



REPORT TO COUNCIL

City of Sacramento

915 I Street, Sacramento, CA 95814-2604
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Staff Report
December 11, 2007

**Honorable Mayor and
 Members of the City Council**

Title: Sacramento Historic City Cemetery Master Plan Adoption

Location/Council District: 1000 Broadway / District 4

Recommendation: Adopt a **Resolution:** 1) adopting the Mitigated Negative Declaration and Mitigation Monitoring Plan for Cemetery Master Plan; and 2) adopting the Historic City Cemetery Master Plan.

Contact: Marcia Eymann, History and Science Manager, Sacramento Archives and Museum Collection Center, 264-7072;

Rebecca Bitter, Program Manager, Convention, Culture and Leisure, 808-5047

Presenters: Marcia Eymann, History and Science Manager

Department: Convention Culture & Leisure

Division: City Cemetery

Organization No: 4253

Description/Analysis

Issue: Staff is seeking adoption of the Sacramento Historic City Cemetery Master Plan. In 2006, the City contracted with the consulting firm, Royston Hanamoto Alley and Abey to prepare a master plan for the Cemetery. In a series of meetings over the last year, the Cemetery stakeholder committee established a vision for the Cemetery -- as a historic cemetery, museum, and gardens -- as well as the plan's policies and guiding principles (located on page 2).

The master plan is a preservation plan, intended to assure a smooth transition from an active cemetery to a new role as a cultural and historic community resource, without diminishing the cemetery's existing integrity. The master plan examines the issues that face the cemetery, establishes goals for the future of the cemetery, and lays out a plan to achieve these goals. The master plan includes recommendations to address Cemetery issues that include architectural conservation, infrastructure, facilities, circulation, historic landscape, horticulture, cemetery management, and programming, uses and recreation (beginning on page 39).

Policy Considerations: This report is consistent with the City's Strategic Plan Goal to preserve and expand the arts and culture, open space and urban forest. This report is also consistent with the General Plan guiding principles to maintain the important qualities of historic resources and community character.

Committee/Commission Action: The Cemetery Master Plan process was informed by a stakeholder committee composed of representatives from City Preservation, Urban Forestry, Cemetery maintenance staff, the History and Science Manager, the Old City Cemetery Committee and the Sacramento County Sheriff's Department Work Release Program. Staff also held public meetings on November 29, 2006 and March 12, 2007, to gather information and present findings. On September 27, 2007, the draft plan was unanimously endorsed by the Sacramento Commission of History and Science. At their November 6, 2007 meeting, the City's Preservation Commission adopted a resolution unanimously recommending adoption of the plan as well.

Environmental Considerations: The Environmental Services Manager has determined the project, as proposed, will not have a significant impact to the environment; therefore, a Mitigated Negative Declaration has been prepared. In compliance with section 15070 of the California Environmental Quality Act Guidelines, the applicant has incorporated mandatory mitigation measures into the project plans to avoid identified impacts or to mitigate such impacts to a point where clearly no significant impacts will occur. These mitigation measures address Biological Resources and Cultural Resources. The mitigation measures are listed in the attached Mitigation Monitoring Plan (Attachment 3). The draft Mitigated Negative Declaration was circulated for a 30-day public review and comment period from September 12, 2007 through October 11, 2007. A comment letter from the Department of Water Resources, Floodway Protection Section, was received after the close of the public review and comment period. The letter suggested that the proposed project could be an encroachment on the State Adopted Plan of Flood Control. After careful evaluation, it was determined that the proposed project was not within the authority of the Reclamation Board; consequently, the notice was disregarded.

Rationale for Recommendation: The Historic City Cemetery was created in 1849 with an initial donation of ten acres by landowners John Sutter and H.A. Schoolcraft and was expanded to 60 acres in 1880 with the donation of additional land by Margaret Crocker. Although not considered an active cemetery, 15 to 30 burials take place annually. In the 19th century, the Cemetery was a horticultural attraction, although it suffered a period of deterioration in the 20th century. Since the late 1980's the non-profit Old City Cemetery Committee, the Sacramento County Sheriff's Department Work Release Program, and City maintenance staff have reinvigorated the horticultural and cultural landscape of the Cemetery. In 2005 the City replaced the chain link perimeter fencing with historically appropriate structural steel fencing which has resulted in a reduction in vandalism on the site.

