MILE RADIUS**

According to the information in our files, there have been no previous cultural resource studies conducted within the project area. There have been four cultural resource studies conducted within the one-half mile radius, TU-00167, 00168, 01326, and 01498.

**KNOWN/RECORDED CULTURAL RESOURCES WITHIN THE PROJECT AREA AND THE ONE-HALF MILE RADIUS**

There are no recorded resources within the project area, and it is not known if any exist there. There is one recorded resource within the one-half mile radius, P-10-004627, and historic era ditch.

There are no recorded cultural resources within the project area or radius that are listed in the National Register of Historic Places, the California Register of Historical Resources, the California Points of Historical Interest, California Inventory of Historic Resources, or the California State Historic Landmarks.

**COMMENTS AND RECOMMENDATIONS**

We understand this project consists of significant improvements to the recreational vehicle resort, which has existed on the site since 1971. Further, we understand the improvements include 94 new RV spaces, seven additional cabins on wheels, upgraded utilities and services, a swimming pool and spa, a fourth restroom/showers buildings, a laundry room, and an expanded and remolded store. Because a cultural resources survey has not been previously conducted on this property, it is unknown if any cultural resources are present. Waterways and their surrounding areas are considered to be highly sensitive for cultural resources, as indigenous people utilize these areas as permanent villages, temporary camps, and task specific sites. Therefore, if ground disturbance activities will take place on vacant land, we recommend the project area first be surveyed for cultural resources by a qualified, professional consultant. We also recommend if there are any structures on the property more than 45 years old that will be impacted by project activities, they first be recorded and evaluated for historical significance. Additionally, due to the potential high level of cultural resource sensitivity, there is a reasonable likelihood that subsurface cultural resources are present. Therefore, we recommend a qualified, professional consultant be present during all ground disturbance activities to identify any unearthed cultural resources. A list of qualified consultants can be found at [www.chrisinfo.org](http://www.chrisinfo.org).

We also recommend that you contact the Native American Heritage Commission in Sacramento. They will provide you with a current list of Native American individuals/organizations that can assist you with information regarding cultural resources that may not be included in the CHRIS Inventory and that may be of concern to the Native groups in the area. The Commission can consult their "Sacred Lands Inventory" file in order to determine what sacred resources, if any, exist within this project area and the way in which these resources might be managed. Finally, please consult with the lead agency on this project to determine if any other cultural resource investigation is required. If you need any additional information or have any questions or concerns, please contact our office at (661) 654-2289.

By:

Celeste M. Thomson, Coordinator

**Date:** June 22, 2020

Please note that invoices for Information Center services will be sent under separate cover from the California State University, Bakersfield Accounting Office.

# ATTACHMENT “C”

## Septic Design Report



# MEMO

**Date:** July 9, 2020 **Project No.:** 190246.01 03  
**To:** Ted Martin, Registered Environmental Health Specialist  
Tulare County Health & Human Services Agency  
**From:** Brian Shoener, P.E.  
**Subject:** Septic System – Kings River RV Resort  
**cc:** File

## **Existing Septic System** (Sheet 1 of drawings set)

The existing septic system that serves the RV park is made up of four separate and independent collection systems, septic tanks, and leach fields.

The first system serves the clubhouse and the first five lots west of the club house. The collection system is 4-inch PVC that gravity flows to a 1000-gallon septic tank behind the club house. The septic tank discharges into a leach field next to the septic tank.

The second system serves 19 lots in the northeast section of the RV park. The lots discharge into a 4-inch PVC line that gravity flows to a lift station served by a single submersible pump. The lift station pumps to a 3000-gallon septic tank near a restroom and laundry facility at the end of a cul-de-sac. This septic tank also serves the restroom, shower and laundry facility via a gravity line. The septic tank discharges into a leach field east of the septic tank.

The third system serves 11 lots south of the 3000-gallon septic tank. These lots discharge into a 4-inch PVC line that gravity flows to a lift station served by a single submersible pump. The lift station pumps to a 1000-gallon septic tank and leach field on the south side of the cul-de-sac.

The fourth system serves 51 lots along the Kings River and the west end of the RV park along with a restroom and shower facility. This system was constructed in 2015. These 51 lots discharge into a 6-inch PVC line that gravity flows to a lift station served by a single submersible pump near the western bathroom facility. Ten lots on the south east portion of the RV park discharge to an intermediate lift station that pumps into the previously mentioned 6-inch PVC line. The main lift station for this system pumps to a 1500-gallon and 5000-gallon septic tanks in series that discharge to a leach field east of the septic tanks.

Based on a site visit on May 19, 2020, the above systems appear to be functioning properly. There were no signs of water ponding in the leach field areas or signs of odor. The septic tanks were pumped out two weeks prior to the site visit.

## **Proposed Septic System** (Sheets 2 and 3 of drawings set)

The Tulare County Local Agency Management Program (LAMP) has oversight for septic systems designed for 3,500 gallons per day or less. Septic systems greater than 3,500 gallons per day would fall under the jurisdiction of the Regional Water Quality Control Board (RWQCB). To keep the RV park under the jurisdiction of the Tulare County LAMP, ten (10) separate septic system under 3,500



gallons per day are being proposed (see Sheet 3). The attached spreadsheet shows the details of the seven individual septic systems. Each lot is designed for 100 gallons per day per RV lot as required by the LAMP.

### Percolation Study

On May 22, 2020, percolation tests were conducted per the methods listed in the LAMP. The percolation tests were done in three locations near the existing leach fields. The results showed percolation rates between 0.02 and 0.06 minutes per inch. Using the Soil Application Rate equation in the LAMP, of  $Q \text{ (gpd/sq. ft.)} = 5 / \text{square root of the percolation rate (min/in)}$ . At the average rate of 0.04 min/in, the soil application rate is 25 gpd/sq. ft. The geotechnical report recommends a safety factor of 3 on the reported rates. Therefore, an application rate of 8.33 gpd/sq.ft. was initially proposed for determining the capacity of the leach fields. However, Tulare County had concerns that the percolation rate was "too fast".

The percolation study determined the soil type in the leach field areas was either "poorly graded sand" or "poorly graded gravel w/ silt". This soil type likely contributed to the high soil application rate. The percolation study also found that groundwater was encountered at 10 feet below grade.

The 2012 *Water Quality Control Policy for Siting, Design, Operation, and Maintenance of Onsite Wastewater Treatment Systems (OWTS)* published by the State Water Resources Control Board provides the following table on Page 23 of the document:

<b>Table 2: Tier 1 Minimum Depths to Groundwater and Minimum Soil Depth from the Bottom of the Dispersal System</b>	
<b>Percolation Rate</b>	<b>Minimum Depth</b>
Percolation Rate $\leq 1$ MPI	Only as authorized in a Tier 2 Local Agency Management Program
$1 \text{ MPI} < \text{Percolation Rate} \leq 5$ MPI	Twenty (20) feet
$5 \text{ MPI} < \text{Percolation Rate} \leq 30$ MPI	Eight (8) feet
$30 \text{ MPI} < \text{Percolation Rate} \leq 120$ MPI	Five (5) feet
Percolation Rate $> 120$ MPI	Only as authorized in a Tier 2 Local Agency Management Program
MPI = minutes per inch	

The depth to groundwater of ten feet in the RV Resort property would be allowed a percolation rate between 5 mpi and 30 mpi. Based on this table, a value of 5 mpi will be used for leach field design instead of the 0.04 mpi determined during the percolation study. At 5 mpi, the application rate would be 2.236 gpd/sq. ft.



## Sewer Area 1

(Sheet 5 of drawings set)

The proposed modified Sewer Area 1 will serve the club house in addition to 9 RV lots. The clubhouse has two urinals and four water closets that contribute to the septic system. The California Plumbing Code (CPC) was used to determine the number of Drainage Fixture Units (DFUs). For the clubhouse, 16 DFUs are included. The following table from the CPC has minimum septic tank sizes based on the DFUs.

<b>OTHER USES: MAXIMUM FIXTURE UNITS SERVED PER TABLE 702.1</b>	<b>MINIMUM SEPTIC TANK CAPACITY (gallons)</b>
15	750
20	1000
25	1200
33	1500
45	2000
55	2250
60	2500
70	2750
80	3000
90	3250
100	3500

For 16 DFUs, 1000 gallons of septic tank capacity is needed. This is in addition to the 900 gallons per day needed for the lots, for a total septic capacity needed of 2,550 gallons. The existing 1000-gallon septic tank will require a new 2000-gallon septic tank to be added in series.

The existing leach field is 1,600 square feet. To handle the proposed flow at 5 mpi and 100% redundancy, 1,700 square feet of leach field area is needed. Therefore, the existing leach field will need to be expanded by at least 100 square feet.

## Sewer Area 2A and 2B

(Sheet 6 of drawings set)

Proposed Sewer Area 2A will serve 23 RV lots. The proposed Sewer Area 2B will serve the restroom, shower and laundry facility. The restroom, shower and laundry facility has two urinals, four water closets, two showers, two laundry sinks, and four washing machines that contribute to the septic system. The California Plumbing Code (CPC) was used to determine the number of Drainage Fixture Units (DFUs). For this facility, 24 DFUs are included.

For 24 DFUs, 1200 gallons of septic tank capacity is needed for Sewer Area 2B. This is in addition to 2000 gallons for the washing machines (500 gal per washers) for a total septic capacity needed of



3,200 gallons. This will require a new 3500-gallon septic tank. This septic tank will only serve the restroom, shower and laundry facility.

For Sewer Area 2A, 2,300 gallons per day is needed for the 23 RV lots. The existing 3000-gallon septic tank will only serve the RV lots (Sewer Area 2A).

The existing leach field is 4,000 square feet. To handle the proposed flow at 5 mpi and 100% redundancy, 5,000 square feet of leach field area is needed. Therefore, the existing leach field will need to be expanded by at least 1,000 square feet and be divided to individually serve the two septic tanks independently. 2,900 square feet of the proposed and expanded leach field area is needed for the restroom and shower facility (Sewer Area 2B) and 2,100 square feet to serve the RV lots (Sewer Area 2A).

## Sewer Area 3

(Sheet 7 of drawings set)

The proposed modified Sewer Area 3 will serve 25 lots. For these lots, 3000 gallons of septic tank capacity is needed. The existing 1000-gallon septic tank will require a new 3500-gallon septic tank in series.

The existing leach field is 800 square feet. To handle the proposed flow at 5 mpi and 100% redundancy, 2,236 square feet of leach field area is needed. Therefore, the existing leach field will need to be expanded by at least 1,436 square feet.

## Sewer Area 4A and 4B

(Sheet 8 of drawings set)

The proposed Sewer Area 4A will serve the restroom and shower facility and Sewer Area 4B will serve 35 lots. The restroom, shower and laundry facility has two urinals, four water closets and two showers that contribute to the septic system. The California Plumbing Code (CPC) was used to determine the number of Drainage Fixture Units (DFUs). For this facility, 20 DFUs are included.

For 20 DFUs in Sewer Area 4A, 1000 gallons of septic tank capacity is needed. For Sewer Area 4B, 3,500 gallons are needed for the lots. The existing 1500-gallon septic tank will only serve the restroom and shower facility (Sewer Area 4A). The existing 5000-gallon septic tank will only serve the RV lots (Sewer Area 4B). A lift station will need to be added to pump to the existing 5000-gallon septic tank.

This area currently discharges to the Leach Field 4 area. This existing leach field is 9,600 square feet in total. This existing leach field will be expanded and divided to provide dispersal areas dedicated to each septic tank. To handle this area at the proposed flow at 5 mpi and 100% redundancy, 900 square feet of the proposed and expanded leach field area is needed for the restroom and shower facility (Sewer Area 4A) and 3,200 square feet to serve the RV lots (Sewer Area 4A).

## Sewer Area 5

(Sheet 8 of drawings set)

The proposed modified Sewer Area 4 will serve 35 lots. For these lots, 3750 gallons of septic tank capacity is needed. This will require a new 5000-gallon septic tank.



This area currently discharges to the Leach Field 4 area. This existing leach field is 9,600 square feet in total. This existing leach field will be expanded and divided to provide dispersal areas dedicated to each septic tank. To handle this area at the proposed flow at 5 mpi and 100% redundancy, 3,131 square feet of the proposed and expanded leach field area is needed.

## Sewer Area 6

(Sheet 8 of drawings set)

The proposed modified Sewer Area 6 will serve 30 lots. For these lots, 3375 gallons of septic tank capacity is needed. This will require a new 5000-gallon septic tank and lift station.

This area currently discharges to the Leach Field 4 area. This existing leach field is 9,600 square feet in total. This existing leach field will be expanded and divided to provide dispersal areas dedicated to each septic tank. To handle this area at the proposed flow at 5 mpi and 100% redundancy, 2,683 square feet of the proposed and expanded leach field area is needed.

## Sewer Area 7

(Sheet 8 of drawings set)

The proposed modified Sewer Area 7 will serve 34 lots. For these lots, 3675 gallons of septic tank capacity is needed. This will require a new 5000-gallon septic tank and lift station.

This area currently discharges to the Leach Field 4 area. This existing leach field is 9,600 square feet in total. This existing leach field will be expanded and divided to provide dispersal areas dedicated to each septic tank. To handle this area at the proposed flow at 5 mpi and 100% redundancy, 3,041 square feet of the proposed and expanded leach field area is needed.

## Sewer Area 8

(Sheet 9 of drawings set)

The proposed Sewer Area 8 will serve the new pool and spa area to be constructed in the north east part of the facility. This area will have six showers, three water closets, one urinal and four sinks that contribute to the septic system. The California Plumbing Code (CPC) was used to determine the number of Drainage Fixture Units (DFUs). For this area, 31 DFUs are included.

For 31 DFUs, at a minimum, a new 1500 gallons of septic tank capacity is needed. A 3500-gallon septic tank will be installed.

