

Attachment 3

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California Central Coast Veterans Cemetery Project – Phase 1

Final Mitigated Negative Declaration

- C. Clearing and grubbing adjacent to the roost site and lighting use near the roost site where it would shine on the roost or interfere with bats entering or leaving the roost shall be prohibited.
- D. Operation of internal combustion equipment, such as generators, pumps, and vehicles within 100 feet of the roost site shall be prohibited.

Mitigation Measure

BIO-5 Oak Protection Plan

Of the 7.93 acres of coast live oak woodland on stabilized Pleistocene dune soils (Oceano series) at the Project site, 5.00 acres will be avoided and protected on-site. To avoid unintended impacts to trees outside the construction area, temporary construction fencing shall be placed at approximately 1.5 times the distance from the trunk to the canopy dripline, and no grading, trenching, or vegetative alteration shall occur within this environmental exclusion zone. No equipment or materials, including soil, shall be stored within the established environmental exclusion zone. Prior to grading within 25 feet of retained trees, the Project forester, arborist, or other tree care professional shall be consulted to determine whether pruning is necessary to protect limbs from grading equipment.

Mitigation Measure

BIO-6 Oak Replacement Plan

To provide for the loss of 2.93 acres of oak woodland, oak tree replacement will be conducted on-site and at an off-site location within the former Fort Ord property. Oak tree replacement requirements will be based on a density calculation of 162 coast live oak trees per acre for the existing coast live oak woodland (Staub, 2010). Using this density, project impacts are estimated at 475 trees. The goal of 1:1.1 tree replacement will be used.

A. On-site Tree Replacement.

1. The Landscape Plan includes 113 of the 475 replanted oak trees. The Landscape Plan depicts on-site re-planting of coast live oaks which include 104 fifteen-gallon and nine 24-inch box specimens. All replacement trees will be locally-sourced coast live oak.
2. On-site planting of 113 container trees shall be completed during the scheduled development of the project as per the project landscaping plan. Irrigation systems will be installed to function for the time period identified in the landscaping plan. The survivorship objective for these 113 container trees is 100 percent, that is, any trees that die will be replaced with a planting of the same original planting size and irrigated until no longer dependent on artificial watering. Replacement trees will be planted within one year of removal of dead or dying trees.

B. Off-site Tree Replacement.

1. Compensatory tree replacement for the remaining 362 trees shall be conducted at an off-site location within the former Fort Ord property exhibiting soil characteristics (predominately the Oceano series) that would support the same type of coast live oak woodland community. Restoration of coast live oak woodland shall be conducted at this

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Final Mitigated Negative Declaration

site. The site shall be determined in consultation with FORA, City of Seaside, University of California Natural Reserve System (UC NRS), Bureau of Land Management (BLM), and California State University Monterey Bay (CSUMB).

2. Restoration planting methods will be determined in a site-specific replacement plan, but all off-site replacement trees should be less than one-gallon specimens, and may be acorns or rooted acorns. Expected survivorship rates of the various planting methods will be considered when determining the number of replacement trees required to meet the goals of 1 to 1.1 oak tree replacement and approximately 2.22 acres of oak woodland establishment. 2.93 acres of oak woodland is proposed to be directly impacted and equates to approximately 475 individual trees. The 113 coast live oak trees proposed for landscape plan reduces the number of impacted trees to 362 coast live oaks and approximately 2.22 acres of oak woodland. Based on the 1:1.1 replacement goal, the total tree replacement would be 398 trees. For example, if expected survivorship of seedlings is 80 percent, then approximately 477 seedlings should be planted to result in 362 trees. The ultimate number of trees that result at the off-site replanting will be determined by the ecological conditions and carrying capacity of the site.
3. Acorn collection, propagation, and planting shall be implemented and monitored by UC NRS, CSUMB, or another appropriate entity. Acorns shall be collected from the stand of oaks to be removed prior to removal. If insufficient acorn crops are available at the impact site, then additional acorns may be collected from other areas of oak woodland at former Fort Ord on similar soils at levels such that stand reproduction is not effected. Local nurseries may be engaged for seedling propagation services. Plantings at the coast live oak woodland restoration site shall occur no later than two years after the completion of construction. The irrigation system at the restoration site will be designed as per wildland restoration needs and will be reduced over time allowing for establishment of the first generation. Future regeneration will be from natural acorn crops. Planted seedlings shall be protected from deer and other herbivores using any of a variety of available screening materials and other animal exclusionary devices.
4. Establishment of planted replacement trees shall be monitored annually for five years after planting. If survivorship objectives are not met, dead or low vigor trees shall be replaced using methods based on an adaptive management approach. A report summarizing survival rates of planted trees and other issues affecting mitigation success shall be prepared annually during the monitoring period.

Cultural Resources

Unanticipated Discovery

Due to the lack of alluvial soils within the project area there is an extremely low likelihood of subsurface cultural resources. However, there always remains the possibility that unrecorded cultural resources are present beneath the ground surface, and that such resources could be exposed during construction. CEQA requires the lead agency to address any unanticipated cultural resource discoveries during project construction. Impacts to historical resources would be less than significant with the implementation of Mitigation Measure CR-1.