Issues identified as important to the future success of the Cemetery both as an historic resource and an active operation include: architectural conservation; infrastructure; facilities; circulation; historic landscape; horticulture; cemetery management;

programming, use and recreation. Issues of particular importance at this time are described below.

National Register of Historic Places Nomination: The City Cemetery was designated a State Historic Landmark in 1957 and is also listed as a Sacramento City Historical Landmark. The content of this master plan will assist staff in their pursuit of a nomination for the Cemetery to the National Register of Historic Places.

Architectural Conservation: The master plan states that “All repair and preservation work should be directed by or reviewed by a conservatory or preservation architect to ensure that work is done in accordance with the best historic preservation practices” particularly as it relates to records documentation, mausoleums, large monuments, marble, stone and brick masonry deterioration, subsidence, stability of walls, and conservation of metal work. The Mitigated Negative Declaration for this master plan requires that detailed plans for preservation work be approved by the Preservation Director in consultation with the History and Science Manager and shall adhere to the Secretary of the Interior Standards for the Treatment of Historic Properties.

As an initial step in this process, the master plan includes a Preservation Assessment Report produced by Architectural Resources Group, which presents a general assessment and recommendations based on typical conditions found in the Cemetery for repair and preservation, as well as a recommended priority for repairs (see Appendix V). In order to be proactive in this regard, staff will be pursuing state, federal and private grant sources for preservation to augment the Cemetery’s maintenance budget.

Infrastructure: A corollary to the preservation of architectural features, irrigation is identified in the master plan as an infrastructure issue critical to the preservation of the historic architecture on the site, including mausoleums, monuments, and markers. The existing antiquated and inefficient irrigation system on site uses large rotors to broadcast water which results in deterioration of grave markers.

Horticulture: American elms, among many canopy tree species in the Cemetery, are the most significant, character-defining canopy trees on the site. They are in decline due to age and disease. In 2006, a sub-committee of the Old City Cemetery Committee (including an arborist) produced a tree inventory of the Cemetery. The master plan recommends establishing a program to replace the aged and/or diseased canopy elms and other significant canopy trees with trees of similar species or size, form or habit. Based upon recommendations in the master plan, staff will form an on-going committee to address tree issues composed of cemetery maintenance staff, Urban Forest Services staff, and knowledgeable representatives of the Old City Cemetery Committee.

Memorandum of Understanding with OCCC: With the adoption of the master plan and a vision for the Cemetery, staff recommends that a more formal relationship be adopted between the City and the Old City Cemetery Committee (OCCC). At this time, the Old

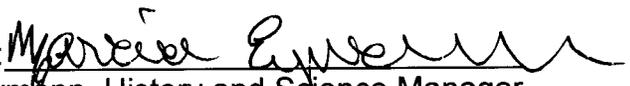
City Cemetery Committee primarily provides volunteer labor for gardening, the archives, and events at the Cemetery. Should they remain as they are, or choose to structure their organization to take on a larger role, having an MOU in place will provide a framework for future endeavors at the Cemetery. Staff will come back to Council at a future date with an MOU for consideration.

Financial Considerations: The Implementation section of the Cemetery Master Plan (beginning on page 67) identifies \$6,980,000 of improvements to the site (both new construction and preservation/conservation of existing resources). The projects listed on page 69 were identified by the Cemetery stakeholder committee and given gross cost estimates by the master plan consultant. The list includes items such as architectural conservation, a new irrigation system and renovation of the water system, drainage improvements, underground electrical service and new lighting, renovation of the multipurpose building, rehabilitation of the historic mortuary chapel, improved site circulation, signage, and security cameras.

The list also includes an estimate of annual on-going maintenance costs of \$125,000 for items such as on-going conservation of plots and monuments and tree replacement.

At this time, no new funding is being requested. Staff is investigating grant and foundation sources to augment the existing Cemetery budget to fund some of the items on the implementation list.

Emerging Small Business Development (ESBD): None.