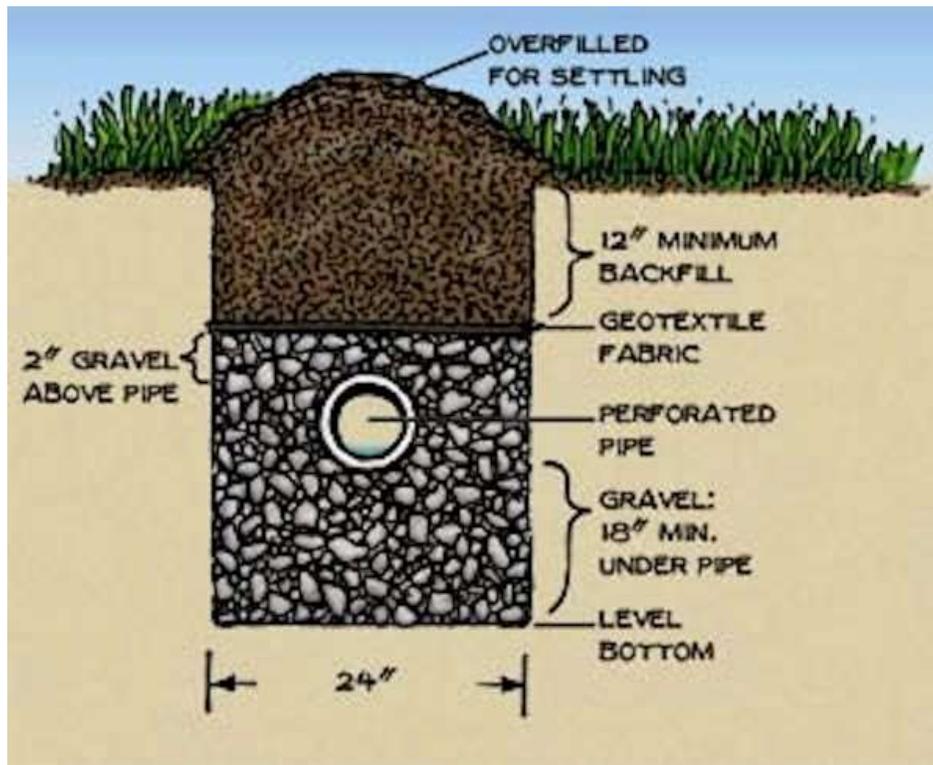
Since this area is not currently served by a leach field, a new leach field will need to be constructed. To handle the proposed flow of 500 gpd, the new leach field area at the proposed flow at 5 mpi and 100% redundancy, 450 square feet of new leach field area is needed.

## Additional Information Regarding Septic Systems

The design criteria of the current and proposed septic systems is shown in the attached spreadsheet.

Each proposed sewer area is proposed to discharge to a dedicated septic tank system collecting only wastewater from within that sewer area. Each septic tank will discharge to a dedicated leach field area with 100% redundancy. The leach fields for several sewer areas may be adjacent to each other but will not be interconnected. Each septic tank and leach field area is designed to be at 3,500 gpd or less. The septic tanks will be two compartment units of precast concrete like those manufactured by Jensen Precast. The proposed new leach field systems are proposed to be like those manufactured by Orenco. Information regarding the Jensen and Orenco products are included in the appendix.

The existing leach fields are designed with 4" pipe buried in the following manner:



The leach lines are spaced at 12-inch intervals at the lengths shown on Sheet 1 of the drawings set.

The septic tanks and leach fields are outside of the 100-foot and 150-foot radius of the existing potable water well that serves the RV park.

If the proposed septic system concept is approved by Tulare County, additional details will be provided of the necessary details regarding piping changes, lift stations, septic tanks and leach field disposal lines.

BGS

# CLUB ROYAL OAK R.V. RESORT

**PROPERTY NOTES:**

OWNER: Kasanno, LLC, a Wyoming a Limited Liability Company  
 ADDRESS: 39671 Road 28, Kingsburg, CA.  
 APN: 028-090-033-000

FLOOD ZONES: FEMA FIRM #06107C0294E,  
 Effective date: 06/16/2009  
 Zone X, Area of minimal Flood Hazard Zone  
 Zone X, 0.2% annual chance Flood Hazard  
 Zone AE, Special Flood Hazard without Base Flood Elevation (BPE)  
 Zone AE, Special Flood Hazard Area, Regulatory Floodway

EXISTING:  
 Utilities- Water Well, Septic, PG&E  
 RV Spaces- 95  
 Parking- 10

**LEGAL DESCRIPTION:**

PARCEL 2 - The fractional northwest quarter of the southeast quarter and a portion of the fractional northeast quarter of the southwest quarter of Sec. 30, T. 16 S., R. 23 E., M.D.B., in the County of Tulare, State of California.

PARCEL 3 - Being a portion of the northeast quarter of the southwest quarter of Sec. 30, T. 16 S., R. 23 E., M.D.B., in the County of Tulare, State of California.

**KEYNOTES:**

- 1 INTERNAL ACCESS ROAD:  
 - 20 foot wide  
 - 40,000 pound weight limit  
 - 1% average street grade
- 2 PUBLIC ROAD ACCESS:  
 Easement for ingress and egress, in 12/31/1990 instrument No. 90-84969, affects said portion as described in the document
- 3 PROPOSED IMPROVEMENTS:  
 All on-site improvements are existing unless indicated as (P) for proposed.

**UTILITIES:**

WATER - DOCK  
 GAS - SEPTIC

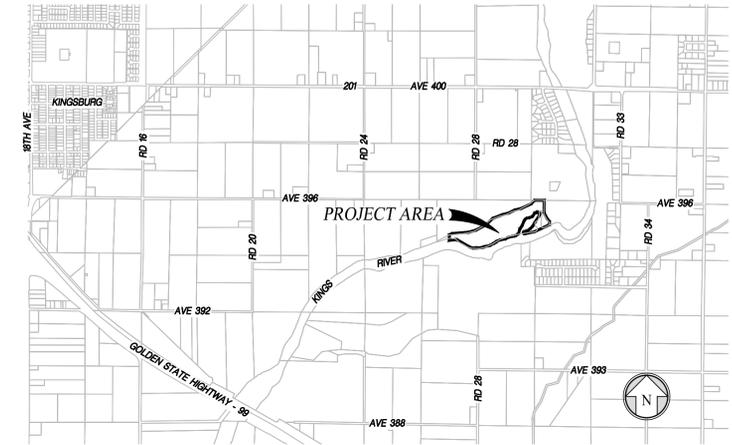
**AMENITIES:**

- DOG PARK
- POOL/SPA
- BOAT LAUNCH
- BASKETBALL COURT

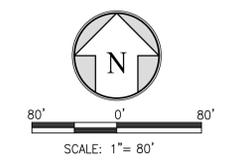
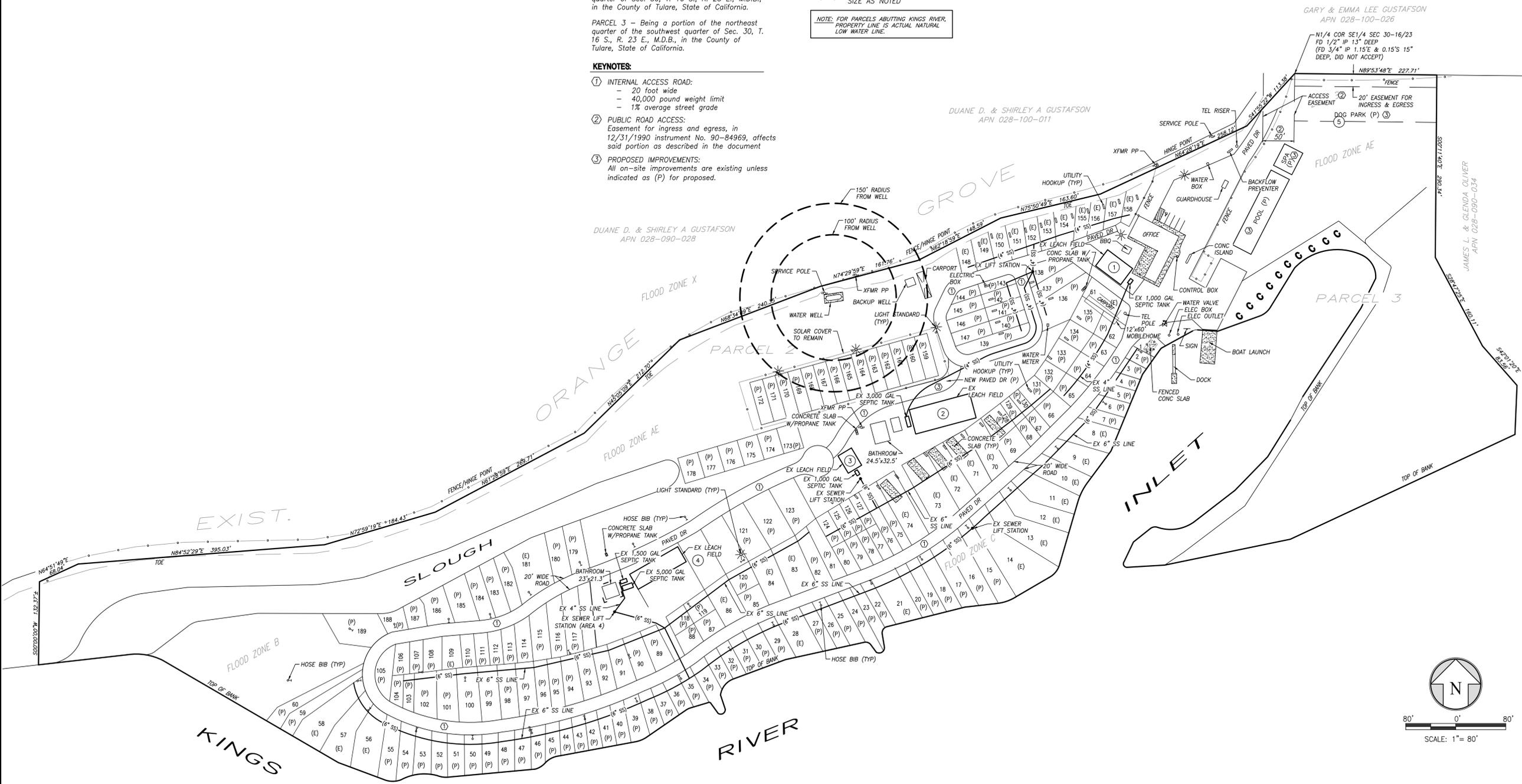
**LEGEND:**

- ▲ FOUND MONUMENT AS DESCRIBED
- FOUND 1/2" IP TAGGED PLS 4076
- UTILITY HOOKUP
- ⊕ HOSE BIB
- ⊙ LIGHT STANDARD
- ⊙ KAMPING CABIN
- ASPHALT
- ▨ CONCRETE
- (6" SS)— EXISTING SANITARY SEWER LINE, SIZE AS NOTED

NOTE: FOR PARCELS ABUTTING KINGS RIVER, PROPERTY LINE IS ACTUAL NATURAL LOW WATER LINE.

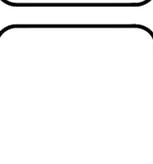
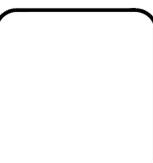
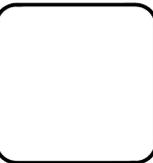


**VICINITY MAP**  
 NOT TO SCALE



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REVISIONS	ID	DATE	DESCRIPTION



**Kasanno, LLC**  
 39700 Road 28, Kings River  
 Kingsburg, CA 98631  
 (509) 887-0351

**CLUB ROYAL OAK R.V. RESORT  
 EXISTING SEPTIC SYSTEM  
 APN: 028-090-033**

PROJECT NO.: 190246  
 DRAWN BY: RT  
 QA/QC BY: BS  
 SCALE: AS SHOWN  
 SHEET NO.: 1 of 9

# CLUB ROYAL OAK R.V. RESORT

**PROPERTY NOTES:**

OWNER: Kasonno, LLC, a Wyoming a Limited Liability Company  
 ADDRESS: 39671 Road 28, Kingsburg, CA.  
 APN: 028-090-033-000

FLOOD ZONES: FEMA FIRM #06107C0294E, Effective date: 06/16/2009  
 Zone X, Area of minimal Flood Hazard Zone  
 Zone X, 0.2% annual chance Flood Hazard  
 Zone AE, Special Flood Hazard without Base Flood Elevation (BPE)  
 Zone AE, Special Flood Hazard Area, Regulatory Floodway

EXISTING:  
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 RV Spaces- 95  
 Parking- 10

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 Easement for ingress and egress, in 12/31/1990 instrument No. 90-84969, affects said portion as described in the document
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 All on-site improvements are existing unless indicated as (P) for proposed.

**UTILITIES:**

WATER - DOCK  
 GAS - SEPTIC

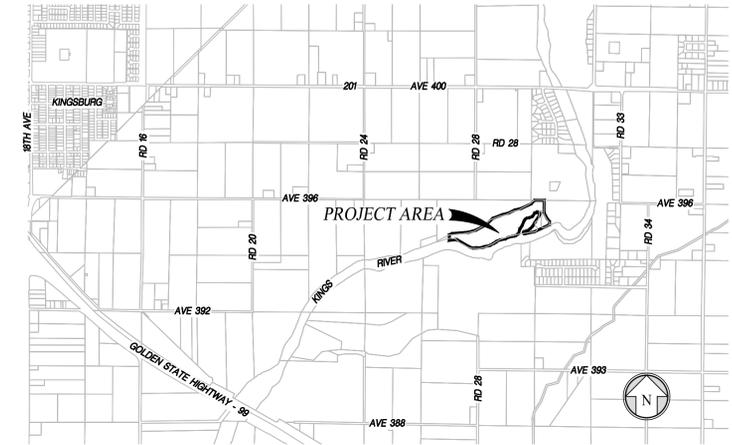
**AMENITIES:**

- DOG PARK
- POOL/SPA
- BOAT LAUNCH
- BASKETBALL COURT

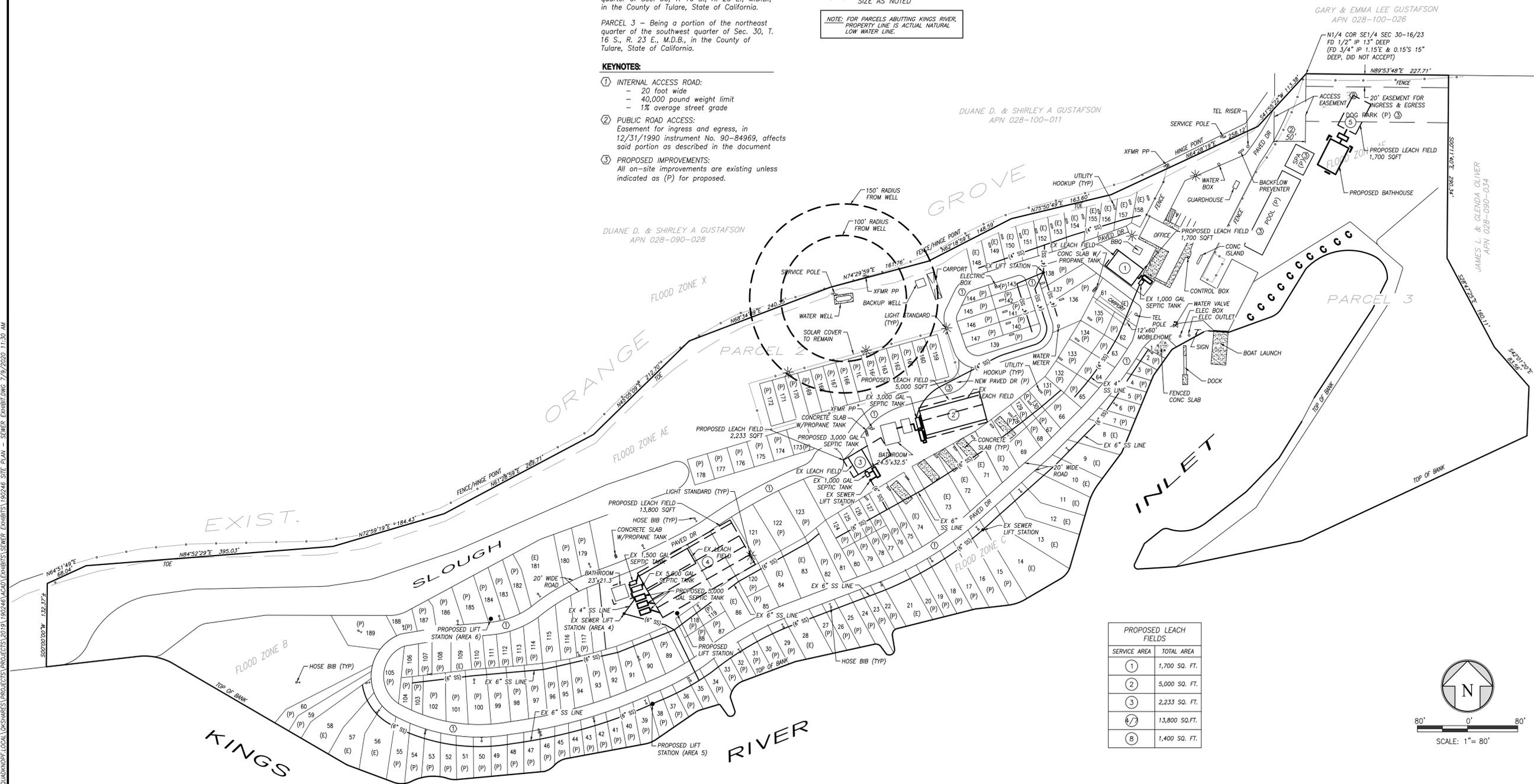
**LEGEND:**

- ▲ FOUND MONUMENT AS DESCRIBED
- FOUND 1/2" IP TAGGED PLS 4076
- UTILITY HOOKUP
- HOSE BIB
- ★ LIGHT STANDARD
- KAMPING CABIN
- ASPHALT
- CONCRETE
- (6" SS)— EXISTING SANITARY SEWER LINE, SIZE AS NOTED

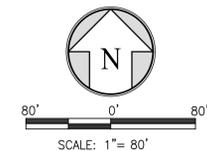
NOTE: FOR PARCELS ABUTTING KINGS RIVER, PROPERTY LINE IS ACTUAL NATURAL LOW WATER LINE.



**VICINITY MAP**  
NOT TO SCALE



PROPOSED LEACH FIELDS	
SERVICE AREA	TOTAL AREA
1	1,700 SQ. FT.
2	5,000 SQ. FT.
3	2,233 SQ. FT.
4/7	13,800 SQ. FT.
8	1,400 SQ. FT.



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NO.	REVISIONS	DATE	BY	DESCRIPTION

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**Kasonno, LLC**  
 39700 Road 28, Kingsburg  
 Kingsburg, CA 98631  
 (559) 887-0351

**CLUB ROYAL OAK RV RESORT  
 PROPOSED SEPTIC SYSTEM**  
 APN: 028-090-033

PROJECT NO.: 190246  
 DRAWN BY:  
 RT  
 QA/QC BY:  
 BS  
 SCALE:  
 AS SHOWN  
 SHEET NO.: **2 of 9**

# CLUB ROYAL OAK R.V. RESORT

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 APN: 028-090-033-000

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 GAS - SEPTIC

**AMENITIES:**

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- POOL/SPA
- BOAT LAUNCH
- BASKETBALL COURT

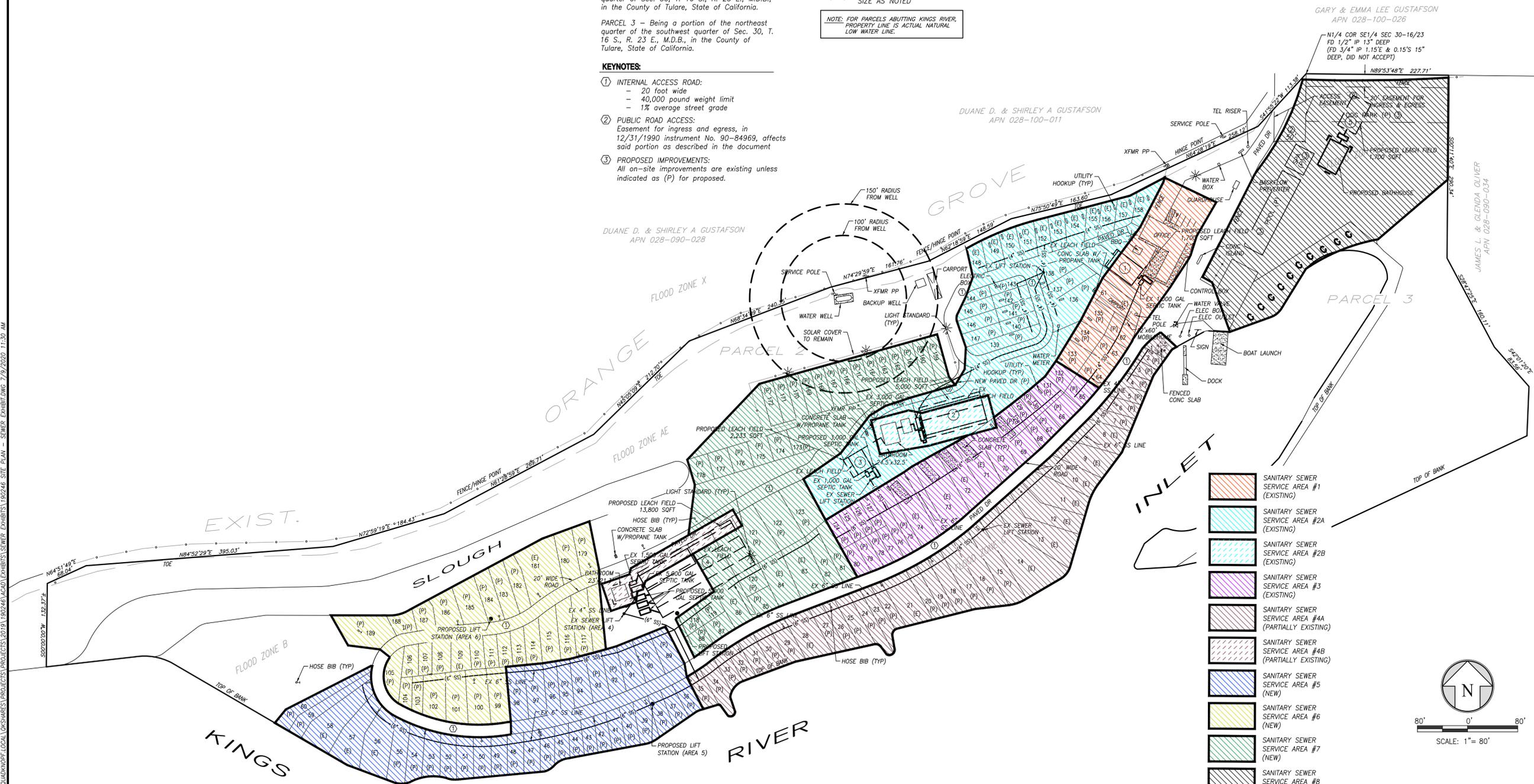
**LEGEND:**

- ▲ FOUND MONUMENT AS DESCRIBED
- FOUND 1/2" IP TAGGED PLS 4076
- UTILITY HOOKUP
- HOSE BIB
- ★ LIGHT STANDARD
- KAMPING CABIN
- ASPHALT
- CONCRETE
- (6" SS)— EXISTING SANITARY SEWER LINE, SIZE AS NOTED

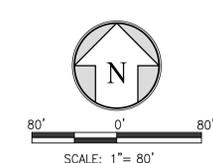
NOTE: FOR PARCELS ADJUTING KINGS RIVER, PROPERTY LINE IS ACTUAL NATURAL LOW WATER LINE.



**VICINITY MAP**  
NOT TO SCALE

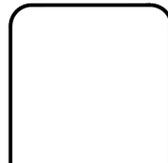
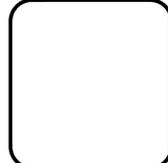
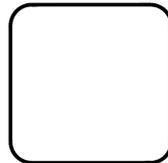


- SANITARY SEWER SERVICE AREA #1 (EXISTING)
- SANITARY SEWER SERVICE AREA #2A (EXISTING)
- SANITARY SEWER SERVICE AREA #2B (EXISTING)
- SANITARY SEWER SERVICE AREA #3 (EXISTING)
- SANITARY SEWER SERVICE AREA #4A (PARTIALLY EXISTING)
- SANITARY SEWER SERVICE AREA #4B (PARTIALLY EXISTING)
- SANITARY SEWER SERVICE AREA #5 (NEW)
- SANITARY SEWER SERVICE AREA #6 (NEW)
- SANITARY SEWER SERVICE AREA #7 (NEW)
- SANITARY SEWER SERVICE AREA #8 (NEW)



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NO.	REVISIONS	DATE	BY	DESCRIPTION



**Kasonno, LLC**  
 39700 Road 28, Kings River  
 Kingsburg, CA 98331  
 (559) 887-0351

**CLUB ROYAL OAK RV RESORT**  
**SANITARY SEWER SERVICE AREAS**  
**APN: 028-090-033**

PROJECT NO.: 190246  
 DRAWN BY: RT  
 QA/QC BY: BS  
 SCALE: AS SHOWN  
 SHEET NO.: 3 of 9

# CLUB ROYAL OAK R.V. RESORT

**PROPERTY NOTES:**

OWNER: Kasonno, LLC, a Wyoming a  
Limited Liability Company  
ADDRESS: 39671 Road 28, Kingsburg, CA.  
APN: 028-090-033-000

FLOOD ZONES: FEMA FIRM #06107C0294E,  
Effective date: 06/16/2009  
 Zone X, Area of minimal Flood Hazard Zone  
 Zone X, 0.2% annual chance Flood Hazard  
 Zone AE, Special Flood Hazard without Base  
Flood Elevation (BPE)  
 Zone AE, Special Flood Hazard Area,  
Regulatory Floodway

EXISTING:  
 Utilities- Water Well, Septic, PG&E  
 RV Spaces- 95  
 Parking- 10

**LEGAL DESCRIPTION:**

PARCEL 2 - The fractional northwest quarter of the southeast quarter and a portion of the fractional northeast quarter of the southwest quarter of Sec. 30, T. 16 S., R. 23 E., M.D.B., in the County of Tulare, State of California.

PARCEL 3 - Being a portion of the northeast quarter of the southwest quarter of Sec. 30, T. 16 S., R. 23 E., M.D.B., in the County of Tulare, State of California.

**KEYNOTES:**

- ① INTERNAL ACCESS ROAD:  
 - 20 foot wide  
 - 40,000 pound weight limit  
 - 1% average street grade
- ② PUBLIC ROAD ACCESS:  
 Easement for ingress and egress, in 12/31/1990 instrument No. 90-84969, affects said portion as described in the document
- ③ PROPOSED IMPROVEMENTS:  
 All on-site improvements are existing unless indicated as (P) for proposed.