Respectfully Submitted by: 
Marcia Eymann, History and Science Manager
Sacramento Archives and Museum Collection Center

Approved by: 
Barbara E. Bonebrake, Director
Convention, Culture, and Leisure Department

Recommendation Approved:


Ray Kerridge
City Manager

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RESOLUTION NO.

Adopted by the Sacramento City Council

SACRAMENTO HISTORIC CITY CEMETERY MASTER PLAN ADOPTION

BACKGROUND

- A. In 2006, the City contracted with the consulting firm, Royston Hanamoto Alley and Abey to prepare a master plan for the Cemetery. In a series of meetings over the last year, the Cemetery stakeholder committee established a vision for the Cemetery -- as a historic cemetery, museum, and gardens -- as well as the plan's policies and guiding principles.
- B. The master plan is a preservation plan, intended to assure a smooth transition from an active cemetery to a new role as a cultural and historic community resource, without diminishing the cemetery's existing integrity. The master plan examines the issues that face the cemetery, establishes goals for the future of the cemetery, and lays out a plan to achieve these goals. The master plan includes recommendations to address Cemetery issues that include architectural conservation, infrastructure, facilities, circulation, historic landscape, horticulture, cemetery management, and programming, uses and recreation.
- C. On September 27, 2007, the draft plan was unanimously endorsed by the Sacramento Commission of History and Science. At their November 6, 2007 meeting, the City's Preservation Commission adopted a resolution unanimously recommending adoption of the plan.
- D. The City of Sacramento's Environmental Planning Services conducted or caused to be conducted an initial study on the Cemetery Master Plan Project ("Project") to determine if the Project may have a significant effect on the environment.
- E. The initial study identified potentially significant effects of the Project. Revisions to the Project made by or agreed to by the Project applicant before the proposed mitigated negative declaration and initial study were released for public review were determined by City's Environmental Planning Services to avoid or reduce the potentially significant effects to a less than significant level, and, therefore, there was no substantial evidence that the Project as revised and conditioned would have a significant effect on the environment. A Mitigated Negative Declaration (MND) for the Project was then completed, noticed, and circulated in accordance with the requirements of the California Environmental Quality Act (CEQA), the State CEQA Guidelines, and the Sacramento Local Environmental Procedures as follows:

1. On September 12, 2007 a Notice of Intent to Adopt the MND (NOI) dated September 12, 2007 was circulated for public comments for 30 days. The NOI was sent to those public agencies that have jurisdiction by law with respect to the proposed project and to other interested parties and agencies, including property owners within 500 feet of the boundaries of the proposed project. The comments of such persons and agencies were sought.
 2. On September 12, 2007 the project site was posted with the NOI, the NOI was published in the Daily Recorder, a newspaper of general circulation, and the NOI was posted in the office of the Sacramento County Clerk.
- F. The City Council has reviewed and considered the information contained in the MND, including the initial study, the revisions and conditions incorporated into the Project, and the comments received during the public review process and the hearing on the Project. The City Council has determined that the MND constitutes an adequate, accurate, objective, and complete review of the environmental effects of the proposed project.
- G. The City Council has final approval authority over the Project.
- H. Pursuant to CEQA Guidelines section 15091(e), the documents and other materials that constitute the record of proceedings upon which the City Council has based its decision are located in and may be obtained from, the Office of the City Clerk at 915 I Street, Sacramento, California. The City Clerk is the custodian of records for all matters before the City Council.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

- Section 1. City Council adopts the Sacramento Historic City Cemetery Master Plan.
- Section 2. Based on its review of the Mitigate Negative Declaration and on the basis of the whole record, the City Council finds that the Mitigated Negative Declaration reflects the City Council's independent judgment and analysis and that there is no substantial evidence that the Project will have a significant effect on the environment.
- Section 3. With respect to the entitlements over which the City Council has final approval authority, the City Council adopts the Mitigated Negative Declaration for the Project.
- Section 4. Pursuant to California Public Resources Code, section 21081.6 and California Code of Regulations, title 14, section 15074, and in support of its approval of the Project, the City Council adopts a Mitigation Monitoring Plan to require all reasonably feasible mitigation measures be

implemented by means of Project conditions, agreements, or other measures, as set forth in the Mitigation Monitoring Plan.