**UTILITIES:**

WATER - DOCK  
 GAS - SEPTIC

**AMENITIES:**

- DOG PARK
- POOL/SPA
- BOAT LAUNCH
- BASKETBALL COURT

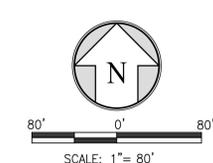
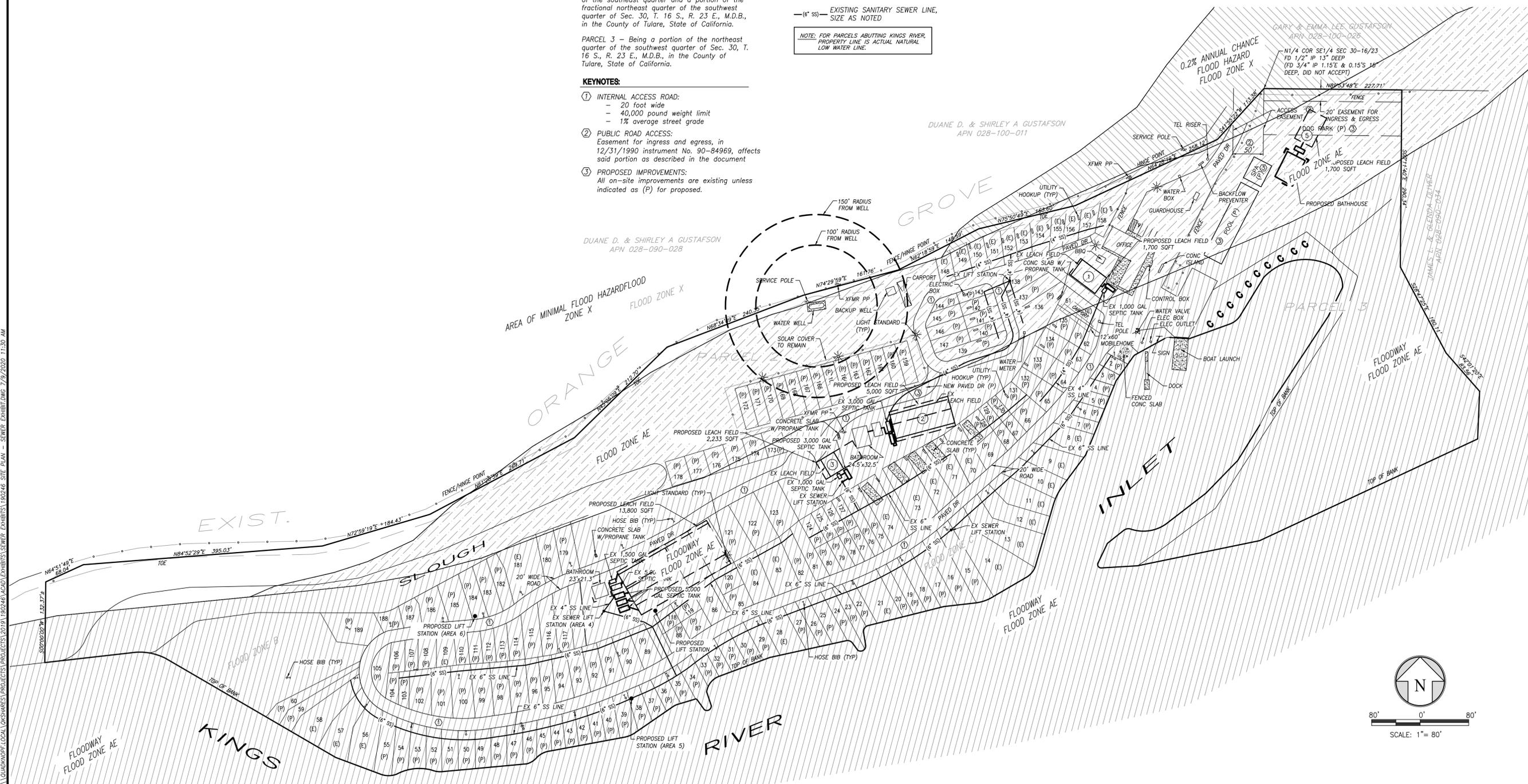
**LEGEND:**

- ▲ FOUND MONUMENT AS DESCRIBED
- FOUND 1/2" IP TAGGED PLS 4076
- UTILITY HOOKUP
- HOSE BIB
- ★ LIGHT STANDARD
- KAMPING CABIN
- ASPHALT
- CONCRETE
- (6" SS)— EXISTING SANITARY SEWER LINE,  
 SIZE AS NOTED

NOTE: FOR PARCELS ABUTTING KINGS RIVER,  
 PROPERTY LINE IS ACTUAL NATURAL  
 LOW WATER LINE.

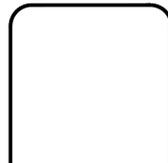
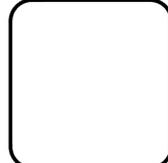
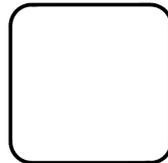


**VICINITY MAP**  
 NOT TO SCALE



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REVISIONS	ID	DATE	DESCRIPTION



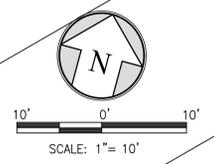
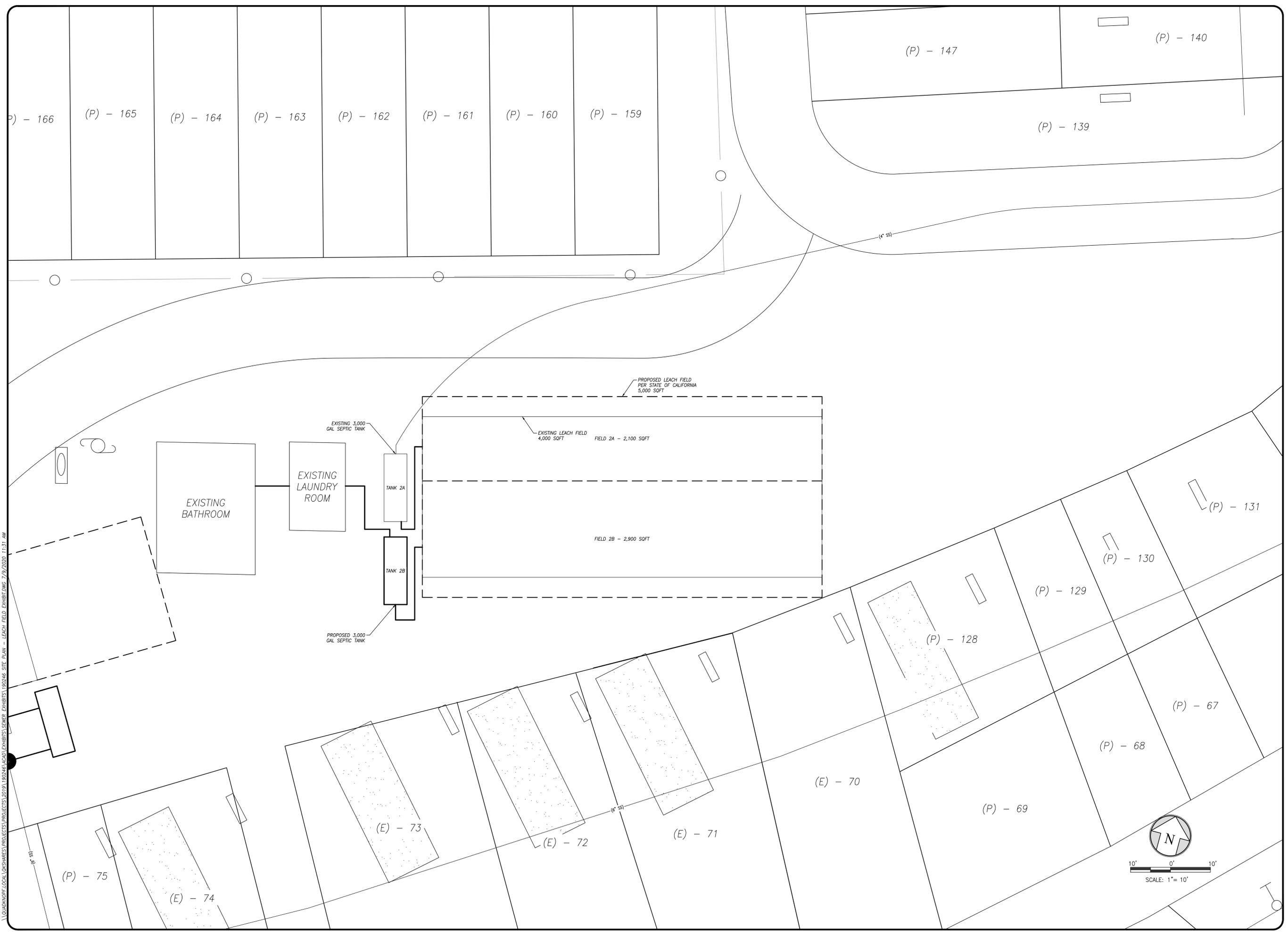
**Kasonno, LLC**  
 39700 Road 28, Kingsburg  
 Kingsburg, CA 98631  
 (559) 887-0351

**CLUB ROYAL OAK RV RESORT  
 FLOOD ZONE AREAS  
 APN: 028-090-033**

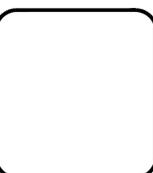
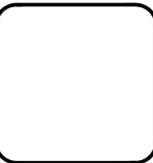
PROJECT NO.: 190246  
 DRAWN BY: RT  
 QA/QC BY: BS  
 SCALE: AS SHOWN  
 SHEET NO.: 4 of 9



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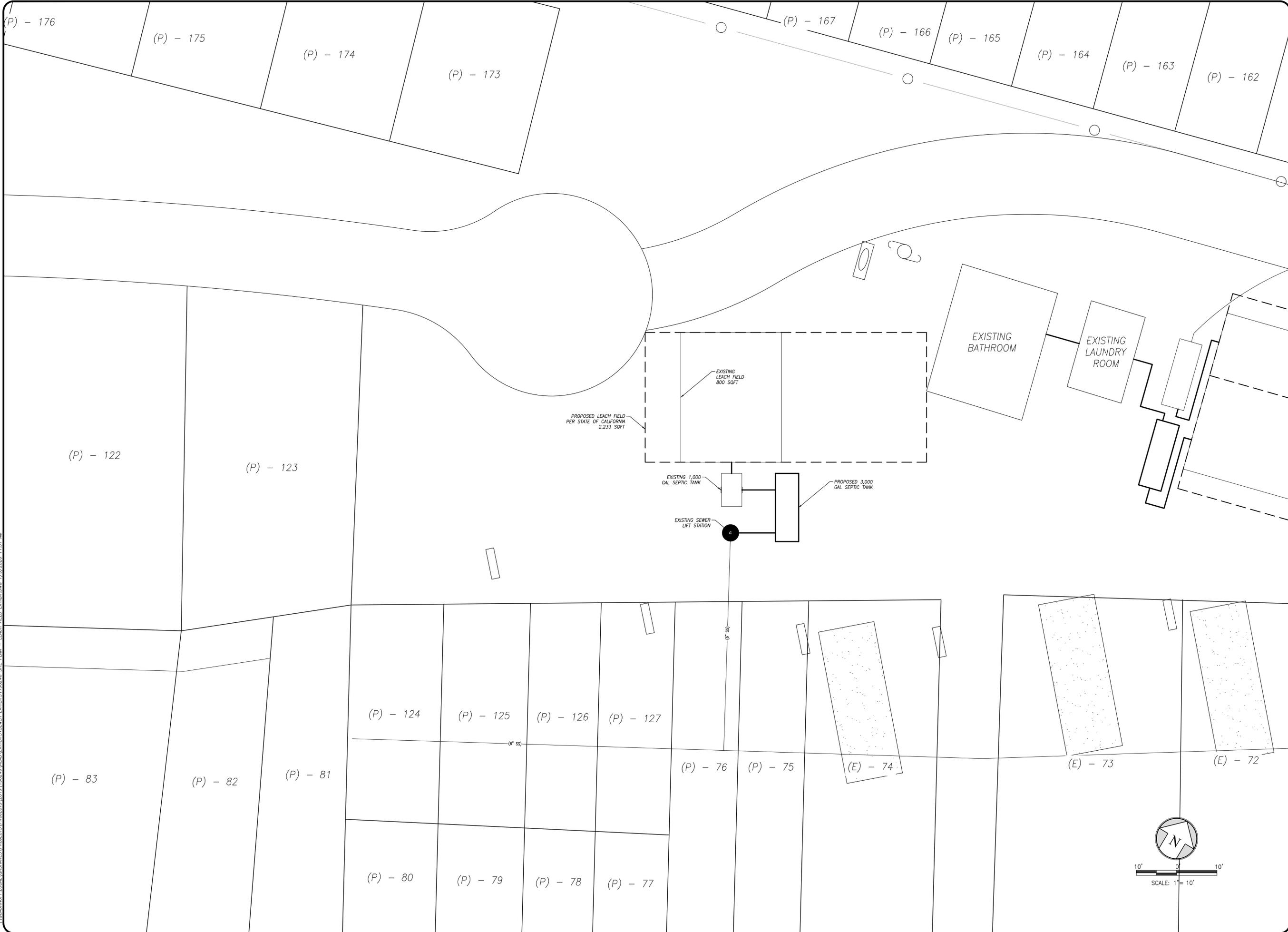
NO.	REVISIONS	DATE	BY	DESCRIPTION



**Kasonno, LLC**  
 39700 Road 28, Kingsburg, CA 98631  
 (559) 887-0351  
 WWW.QKINC.COM

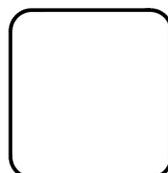
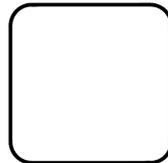
**CLUB ROYAL OAK RV RESORT  
 PROPOSED SEPTIC SYSTEM  
 LEACH FIELD 2**

PROJECT NO.:	190246
DRAWN BY:	LB
QA/QC BY:	BS
SCALE:	AS SHOWN
SHEET NO.:	6 of 8



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REVISIONS	ID	DATE	BY	DESCRIPTION

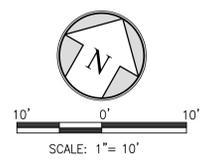
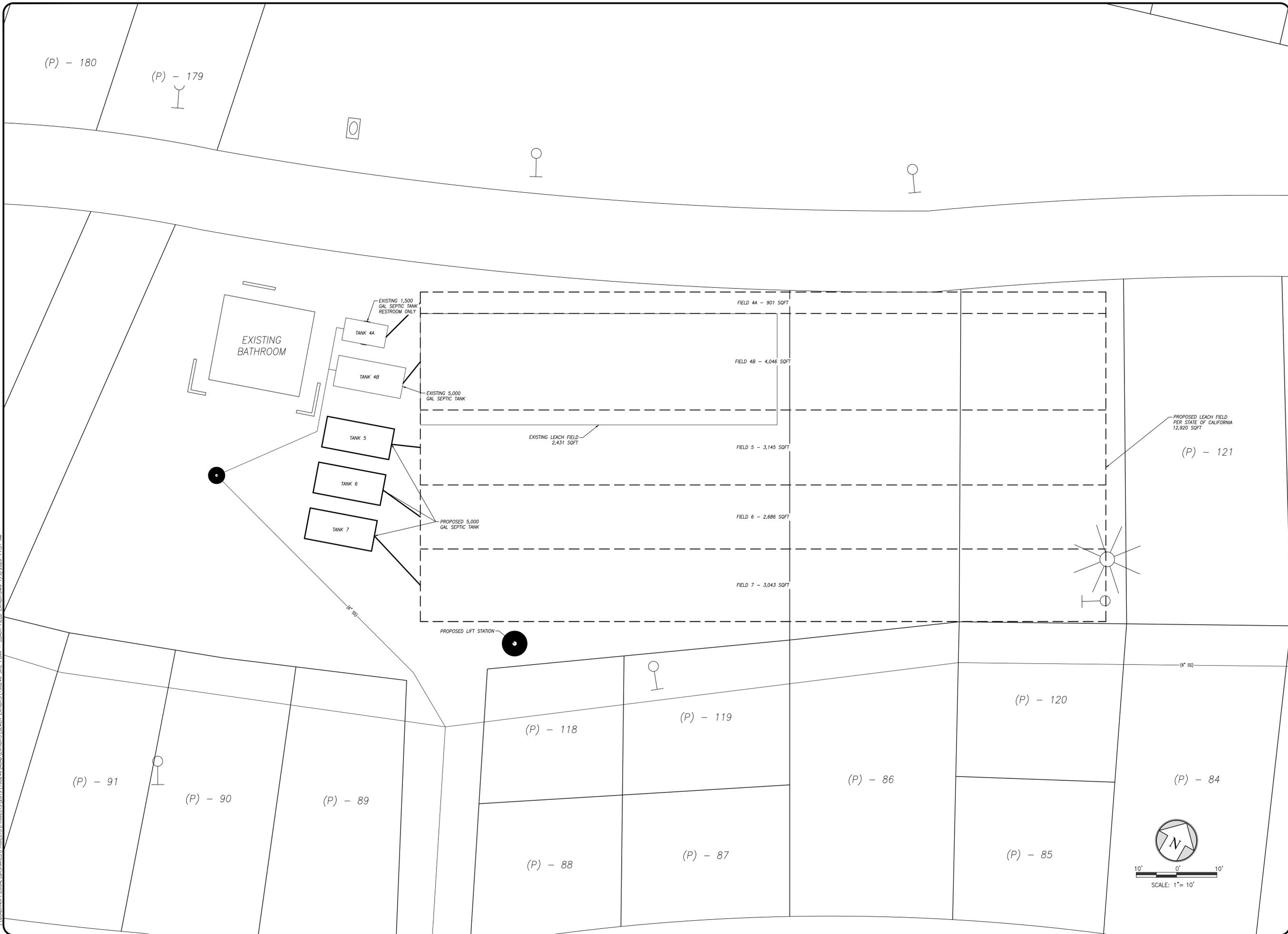


**Kasonno, LLC**  
 39700 Road 28 (Kings River)  
 Kingsburg, CA 98631  
 (559) 887-0351

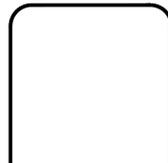
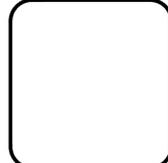
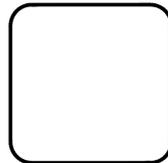
**CLUB ROYAL OAK RV RESORT  
 PROPOSED SEPTIC SYSTEM  
 LEACH FIELD 3**

PROJECT NO.: 190246  
 DRAWN BY:  
 LB  
 QA/QC BY:  
 BS  
 SCALE:  
 AS SHOWN  
 SHEET NO.: **7 of 8**

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NO.	DATE	BY	DESCRIPTION



**Kasonno, LLC**  
 39700 Road 28 (Kings River)  
 Kingsburg, CA 98631  
 (559) 887-0351

**CLUB ROYAL OAK RV RESORT  
 PROPOSED SEPTIC SYSTEM  
 LEACH FIELD 4**

PROJECT NO.: 190246  
 DRAWN BY:  
 LB  
 QA/QC BY:  
 BS  
 SCALE:  
 AS SHOWN  
 SHEET NO.: **8 of 8**



# **ATTACHMENT “D”**

## Tribal Cultural Resources

**Consultation Notice – CLUB ROYAL OAK RV RESORT (PSP 20-011)**

TRIBE CONTACTED	REQUEST TYPE			ITEMS & DOCUMENTS SUBMITTED					DELIVERY METHOD			CONSULTATION PERIOD		CONSULTATION / ACTIONS
	AB 52	SB 18	Sec 106	Map	Project Description	SLF Search Results	CHRIS Results	Other	E-mail	FedEx	Certified US Mail	Return Receipt	Period Ends	Summary
<b>SACRED LAND FILE (SLF) REQUEST</b>														
Native American Heritage Commission <a href="mailto:NAHC@nahc.ca.gov">NAHC@nahc.ca.gov</a>	X			X	X									6/8/20, SLF results returned with “negative” results.
<b>CONSULTATION REQUEST LETTERS</b>														
Kern Valley Indian Community Robert Robinson, Co-Chairperson P. O. Box 1010 Lake Isabella, CA 93240 <a href="mailto:bbutterbredt@gmail.com">bbutterbredt@gmail.com</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836656	6/18/20	7/18/20	8/11/20, no response received to date; follow up email sent.
Kern Valley Indian Community Julie Turner, Secretary P. Box 1010 Lake Isabella, CA 93240 <a href="mailto:meindiagirl@sbcglobal.net">meindiagirl@sbcglobal.net</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836649	6/18/20	7/18/20	8/11/20, no response received to date; follow up email sent.
Kern Valley Indian Community Brandy Kendricks 30741 Foxridge Court Tehachapi, CA 93561 <a href="mailto:krazykendricks@hotmail.com">krazykendricks@hotmail.com</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836632	6/12/20	7/12/20	8/11/20, no response received to date; follow up email sent.
Santa Rosa Rancheria Tachi Yokut Tribe Leo Sisco, Chairperson P. O. Box 8 Lemoore, CA 93245 <a href="mailto:LSisco@tachi-yokut-nsn.gov">LSisco@tachi-yokut-nsn.gov</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836625	6/15/20	7/15/20	8/11/20, no response received to date; follow up email sent.
Santa Rosa Rancheria Tachi Yokut Tribe Robert Jeff, Vice-Chair P. O. Box 8 Lemoore, CA 93245 <a href="mailto:RGJeff@tachi-yokut-nsn.gov">RGJeff@tachi-yokut-nsn.gov</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836618	6/15/20	7/15/20	8/11/20, no response received to date; follow up email sent.
Santa Rosa Rancheria Tachi Yokut Tribe Bianca Arias, Admin. Assistant. P. O. Box 8 Lemoore, CA 93245 <a href="mailto:BArias@tachi-yokut-nsn.gov">BArias@tachi-yokut-nsn.gov</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836465	6/15/20	7/15/20	8/11/20, no response received to date; follow up email sent.

**Consultation Notice – CLUB ROYAL OAK RV RESORT (PSP 20-011)**

TRIBE CONTACTED	REQUEST TYPE			ITEMS & DOCUMENTS SUBMITTED					DELIVERY METHOD			CONSULTATION PERIOD		CONSULTATION / ACTIONS
	AB 52	SB 18	Sec 106	Map	Project Description	SLF Search Results	CHRIS Results	Other	E-mail	FedEx	Certified US Mail	Return Receipt	Period Ends	Summary
Santa Rosa Rancheria Tachi Yokut Tribe Cultural Department Shana Powers, Director P. O. Box 8 Lemoore, CA 93245 <a href="mailto:SPowers@tachi-yokut-nsn.gov">SPowers@tachi-yokut-nsn.gov</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836458	6/15/20	7/15/20	7/14/20, RMA received email response from Ms. Powers requesting consultation and mitigation measures to be included in the project (email not included in technical documents due to confidentiality requirements).  8/11/20, RMA staff responded to Ms. Powers with requested documents and draft measures (email not included in technical documents due to confidentiality requirements).
Santa Rosa Rancheria Tachi Yokut Tribe Cultural Department Greg Cuara, Cultural Specialist P. O. Box 8 Lemoore, CA 93245 <a href="mailto:GCuara@tachi-yokut-nsn.gov">GCuara@tachi-yokut-nsn.gov</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836441	6/15/20	7/15/20	8/11/20, no response received to date; follow up email sent.
Tubatulabals of Kern Valley Robert L. Gomez, Jr., Chairperson P.O. Box 226 Lake Isabella, CA 93240 <a href="mailto:rgomez@tubatulabal.org">rgomez@tubatulabal.org</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836434	---	7/18/20	7/20/20, envelope returned to RMA, "Return to Sender, Unclaimed, Unable to Forward"
Tule River Indian Tribe Neil Peyron, Chairperson P. O. Box 589 Porterville, CA 93258 <a href="mailto:neil.peyron@tulerivertribe-nsn.gov">neil.peyron@tulerivertribe-nsn.gov</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836427	6/15/20	7/15/20	8/11/20, no response received to date; follow up email sent.
Tule River Indian Tribe Environmental Department Kerri Vera, Director P. O. Box 589 Porterville, CA 93258 <a href="mailto:tuleriverenv@yahoo.com">tuleriverenv@yahoo.com</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836410	6/15/20	7/15/20	8/11/20, no response received to date; follow up email sent.
Tule River Indian Tribe Dept. of Environmental Protection Felix Christman, Archaeological Monitor P. O. Box 589 Porterville, CA 93258 <a href="mailto:tuleriverarchmon1@gmail.com">tuleriverarchmon1@gmail.com</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836403	6/15/20	7/15/20	8/11/20, no response received to date; follow up email sent.

**Consultation Notice – CLUB ROYAL OAK RV RESORT (PSP 20-011)**

TRIBE CONTACTED	REQUEST TYPE			ITEMS & DOCUMENTS SUBMITTED					DELIVERY METHOD			CONSULTATION PERIOD		CONSULTATION / ACTIONS
	AB 52	SB 18	Sec 106	Map	Project Description	SLF Search Results	CHRIS Results	Other	E-mail	FedEx	Certified US Mail	Return Receipt	Period Ends	Summary
Wuksache Indian Tribe/ Eshom Valley Band Kenneth Woodrow, Chairperson 1179 Rock Haven Ct. Salinas, CA 93906 <a href="mailto:kwood8934@aol.com">kwood8934@aol.com</a>	X			X	X				6/10/20		6/10/20 7016207000 0049836397	6/13/20	7/13/20	

## NATIVE AMERICAN HERITAGE COMMISSION

June 8, 2020

April Hill  
County of Tulare

Via Email to: [ahill@co.tulare.ca.us](mailto:ahill@co.tulare.ca.us)

**Re: Native American Tribal Consultation, Pursuant to the Assembly Bill 52 (AB 52), Amendments to the California Environmental Quality Act (CEQA) (Chapter 532, Statutes of 2014), Public Resources Code Sections 5097.94 (m), 21073, 21074, 21080.3.1, 21080.3.2, 21082.3, 21083.09, 21084.2 and 21084.3, Special Use Permit No. PSP 20-011 Kings River RV Resort, Tulare County**

CHAIRPERSON  
**Laura Miranda**  
Luiseño

VICE CHAIRPERSON  
**Reginald Pagaling**  
Chumash

SECRETARY  
**Merri Lopez-Keifer**  
Luiseño

PARLIAMENTARIAN  
**Russell Attebery**  
Karuk

COMMISSIONER  
**Marshall McKay**  
Wintun

COMMISSIONER  
**William Mungary**  
Paiute/White Mountain  
Apache

COMMISSIONER  
**Julie Tumamait-  
Stenslie**  
Chumash

COMMISSIONER  
**[Vacant]**

COMMISSIONER  
**[Vacant]**

EXECUTIVE SECRETARY  
**Christina Snider**  
Pomo

**NAHC HEADQUARTERS**  
1550 Harbor Boulevard  
Suite 100  
West Sacramento,  
California 95691  
(916) 373-3710  
[nahc@nahc.ca.gov](mailto:nahc@nahc.ca.gov)  
[NAHC.ca.gov](http://NAHC.ca.gov)

Dear Ms. Hill:

Pursuant to Public Resources Code section 21080.3.1 (c), attached is a consultation list of tribes that are traditionally and culturally affiliated with the geographic area of the above-listed project. Please note that the intent of the AB 52 amendments to CEQA is to avoid and/or mitigate impacts to tribal cultural resources, (Pub. Resources Code §21084.3 (a)) ("Public agencies shall, when feasible, avoid damaging effects to any tribal cultural resource.")

Public Resources Code sections 21080.3.1 and 21084.3(c) require CEQA lead agencies to consult with California Native American tribes that have requested notice from such agencies of proposed projects in the geographic area that are traditionally and culturally affiliated with the tribes on projects for which a Notice of Preparation or Notice of Negative Declaration or Mitigated Negative Declaration has been filed on or after July 1, 2015. Specifically, Public Resources Code section 21080.3.1 (d) provides:

*Within 14 days of determining that an application for a project is complete or a decision by a public agency to undertake a project, the lead agency shall provide formal notification to the designated contact of, or a tribal representative of, traditionally and culturally affiliated California Native American tribes that have requested notice, which shall be accomplished by means of at least one written notification that includes a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation pursuant to this section.*

The AB 52 amendments to CEQA law does not preclude initiating consultation with the tribes that are culturally and traditionally affiliated within your jurisdiction prior to receiving requests for notification of projects in the tribe's areas of traditional and cultural affiliation. The Native American Heritage Commission (NAHC) recommends, but does not require, early consultation as a best practice to ensure that lead agencies receive sufficient information about cultural resources in a project area to avoid damaging effects to tribal cultural resources.

The NAHC also recommends, but does not require that agencies should also include with their notification letters, information regarding any cultural resources assessment that has been completed on the area of potential effect (APE), such as:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:

- A listing of any and all known cultural resources that have already been recorded on or adjacent to the APE, such as known archaeological sites;
- Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
- Whether the records search indicates a low, moderate, or high probability that unrecorded cultural resources are located in the APE; and
- If a survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.

2. The results of any archaeological inventory survey that was conducted, including:

- Any report that may contain site forms, site significance, and suggested mitigation measures.

All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code section 6254.10.

3. The result of any Sacred Lands File (SLF) check conducted through the Native American Heritage Commission was negative.

4. Any ethnographic studies conducted for any area including all or part of the APE; and

5. Any geotechnical reports regarding all or part of the APE.

Lead agencies should be aware that records maintained by the NAHC and CHRIS are not exhaustive and a negative response to these searches does not preclude the existence of a tribal cultural resource. A tribe may be the only source of information regarding the existence of a tribal cultural resource.