Section 5. Upon approval of the Project, the City's Environmental Planning Services shall file or cause to be filed a Notice of Determination with the Sacramento County Clerk and, if the Project requires a discretionary approval from any state agency, with the State Office of Planning and Research pursuant to section 21152(a) of the California Public Resources Code and title 14, section 15075 of the California Code of Regulations adopted pursuant thereto.



DEVELOPMENT SERVICES
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CITY OF SACRAMENTO
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NORTH PERMIT CENTER
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SERVICES

916-808-2222
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MITIGATED NEGATIVE DECLARATION

The City of Sacramento, California, a municipal corporation, does hereby prepare, declare, and publish this Negative Declaration for the following described project:

Cemetery Master Plan (M07-023) – The proposed project site is located approximately 600 feet south of US 50 at 1000 Broadway between Muir Way to the west and Riverside Boulevard to the east. The Masonic Lawn Cemetery is directly south of the project site on the adjacent parcel. The project is located in the Central City Community Plan area on 44.0± acres in the Standard Single-Family (R-1) Zone. The master plan proposes conservation measures to preserve existing historic resources, replacement of aging and inadequate utility infrastructure, and expansion, replacement, and/or rehabilitation of existing onsite structures.

The City of Sacramento, Development Services Department, has reviewed the proposed project and on the basis of the whole record before it, has determined that there is no substantial evidence that the project, with mitigation measures as identified in the attached Initial Study, will have a significant effect on the environment. This Mitigated Negative Declaration reflects the lead agency's independent judgment and analysis. An Environmental Impact Report is not required pursuant to the Environmental Quality Act of 1970 (Sections 21000, et seq., Public Resources Code of the State of California).

This Negative Declaration has been prepared pursuant to Title 14, Section 15070 of the California Code of Regulations; the Sacramento Local Environmental Regulations (Resolution 91-892) adopted by the City of Sacramento; and the Sacramento City Code.

A copy of this document and all supporting documentation may be reviewed or obtained at the City of Sacramento, Development Services Department, Planning Division, 2101 Arena Blvd., Suite 200, Sacramento, California 95834.



Environmental Services Manager, City of Sacramento,
California, a municipal corporation

By: _____

**CEMETERY MASTER PLAN (M07-023)
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION**

This Initial Study has been prepared by the Development Services Department, Environmental Planning Services, 2101 Arena Boulevard, Second Floor, Sacramento, pursuant to Title 14, Section 15070 of the California Code of Regulations; the Sacramento Local Environmental Regulations (Resolution 91-892) adopted by the City of Sacramento, and the Sacramento City Code.

This Initial Study/Mitigated Negative Declaration is organized into the following sections:

SECTION I. - BACKGROUND: Provides summary background information.

SECTION II. - PROJECT DESCRIPTION: Includes a description of the proposed project.

SECTION III. - ENVIRONMENTAL CHECKLIST AND DISCUSSION: Contains the Environmental Checklist form together with a discussion of the checklist questions. The Checklist Form is used to determine the following for the proposed project: 1) "Potentially Significant Impacts" that may not be mitigated with the inclusion of mitigation measures, 2) "Potentially Significant Impacts Unless Mitigated" which could be mitigated with incorporation of mitigation measures, and 3) "Less-than-significant Impacts" which would be less-than-significant and do not require the implementation of mitigation measures.

SECTION IV. - ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED: Identifies which environmental factors were determined to have either a "Potentially Significant Impact" or "Potentially Significant Impacts Unless Mitigated," as indicated in the Environmental Checklist.

SECTION V. - DETERMINATION: Identifies the determination of whether impacts associated with development of the proposed project are significant, and what, if any, additional environmental documentation may be required.