This information will aid tribes in determining whether to request formal consultation. In the event that they do, having the information beforehand will help to facilitate the consultation process.

If you receive notification of change of addresses and phone numbers from tribes, please notify the NAHC. With your assistance, we can assure that our consultation list remains current.

If you have any questions, please contact me at my email address: [Nancy.Gonzalez-Lopez@nahc.ca.gov](mailto:Nancy.Gonzalez-Lopez@nahc.ca.gov).

Sincerely,



Nancy Gonzalez-Lopez  
*Cultural Resources Analyst*

Attachment

**Native American Heritage Commission  
Tribal Consultation List  
June 8, 2020**

Kern Vallev Indian Community  
Julie Turner. Secretary  
P.O. Box 1010  
Lake Isabella , CA 93240  
(661) 340-0032 Cell

Kawaiisu  
Tubatulabal

Tule River Indian Tribe  
Neil Peyron. Chairperson  
P.O. Box 589  
Porterville , CA 93258  
neil.peyron@tulerivertribe-nsn.gov  
(559) 781-4271

Yokuts

Kern Vallev Indian Community  
Robert Robinson. Chairperson  
P.O. Box 1010  
Lake Isabella , CA 93240  
bbutterbredt@gmail.com  
(760) 378-2915 Cell

Tubatulabal  
Kawaiisu

Wuksache Indian Tribe/Eshom Vallev Band  
Kenneth Woodrow. Chairperson  
1179 Rock Haven Ct.  
Salinas , CA 93906  
kwood8934@aol.com  
(831) 443-9702

Foothill Yokuts  
Mono  
Wuksache

Kern Vallev Indian Community  
Brandv Kendricks  
30741 Foxridge Court  
Tehachapi , CA 93561  
krazvkendricks@hotmail.com  
(661) 821-1733

Kawaiisu  
Tubatulabal

Santa Rosa Rancheria Tachi Yokut Tribe  
Leo Sisco. Chairperson  
P.O. Box 8  
Lemoore , CA 93245  
(559) 924-1278

Tache  
Tachi  
Yokut

Tubatulabals of Kern Vallev  
Robert L. Gomez. Jr.. Tribal Chairperson  
P.O. Box 226  
Lake Isabella , CA 93240  
(760) 379-4590

Tubatulabal

This list is current only as of the date of this document and is based on the information available to the Commission on the date it was produced. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and Section 5097.98 of the Public Resources Code.

This list applicable only for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed Special Use Permit No. PSP 20-011 Kings River RV Resort, Tulare County.

# AB 52 PROJECT NOTIFICATION AND TRIBAL CONSULTATION REQUEST

**Project Title:** Kings River/Club Royal Oak RV Resort (PSP 20-011)

**Project Location:** The project is located at 39700 Road 28, on the north side of the Kings River between the south extension of Road 28 and the Kings River Bridge crossing of Avenue 400, approximately three miles east of the City of Kingsburg (APN 028-090-033). The project is located in Section 30, Township 16 South, Range 23 East, MDBM of the USGS 7.5 Minute Selma Quadrangle Map; latitude/longitude coordinates are 36°30'56.13" N / 119°30.56'56.13" W.

**Project Description:** The Planning Commission approved Special Use Permit PSP 71-006 for a recreational trailer park in an existing park and recreation area authorized by Special Use Permit No. 65-33. In 2019, the applicants purchased the existing recreational vehicle (RV) resort established on the site in 1971, and re-named it "Kings River RV Resort" (previously named Club Royal Oak RV Resort). The applicants propose improvements to the RV resort including: 94 new RV spaces (for a total 189 RV spaces); seven additional cabins on wheels (for total 10); upgraded utilities and services; a swimming pool and spa; a fourth restroom/showers building; a laundry room; and an expanded and remodeled store. The site also contains 86 RV/boat storage spaces and ten asphalt parking spaces. The new RV spaces will be within the same footprint as the existing campground spaces that have existed since 1990. The new bathroom will be located next to the proposed pool. One existing mobile home is permanently placed and may be occupied by a caretaker.

**Request for Consultation:** Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare hereby extends an invitation to consult on the California Environmental Quality Act (CEQA) review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places and tribal cultural resources.

If your Tribe desires to consult with the County on the review of this project, please respond in writing within thirty (30) days of receipt of this notification. Written correspondence can be mailed to the following addresses:

US Post: Tulare County Resource Management Agency  
Environmental Planning Division  
Attn: Jessica Willis / Hector Guerra  
5961 S. Mooney Blvd.  
Visalia, CA 93277-9394

E-mail: [JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us) and [HGuerra@co.tulare.ca.us](mailto:HGuerra@co.tulare.ca.us)

If you need further assistance or have any questions, please feel free to contact Jessica Willis by phone at (559) 624-7122, or Hector Guerra at (559) 624-7121.

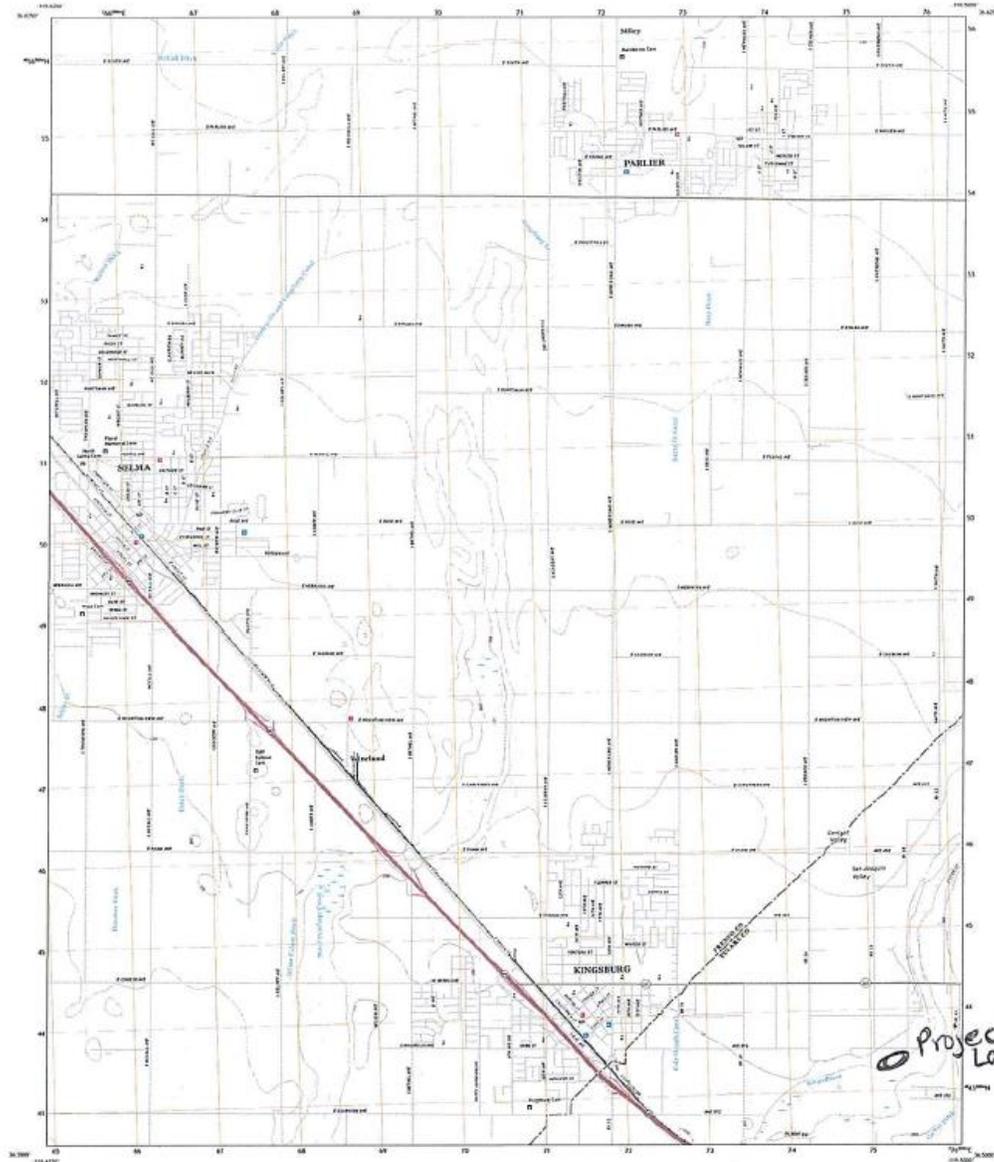
**If the County does not receive a response to this notification, it will be presumed that your Tribe has declined the opportunity to consult on this project pursuant to AB 52.**



U.S. DEPARTMENT OF THE INTERIOR  
U.S. GEOLOGICAL SURVEY

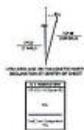


SELMA QUADRANGLE  
CALIFORNIA  
7.5-MINUTE SERIES

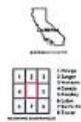


Project Location

Produced by the United States Geological Survey  
Map Scale: 1:24,000  
Data Source: 1:250,000  
Projection: UTM  
Datum: NAD 83  
Units: Meters  
Vertical Datum: Mean Sea Level  
Horizontal Datum: UTM  
Vertical Datum: Mean Sea Level  
Horizontal Datum: UTM



Scale: 1:24,000  
North Arrow: UTM  
Datum: NAD 83  
Units: Meters  
Vertical Datum: Mean Sea Level  
Horizontal Datum: UTM



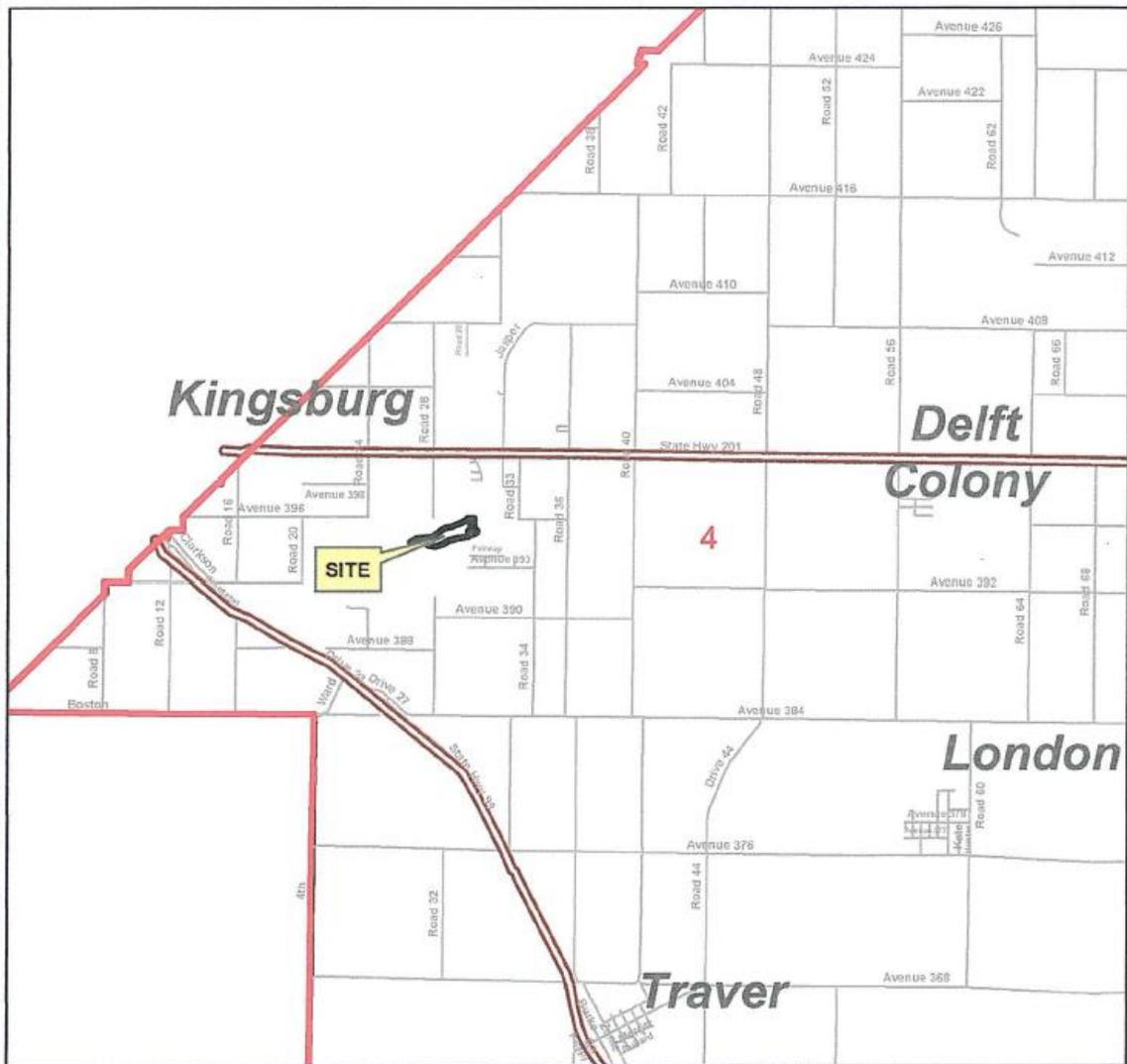
Legend:  
Contours: 10m, 20m, 30m, 40m, 50m, 60m, 70m, 80m, 90m, 100m, 120m, 150m, 200m, 300m, 400m, 500m, 600m, 700m, 800m, 900m, 1000m  
Water: Blue  
Roads: Red, Yellow, Grey  
Buildings: Black  
Vegetation: Green  
Topography: Brown

SELMA, CA  
2018





# Vicinity Map for PSP 20-011



Supervisorial District:4

-  SITE
-  Supervisorial Districts



C:\Users\WReynoso-Haro\Desktop\Package Working From Home\GIS maps\Projects - 2020\Done\PSP 20-011\PSP 20-011 Vicinity Map.mxd



# Aerial Photograph for PSP 20-011



Owner: Kings River RV Resort  
 Address: 9715 Caminto Mojado  
 City, State, ZIP: San Diego CA 92131  
 Applicant: Club Royal Oak RV Resort  
 Agent: QK Inc., Attn: Richard Walker  
 Supervisorial District: 4  
 Assessors Parcel: 028-090-033

0  500 Feet

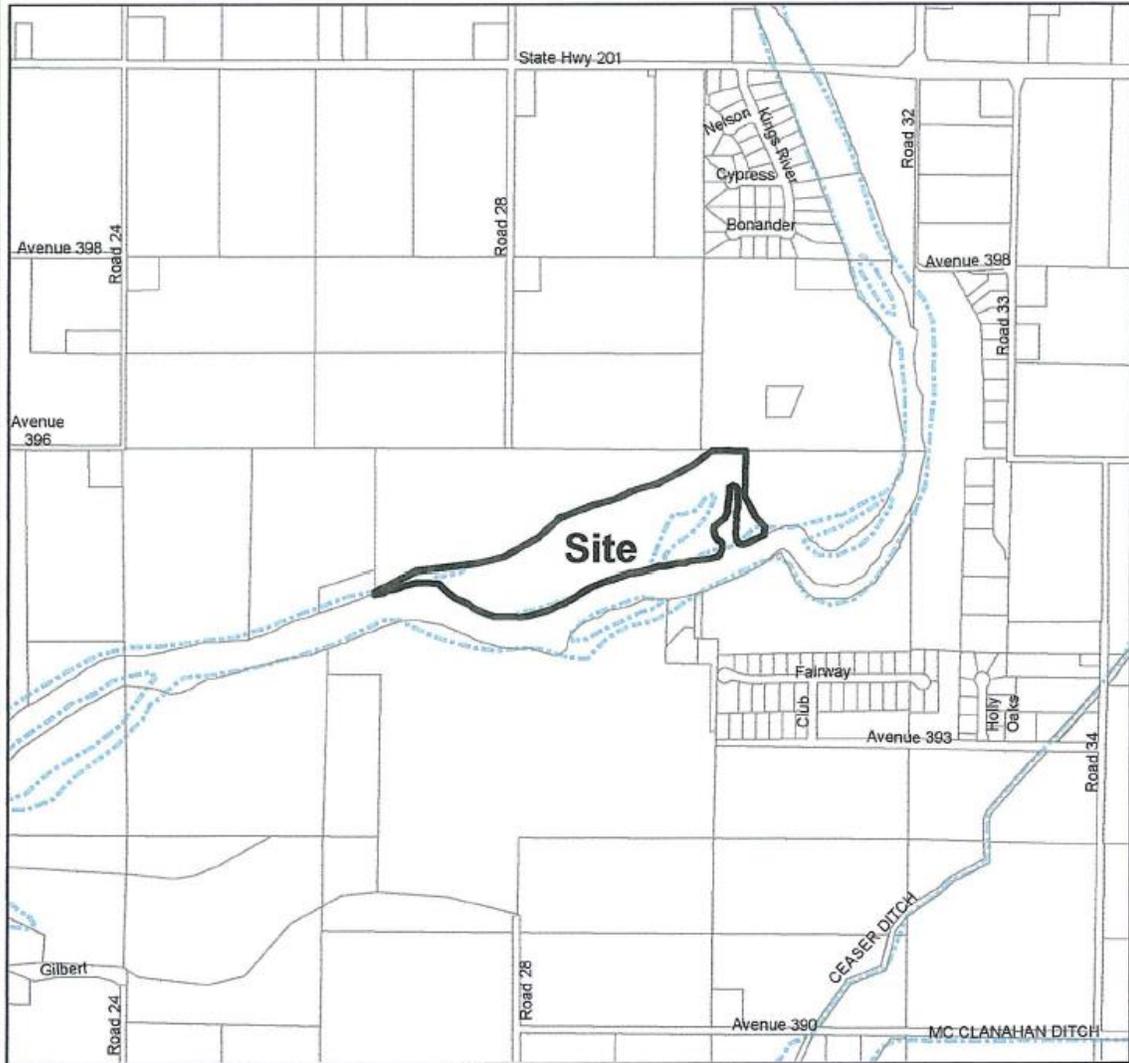
Project Site



C:\Users\AReynoso-Haro\Desktop\Package Working From Home\GIS maps\Projects - 2020\Done\PSP 20-011\PSP 20-011 Aerial Photograph.mxd



# Waterways Map for PSP 20-011



 SITE  
 Waterways

0 500 1,000  
Feet



C:\Users\AReynoso-Haro\Desktop\Package Working From Home\GIS maps\Projects - 2020\Done\PSP 20-011\PSP 20-011 Waterways.mxd



# RESOURCE MANAGEMENT AGENCY

5961 SOUTH MOONEY BLVD  
VISALIA, CA 93277  
PHONE (559) 624-7000  
FAX (559) 730-2653

Aaron R. Bock      Economic Development and Planning  
Reed Schenke      Public Works  
Sherman Dix      Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Kern Valley Indian Community  
Robert Robinson, Co-Chairperson  
P.O. Box 1010  
Lake Isabella, CA 93240

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Chairperson Robinson,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

- Native American sanctified cemetery, place of worship, religious or ceremonial site, or sacred shrine; and
- Native American historic, cultural, or sacred site that is listed or may be eligible for listing in the California Register of Historical Resources including historic or prehistoric ruins and any burial ground, archaeological, or historic site.

In accordance with CEQA (Pub. Resources Code, § 21000 et seq.), the County of Tulare Resource Management Agency (RMA) will be preparing a Mitigated Negative Declaration (MND) to evaluate the environmental effects associated with the Project.

## **Sacred Lands File Search**

The County requested a Sacred Lands File (SLF) search through the Native American Heritage Commission (NAHC) for the Project. The SLF search returned on June 8, 2020, with negative results; however, the NAHC recommended consultation with your Tribe. Results of the SLF search will be made available upon the release of the MND for public review. However, results may be made available to your Tribal Representatives if a written request for consultation is submitted to the County within thirty (30) days of receipt of this letter.

## **California Historical Resources Information System**

A California Historical Resources Information System (CHRIS) search for the Project area was requested through the Southern San Joaquin Valley Information Center (SSJVIC) on June 9, 2020. As such, the results of the CHRIS search have not been received by the County. As such, the County is requesting consultation with your Tribe to determine whether a Cultural Resources Study will be required. The results of the CHRIS search may be made available to your Tribal Representatives if a written request for consultation is received. Should the County not receive a response to this request within thirty (30) days of receipt of this letter, it will be presumed that there are no cultural resources of concern and a Cultural Resources Study will not be required and the CHRIS search results will be made available upon the release of the MND for public review.

## **RMA Consultation Contact Information**

If your Tribe desires to consult with the County on the review of this project, please respond in writing within thirty (30) days of receipt of this letter. Written correspondence can be mailed to the address provided above or e-mailed to the addresses provided below.

**If the County does not receive a response to this notification, it will be presumed that your Tribe has declined the opportunity to consult on this project pursuant to AB 52.**

Thank you for your consideration on this matter and please do not hesitate to contact me by phone or e-mail should you have any questions or need additional information. If you need immediate assistance and I am unavailable, please contact, Hector Guerra, Chief of Environmental Planning, by phone at (559) 624-7121, or by email at [hguerra@co.tulare.ca.us](mailto:hguerra@co.tulare.ca.us).

Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
[JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

Attachment: Project Notification and Tribal Consultation Request



# RESOURCE MANAGEMENT AGENCY

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Aaron R. Bock      Economic Development and Planning  
Reed Schenke      Public Works  
Sherman Dix      Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Kern Valley Indian Community  
Julie Turner, Secretary  
P. Box 1010  
Lake Isabella, CA 93240

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Ms. Turner,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

- Native American sanctified cemetery, place of worship, religious or ceremonial site, or sacred shrine; and
- Native American historic, cultural, or sacred site that is listed or may be eligible for listing in the California Register of Historical Resources including historic or prehistoric ruins and any burial ground, archaeological, or historic site.

In accordance with CEQA (Pub. Resources Code, § 21000 et seq.), the County of Tulare Resource Management Agency (RMA) will be preparing a Mitigated Negative Declaration (MND) to evaluate the environmental effects associated with the Project.

## **Sacred Lands File Search**

The County requested a Sacred Lands File (SLF) search through the Native American Heritage Commission (NAHC) for the Project. The SLF search returned on June 8, 2020, with negative results; however, the NAHC recommended consultation with your Tribe. Results of the SLF search will be made available upon the release of the MND for public review. However, results may be made available to your Tribal Representatives if a written request for consultation is submitted to the County within thirty (30) days of receipt of this letter.

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## **RMA Consultation Contact Information**

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**If the County does not receive a response to this notification, it will be presumed that your Tribe has declined the opportunity to consult on this project pursuant to AB 52.**

Thank you for your consideration on this matter and please do not hesitate to contact me by phone or e-mail should you have any questions or need additional information. If you need immediate assistance and I am unavailable, please contact, Hector Guerra, Chief of Environmental Planning, by phone at (559) 624-7121, or by email at [hguerra@co.tulare.ca.us](mailto:hguerra@co.tulare.ca.us).

Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
[JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

Attachment: Project Notification and Tribal Consultation Request



# RESOURCE MANAGEMENT AGENCY

5961 SOUTH MOONEY BLVD  
VISALIA, CA 93277  
PHONE (559) 624-7000  
FAX (559) 730-2653

Aaron R. Bock     Economic Development and Planning  
Reed Schenke     Public Works  
Sherman Dix     Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Kern Valley Indian Community  
Brandy Kendricks  
30741 Foxridge Court  
Tehachapi, CA 93561

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Ms. Kendricks,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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In accordance with CEQA (Pub. Resources Code, § 21000 et seq.), the County of Tulare Resource Management Agency (RMA) will be preparing a Mitigated Negative Declaration (MND) to evaluate the environmental effects associated with the Project.

## **Sacred Lands File Search**

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Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
[JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

Attachment: Project Notification and Tribal Consultation Request



# RESOURCE MANAGEMENT AGENCY

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VISALIA, CA 93277  
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FAX (559) 730-2653

Aaron R. Bock      Economic Development and Planning  
Reed Schenke      Public Works  
Sherman Dix      Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Santa Rosa Rancheria Tachi Yokut Tribe  
Leo Sisco, Chairperson  
P. O. Box 8  
Lemoore, CA 93245

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Chairperson Sisco,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
[JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

Attachment: Project Notification and Tribal Consultation Request



# RESOURCE MANAGEMENT AGENCY

5961 SOUTH MOONEY BLVD  
VISALIA, CA 93277  
PHONE (559) 624-7000  
FAX (559) 730-2653

Aaron R. Bock    Economic Development and Planning  
Reed Schenke    Public Works  
Sherman Dix     Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Santa Rosa Rancheria Tachi Yokut Tribe  
Robert Jeff, Vice-Chair  
P. O. Box 8  
Lemoore, CA 93245

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Vice-Chair Jeff,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
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Attachment: Project Notification and Tribal Consultation Request



# RESOURCE MANAGEMENT AGENCY

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PHONE (559) 624-7000  
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Aaron R. Bock     Economic Development and Planning  
Reed Schenke     Public Works  
Sherman Dix       Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Santa Rosa Rancheria Tachi Yokut Tribe  
Bianca Arias, Admin. Assistant.  
P. O. Box 8  
Lemoore, CA 93245

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Ms. Arias,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
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Attachment: Project Notification and Tribal Consultation Request



# RESOURCE MANAGEMENT AGENCY

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Aaron R. Bock      Economic Development and Planning  
Reed Schenke      Public Works  
Sherman Dix      Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Santa Rosa Rancheria Tachi Yokut Tribe  
Cultural Department  
Shana Powers, Director  
P. O. Box 8  
Lemoore, CA 93245

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Ms. Powers,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Thank you for your consideration on this matter and please do not hesitate to contact me by phone or e-mail should you have any questions or need additional information. If you need immediate assistance and I am unavailable, please contact, Hector Guerra, Chief of Environmental Planning, by phone at (559) 624-7121, or by email at [hguerra@co.tulare.ca.us](mailto:hguerra@co.tulare.ca.us).

Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
[JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

Attachment: Project Notification and Tribal Consultation Reque



# RESOURCE MANAGEMENT AGENCY

5961 SOUTH MOONEY BLVD  
VISALIA, CA 93277  
PHONE (559) 624-7000  
FAX (559) 730-2653

Aaron R. Bock    Economic Development and Planning  
Reed Schenke    Public Works  
Sherman Dix      Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Santa Rosa Rancheria Tachi Yokut Tribe  
Cultural Department  
Greg Cuara, Cultural Specialist  
P. O. Box 8  
Lemoore, CA 93245

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Mr. Cuara,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Sincerely,



Jessica Willis  
Planner IV  
(559) 624-7121  
[JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

Attachment: Project Notification and Tribal Consultation Request



# RESOURCE MANAGEMENT AGENCY

5961 SOUTH MOONEY BLVD  
VISALIA, CA 93277  
PHONE (559) 624-7000  
FAX (559) 730-2653

Aaron R. Bock     Economic Development and Planning  
Reed Schenke     Public Works  
Sherman Dix     Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Tubatulabals of Kern Valley  
Robert L. Gomez, Jr., Chairperson  
P.O. Box 226  
Lake Isabella, CA 93240

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Chairperson Gomez,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Sincerely,



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Attachment: Project Notification and Tribal Consultation Request



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Aaron R. Bock      Economic Development and Planning  
Reed Schenke      Public Works  
Sherman Dix      Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Tule River Indian Tribe  
Neil Peyron, Chairperson  
P. O. Box 589  
Porterville, CA 93258

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Chairperson Peyron,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Attachment: Project Notification and Tribal Consultation Request



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Aaron R. Bock    Economic Development and Planning  
Reed Schenke    Public Works  
Sherman Dix     Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Tule River Indian Tribe  
Environmental Department  
Kerri Vera, Director  
P. O. Box 589  
Porterville, CA 93258

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Ms. Vera,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Aaron R. Bock      Economic Development and Planning  
Reed Schenke      Public Works  
Sherman Dix      Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Tule River Indian Tribe  
Dept. of Environmental Protection  
Felix Christman, Archaeological Monitor  
P. O. Box 589  
Porterville, CA 93258

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Mr. Christman,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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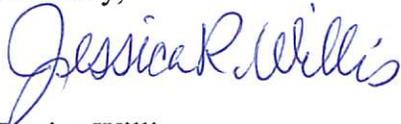
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Aaron R. Bock    Economic Development and Planning  
Reed Schenke    Public Works  
Sherman Dix     Fiscal Services

REED SCHENKE, DIRECTOR

MICHAEL WASHAM, ASSOCIATE DIRECTOR

June 9, 2020

Wuksache Indian Tribe/Eshom Valley Band  
Kenneth Woodrow, Chairperson  
1179 Rock Haven Ct.  
Salinas, CA 93906

RE: Project Notification Pursuant to Assembly Bill (AB) 52 for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project

Dear Chairperson Woodrow,

Pursuant to the provisions of AB 52, as the lead agency under the California Environmental Quality Act (CEQA), the County of Tulare (County) hereby extends an invitation to consult on the CEQA review of the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project in order to assist with identifying and/or preserving and/or mitigating project impacts to Native American cultural places including:

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Sincerely,



Jessica Willis  
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Attachment: Project Notification and Tribal Consultation Request

**Jessica Willis - PSP 20-011 Project Notification & Consultation Request**

---

**From:** Jessica Willis  
**To:** Robert Robinson; Julie Turner; Brandy Kendricks  
**Date:** 6/10/2020 12:16 PM  
**Subject:** PSP 20-011 Project Notification & Consultation Request  
**Cc:** Cheng Chi  
**Attachments:** PSP 20-011 Notification and Request 6-10-20.pdf

---

Good afternoon.