ATTACHMENTS:

A – Project Vicinity Map

B – Master Plan Summary

C – Air Quality Modeling Results (URBEMIS)

D – Mitigation Monitoring Plan

SECTION I. BACKGROUND

File Number, Project Name:

M07-023, Cemetery Master Plan

Contact Information:

Project Manager

Rebecca Bitter

City of Sacramento, Department of Convention, Culture, and Leisure

1030 15th Street, Second Floor

Sacramento, CA 95814

(916) 808-5047

Environmental Planner

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City of Sacramento, Development Services Department

2101 Arena Blvd, Suite 200

Sacramento, CA 95834

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Introduction

The following Initial Study/ Mitigated Negative Declaration has been prepared in accordance with the California Environmental Quality Act (CEQA) (Public Resources Code Sections 15000 *et seq.*). The City of Sacramento is the lead agency for the preparation of this Mitigated Negative Declaration for the Cemetery Master Plan project (proposed project).

The City of Sacramento, as lead agency, has determined that the appropriate environmental document for the proposed project is a Mitigated Negative Declaration. This environmental document examines project effects which are identified as potentially significant effects on the environment or which may be substantially reduced or avoided by the adoption of revisions or conditions to the design of project specific features.

The City is soliciting views of interested persons and agencies on the content of the environmental information presented in this document. Due to the time limits mandated by state law, your response must be sent at the earliest possible date, but no later than the close of the 30-day review period on October 11, 2007.

Please send written responses to:

Micah Fuller, Associate Planner
Development Services Department
Environmental Planning Services
2101 Arena Boulevard, Ste. 200
Sacramento, CA 95834
Fax (916) 566-3968
mfuller@cityofsacramento.org

SECTION II. - PROJECT DESCRIPTION

Project Location

The project site consists of 44± acres located approximately 600 feet south of US 50 at 1000 Broadway between Muir Way to the west and Riverside Boulevard to the east (please refer to Attachment A, Project Vicinity Map). The Masonic Lawn Cemetery is directly south of the project site on the adjacent parcel. The project is located in the Central City Community Plan area of the City of Sacramento (APN: 009-0030-030).

Project Background

The City of Sacramento, Department of Convention, Culture, and Leisure contracted with a private landscape architecture firm to prepare a master plan that would guide the future of the Sacramento Historic City Cemetery. The master plan will act as a preservation plan as the cemetery transitions from an active cemetery to its new role as a cultural and historic community resource.

Project Description

The project site consists of burial plots and small onsite structures. Development of the proposed project would include: preservation of the cemetery's historic design, repairing of monuments and mausoleums, replanting of canopy trees, maintenance and expansion of gardens; replacement of aging supply and irrigation systems, underground electrical systems, pathway lighting, and electrical outlets; storm drainage improvements; rehabilitation of the historic mortuary chapel; construction of a 3,650 square-foot (sf) multipurpose building, a 700 sf staff office, a 400 sf visitor center, and a 500 sf storage facility; and, demolition of the existing maintenance building and storage building (also known as the "Summer House"). Attachment B, Master Plan Summary, summarizes the recommendations of the master plan. The master plan recommends the consideration of acquiring nearby offsite property for facility needs; however, no funding or plans currently exist for this option. Environmental considerations regarding this possibility would be analyzed at the appropriate time.

SECTION III. - ENVIRONMENTAL CHECKLIST AND DISCUSSION

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
1. LAND USE			
<i>Would the proposal:</i>			
A) Result in a substantial alteration of the present or planned use of an area?			X
B) Affect agricultural resources or operation (e.g., impacts to soils or farmlands, or impact from incompatible land uses?)			X

Environmental Setting

The General Plan of the City of Sacramento assigned a land use designation of Parks-Recreation-Open Space to the project site. The project site is located within the Central City Community Plan (CCCP) Area. The CCCP has designated the site as Parks/Open Space. The Zoning Code designates a zoning of Standard Single-Family (R-1) for the project site (Section 17.20.010). This is a low density residential zone composed of single-family detached residences on lots a minimum of fifty-two feet by one hundred feet in size.

The project site consists of burial plots and small onsite structures. The use of the project site would not change; however, the master plan proposes conservation measures to preserve existing historic resources, replacement of aging and inadequate utility infrastructure, and expansion, replacement, and/or rehabilitation of existing onsite structures. The historic cemetery is surrounded by residential, commercial, and office uses to the north, west, and east. The Masonic Lawn Cemetery is directly south of the project site on the adjacent parcel.