Please find attached the Project Notification & Consultation Request for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project. A hard copy with cover letter has been sent via Certified Mail.

The County makes every effort to respect the Tribe's confidentiality and the sensitivity of tribal cultural resources while also, simultaneously, complying with state and federal requirements. I look forward to working with you and your Tribe regarding this and future projects. If I can be of further assistance, please do not hesitate to contact me. Have a beautiful afternoon.

Respectfully,

Jessica Willis, Planner IV  
Tulare County Resource Management Agency  
Economic Development and Planning Branch  
Environmental Planning Division  
Phone: [\(559\) 624-7122](tel:(559)624-7122)  
E-mail: [JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

**Jessica Willis - PSP 20-011 Project Notification & Consultation Request**

---

**From:** Jessica Willis  
**To:** Leo Sisco; Robert Jeff; Bianca Arias; Shana Powers; Greg Cuara; Sam...  
**Date:** 6/10/2020 12:16 PM  
**Subject:** PSP 20-011 Project Notification & Consultation Request  
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**From:** Jessica Willis  
**To:** Robert L. Gomez  
**Date:** 6/10/2020 12:16 PM  
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**Date:** 6/10/2020 12:16 PM  
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**To:** Ken Woodrow  
**Date:** 6/10/2020 12:16 PM  
**Subject:** PSP 20-011 Project Notification & Consultation Request  
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Please find attached the Project Notification & Consultation Request for the Kings River/Club Royal Oak RV Resort (PSP 20-011) Project. A hard copy with cover letter has been sent via Certified Mail.

The County makes every effort to respect the Tribe's confidentiality and the sensitivity of tribal cultural resources while also, simultaneously, complying with state and federal requirements. I look forward to working with you and your Tribe regarding this and future projects. If I can be of further assistance, please do not hesitate to contact me. Have a beautiful afternoon.

Respectfully,

Jessica Willis, Planner IV  
Tulare County Resource Management Agency  
Economic Development and Planning Branch  
Environmental Planning Division  
Phone: [\(559\) 624-7122](tel:(559)624-7122)  
E-mail: [JWillis@co.tulare.ca.us](mailto:JWillis@co.tulare.ca.us)

**Jessica Willis - Fwd: PSP 20-011 Project Notification & Consultation Request**

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**From:** Jessica Willis  
**To:** Robert Robinson; Julie Turner; Brandy Kendricks  
**Date:** 8/11/2020 10:11 AM  
**Subject:** Fwd: PSP 20-011 Project Notification & Consultation Request  
**Attachments:** PSP 20-011 Notification and Request 6-10-20.pdf

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Good morning all.

The 30-day AB 52 request for consultation period has ended and we have not yet received a response from your tribe. As such, the County is extending this invitation for consultation. If your tribe wishes to decline the opportunity for consultation an email response stating such would be appreciated.

Please note, a Mitigated Negative Declaration (MND) is being prepared for the project. Once the public review and commenting period begins, the MND will be made available on the County's website at <https://tularecounty.ca.gov/rma/index.cfm/planning-building/environmental-planning/mitigated-negative-declarations/kings-river-rv-resort-20-011/>.

Please feel free to contact me if you have any questions or concerns or if I can be of further assistance. Have a wonderful day.

Jessica Willis, Planner IV  
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>>> Jessica Willis 6/10/2020 12:16 PM >>>

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**Jessica Willis - Fwd: PSP 20-011 Project Notification & Consultation Request**

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**From:** Jessica Willis  
**To:** Robert L. Gomez  
**Date:** 8/11/2020 10:10 AM  
**Subject:** Fwd: PSP 20-011 Project Notification & Consultation Request  
**Attachments:** PSP 20-011 Notification and Request 6-10-20.pdf

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Good morning Mr. Gomez.

The 30-day AB 52 request for consultation period has ended and we have not yet received a response from your tribe. As such, the County is extending this invitation for consultation. If your tribe wishes to decline the opportunity for consultation an email response stating such would be appreciated.

Please note, a Mitigated Negative Declaration (MND) is being prepared for the project. Once the public review and commenting period begins, the MND will be made available on the County's website at <https://tularecounty.ca.gov/rma/index.cfm/planning-building/environmental-planning/mitigated-negative-declarations/kings-river-rv-resort-20-011/>.

Also, the County has mailed many documents for your review to the address provided by the Native American Heritage Commission (NAHC). However, these documents are being returned with the label "Return to Sender. Unclaimed. Unable to Forward." In order to provide you with paper copies for your Tribe's files, it would be appreciated if you could provide your Tribe's current mailing address, as well as updating it with the NAHC. The address and contact information that has been provided by NAHC is as follows:

Tubatulabals of Kern Valley  
Robert L. Gomez, Jr., Tribal Chairperson  
P.O. Box 226  
Lake Isabella 93240  
Phone: [\(760\) 379-4590](tel:(760)379-4590)

Please feel free to contact me if you have any questions or concerns or if I can be of further assistance. Have a wonderful day.

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**Jessica Willis - Fwd: PSP 20-011 Project Notification & Consultation Request**

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**From:** Jessica Willis  
**To:** Neil Peyron; Kerri Vera; Felix Christman  
**Date:** 8/11/2020 10:01 AM  
**Subject:** Fwd: PSP 20-011 Project Notification & Consultation Request  
**Attachments:** PSP 20-011 Notification and Request 6-10-20.pdf

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Good morning all.

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**Jessica Willis - Fwd: PSP 20-011 Project Notification & Consultation Request**

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**From:** Jessica Willis  
**To:** Ken Woodrow  
**Date:** 8/11/2020 10:11 AM  
**Subject:** Fwd: PSP 20-011 Project Notification & Consultation Request  
**Cc:** Cheng Chi  
**Attachments:** PSP 20-011 Notification and Request 6-10-20.pdf

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Good morning Mr. Woodrow.

The 30-day AB 52 request for consultation period has ended and we have not yet received a response from your tribe. As such, the County is extending this invitation for consultation. If your Tribe wishes to decline the opportunity for consultation an email response stating such would be appreciated.

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# **ATTACHMENT “E”**

## **Mitigation Monitoring or Report Program**

**Mitigation Monitoring and Reporting Program  
Kings River RV Resort , PSP 20-011**

Mitigation Measure	When Monitoring is to Occur	Frequency of Monitoring	Agency Responsible for Monitoring	Method to Verify Compliance	Verification of Compliance			
					Initials	Date	Remarks	
<b>CULTURAL RESOURCES</b>								
CUL-1	<p><b>(Inadvertent Discovery of Archaeological or Historical Resources)</b> If, in the course of Project construction or operation, any archaeological or historical resources are uncovered, discovered, or otherwise detected or observed, activities within fifty (50) feet of the find shall be ceased. A qualified archaeologist shall be contacted and advise the County of the site’s significance. If the findings are deemed significant by the Tulare County Resources Management Agency, appropriate mitigation measures shall be required prior to any resumption of work in the affected area of the proposed Project. Where feasible, mitigation achieving preservation in place will be implemented. Preservation in place may be accomplished by, but is not limited to: planning construction to avoid archaeological sites or covering archaeological sites with a layer of chemically stable soil prior to building on the site. If significant resources are encountered, the feasibility of various methods of achieving preservation in place shall be considered, and an appropriate method of achieving preservation in place shall be selected and implemented, if feasible. If preservation in place is not feasible, other mitigation shall be implemented to minimize impacts to the site, such as data recovery efforts that will adequately recover scientifically consequential information from and about the site. Mitigation shall be consistent with CEQA Guidelines Section 15126.4(b)(3). An archaeologist meeting the Secretary of the Interior’s Professional Qualifications Standards for Archeology, hereafter “qualified archaeologist,” should inspect the findings within 24 hours of discovery.</p>	During construction.	Ongoing throughout construction.	County of Tulare	Determination by qualified archaeologist or paleontologist and consultation with County of Tulare			

CUL-2	<p><b>(Inadvertent Discovery of Cultural Resources)</b>          If cultural resources are encountered during construction or land modification activities, work shall stop and the County shall be notified at once to assess the nature, extent, and potential significance of any cultural resources. If such resources are determined to be significant by the Tulare County Resources Management Agency, appropriate actions shall be determined. Depending upon the nature of the find, mitigation could involve avoidance, documentation, or other appropriate actions to be determined by a qualified archaeologist. For example, activities within fifty (50) feet of the find shall be ceased.</p> <p>If it is determined that the Project could damage a significant cultural resource, mitigation shall be implemented with a preference for preservation in place, consistent with the priorities set forth in CEQA Guidelines Section 15126.4(b)(3). If avoidance is not feasible, a qualified archaeologist should prepare and implement a detailed treatment plan in consultation with the County of Tulare and, for prehistoric resources, the ethnographically associated Native American tribe. If the resource is determined to be a tribal cultural resource, as defined by Public Resources Code 21074, the County of Tulare, in consultation with the ethnographically associated Native American tribe, should, if feasible, minimize significant adverse impacts by avoiding the resource or treating the resource with culturally appropriate dignity, which includes protecting the cultural character and integrity of the resource, protecting the traditional use of the resource, and protecting the confidentiality of the resource</p>	During construction.	Ongoing throughout construction.	County of Tulare	Determination by qualified archaeologist or paleontologist and consultation with County of Tulare. Also, Santa Rosa Rancheria Tachi Yokut and/or other applicable Native American Tribe.			
CUL-3	<p><b>(Inadvertent Discovery of Human Remains)</b> In the unlikely event of discovery or recognition of any human remains during construction-related activities, the provisions of CEQA Guidelines Section 15064.5(e) shall be followed and such activities should cease within fifty (50) feet of the find until the Tulare County Coroner has been contacted to determine that no investigation of the</p>	During construction.	Ongoing throughout construction.	County of Tulare	Determination by qualified archaeologist or paleontologist and consultation with County of Tulare. Also, Santa Rosa			

	cause of death is required. If it is determined that the remains are Native American in origin, the Native American Heritage Commission (NAHC) will be contacted within 24 hours. The NAHC will then identify the person or persons it believes to be the most likely descendant (MLD) from the deceased Native American. The MLD would, in turn, make recommendations to the County of Tulare for the appropriate means of treating the human remains and any grave goods.				Rancheria Tachi Yokut and/or other applicable Native American Tribe.			
<b>HYDROLOGY</b>								
HYD-1	<b>(Permit Requirements)</b> The applicant shall secure a Clean Water Act §404 permit from the U.S. Army Corps of Engineers (ACOE).	Prior to construction.	Ongoing throughout construction.	County of Tulare and ACOE	On-site Project Manager			
HYD-2	<b>(Permit Requirements)</b> The applicant shall secure a §401 water quality certification from the Regional Water Quality Control Board (RWQCB).	Prior to construction.	Ongoing throughout construction.	County of Tulare and RWQCB	On-site Project Manager			
HYD-3	<b>(Permit Requirements)</b> The applicant shall secure a State General Permit Order 2009-0009 for Storm Water Discharges Associated with Construction and Land Disturbance Activities.	Prior to construction.	Ongoing throughout construction.	County of Tulare and State Waterboards	On-site Project Manager			
HYD-4	<b>(Project Design Element)</b> The applicant shall design individual septic systems that produce less than 3,500 gallons per day (gpd) to continue to be under the jurisdiction of the Tulare County Local Agency Management Program (LAMP).	Prior to construction.	Ongoing throughout construction.	County of Tulare	On-site Project Manager			
HYD-5	<b>(Avoidance)</b> Staging areas shall be sited a minimum of fifty (50) feet from the edges of the river to reduce potential for disturbance of, or non-storm water discharge to, the Kings River.	During construction.	Ongoing throughout construction.	County of Tulare, ACOE and RWQCB	On-site Project Manager			
HYD-6	<b>(Minimization)</b> Pursuant to the requirements of the RWQCB and project permits Best Management Practices (BMPs), including silt fencing and fiber rolls, shall be implemented to minimize dust, dirt, and debris resulting from construction activities, and to protect the water quality of the Kings River.	During construction.	Ongoing throughout construction.	County of Tulare and RWQCB	On-site Project Manager			

HYD-7	<b>(Minimization)</b> Following completion of construction activities, appropriate erosion control measures which meet the requirements of the RWQCB and project permits shall be implemented to ensure that soils disturbed by construction are stabilized, to minimize non-storm water discharges into the Kings River.	Upon completion of construction.	Once upon completion of construction.	County of Tulare and RWQCB	On-site Project Manager			
HYD-8	<b>(Minimization)</b> All disturbance to aquatic habitat, including riparian vegetation and jurisdictional waters, shall be minimized with the use of environmentally sensitive area fencing and all soil exposed as a result of project construction shall be revegetated using native-plant hydroseeding or live planting methods. Restoration shall be at a minimum ratio of 1:1, or as agreed upon as part of regulatory permitting.	Upon completion of construction.	Once upon completion of construction.	County of Tulare, ACOE and RWQCB	On-site Project Manager			
<b>TRIBAL CULTURAL RESOURCES</b>								
See Mitigation Measures CUL-1 through CUL-3								