Standards of Significance

For the purposes of this analysis, an impact is considered significant if the project would substantially alter an approved land use plan that would result in a physical change to the environment. Impacts to the physical environment resulting from the proposed project are discussed in subsequent sections of this document.

Answers to Checklist Questions

Question A

The project is consistent with the long-term land use planning for the project site and vicinity as found in the City of Sacramento General Plan, Central City Community Plan, and zoning code. The project site currently facilitates access to surrounding streets and sidewalks and would be functionally integrated with existing and future development. Accordingly, the project would not divide an existing community, would not conflict with applicable City or community goals or

policies, and would be in keeping with the character of current development. As such, impacts associated with these issues would be considered *less than significant*.

Question B

In order to be considered as Prime Farmland or Farmland of Statewide Importance, the site must have been used for irrigated agricultural production at some time during the preceding four years, and the soil must meet designated physical and chemical criteria. The project site has historically been used as a cemetery and there are no records indicating that the land has been used for irrigated farming within the preceding four years. Since the project site does not qualify as Prime Farmland of Statewide Importance or Unique Farmland, the impact would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Land Use impacts associated with the development of the proposed project would be considered *less than significant*.

CEMETERY MASTER PLAN (M07-023)
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
2. POPULATION AND HOUSING			
<i>Would the proposal:</i>			
A) Induce substantial growth in an area either directly or indirectly (e.g., through projects in an undeveloped area or extension of major infrastructure)?			X
B) Displace existing housing, especially affordable housing?			X

Environmental Setting

The project area is located within the Central City Community Plan area, which covers a large area bounded by the American River to the north, 34th Street to the east, Land Park to the south, and the Sacramento River to the west. The majority of the area is characterized by medium to low-density urban development.

Standards of Significance

For the purposes of this analysis, an impact is considered significant if the project would induce substantial growth that is inconsistent with the approved land use plan for the area or displace existing affordable housing.

Answers to Checklist Questions

Question A

The proposed project does not include expansion or extension of growth not assumed and analyzed in the general plan and CCCP. Accordingly, the project is anticipated to have a *less-than-significant impact* on population and housing.

Question B

The project site is an existing historic cemetery. The site does not contain residential units and would not displace affordable housing; therefore, the impact would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Population and Housing impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
3. SEISMICITY, SOILS, AND GEOLOGY			
<i>Would the proposal result in or expose people to potential impacts involving:</i>			
A) Seismic hazards?			X
B) Erosion, changes in topography or unstable soil conditions?			X
C) Subsidence of land (groundwater pumping or dewatering)?			X
D) Unique geologic or physical features?			X

Environmental Setting

Topography

The City of Sacramento is located in the flat surface of the Great Valley geomorphic province of California. The Great Valley is an alluvial plain approximately 50 miles wide and 400 miles long in the central portion of California. Its northern part is the Sacramento Valley drained by the Sacramento River, and its southern part is the San Joaquin Valley drained by the San Joaquin River.

Geology

The geology of the Great Valley is typified by thick sequences of alluvial sediments derived primarily from erosion of the mountains of the Sierra Nevada Range to the east, and to a lesser extent, erosion of the Klamath Mountains and Cascade Range to the north. These sediments were transported downstream and subsequently laid down as a river channel and floodplain deposits and alluvial fans.

Seismicity

The Sacramento General Plan Update (SGPU) Draft Environmental Impact Report (DEIR) identifies the City of Sacramento as being subject to potential damage from earthquake ground shaking at a maximum intensity of VII of the Modified Mercalli scale (1987 SGPU DEIR, T-16). No active or potentially active faults are known to cross within close proximity to the project site.

Soils

The SGPU DEIR identifies the project site as having Sailboat-Scribner-Cosumnes soils. These very deep soils are poorly drained and have a seasonal high water table.

Standards of Significance

For the purposes of this analysis, an impact is considered significant if it allows a project to be built that will either introduce geologic or seismic hazards by allowing the construction of the project on such a site without protection against those hazards.

Answers to Checklist Questions

Question A

Because no active or potentially active faults are known in the project area, the proposed project would not be subject to the rupture of a known earthquake fault. However, the SGPU determined that an earthquake of Intensity VII on the Modified Mercalli Scale is a potential event due to the seismicity of the region. Such an event would cause alarm and moderate structural damage could be expected. People and property on the site could be subject to seismic hazards, such as groundshaking, liquefaction, and settlement, which could result in damage or failure of components of the proposed project. This seismic activity could disrupt utility service due to damage or destruction of infrastructure, resulting in unsanitary conditions, possible fires, or explosion from damaged natural gas lines.

The City is located in Zone 3 of the Uniform Building Code (UBC) Seismic Risk Map; therefore, the City requires that all new structures be designed and constructed consistent with the UBC's Zone 3 requirements. In addition, compliance with the California Uniform Building Code (CUBC) (Title 24) would minimize the potential for adverse effects on people and property due to seismic activity by requiring the use of earthquake protection standards in construction. Prior to construction, the project applicant must demonstrate to the City that the site, infrastructure, and building designs for the proposed project comply with all required regulations and standards pertaining to seismic hazards, including the inclusion of the recommendations from any geotechnical study.

Implementation of applicable regulations, codes, and standard engineering practices would mitigate potential constraints on development of the proposed project site. Impacts due to seismic activity would be considered *less than significant*.

Question B

Potential issues with bearing capacity and soil expansion could exist on the project site. Compliance with regulatory building requirements would ensure adherence to appropriate construction standards; therefore, the impact is considered *less than significant*.

Question C

According to the SGPU DEIR, no significant subsidence of land has occurred within the City of Sacramento (T-13). State regulations and standards related to geotechnical considerations are reflected in the Sacramento City Code. Construction and design would be required to comply with the latest City-adopted code at the time of construction, including the Uniform Building Code. The code would require construction and design of buildings to meet standards that would reduce risks associated with subsidence or liquefaction. Construction of the proposed project is not anticipated to require groundwater pumping or dewatering; however, in the event that dewatering activities are required, a short-term change could occur in the quantity of groundwater and/or direction of rate of flow, as well as the quality of the groundwater. Any dewatering activities associated with the proposed project must comply with requirements established by the Central Valley Regional Water Quality Control Board (CVRWQCB) to ensure that such activities would not result in substantial changes in groundwater flow or quality. Compliance with CVRWQCB requirements would ensure a *less-than-significant* impact.

Question D

No unique geologic features exist in close proximity to the project. Accordingly, impacts associated with unique geologic or physical features would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Seismicity, Soils, and Geology impacts associated with the development of the proposed project would be considered *less than significant*.

CEMETERY MASTER PLAN (M07-023)
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
4. WATER			
<i>Would the proposal result in or expose people to potential impacts involving:</i>			
A) Changes in absorption rates, drainage patterns, or the rate and amount of surface runoff?			X
B) Exposure of people or property to water related hazards such as flooding?			X
C) Discharge into surface waters or other alteration of surface water quality (e.g., temperature, dissolved oxygen or turbidity)?			X
D) Changes in currents, or the course or direction of water movements?			X
E) Change in the quantity of groundwaters, either through direct additions or withdrawal, or through interception of an aquifer by cuts or excavations or through substantial loss of groundwater recharge capability?			X
F) Altered direction or rate of flow of groundwater?			X
G) Impacts to groundwater quality?			X

Environmental Setting

Surface/Groundwater

The aquifer system underlying the City is part of the larger Central Valley groundwater basin. The Sacramento, American, and Cosumnes Rivers are the main surface water tributaries that drain much of Sacramento and recharge the aquifer system. There is no surface water on or adjacent to the project site.

Water Quality

The City's municipal water is received from the American and Sacramento Rivers. The water quality of the American River is considered very good. The Sacramento River water is generally considered to be of good quality, although higher sediment loads and extensive irrigated agriculture upstream of Sacramento tends to degrade the water quality. During the spring and fall, irrigation tailwaters are discharged into drainage canals that flow to the river. In the winter, runoff flows over these same areas. In both instances, flows are highly turbid and introduce large amounts of herbicides and pesticides into the drainage canals, particularly rice field herbicides in May and June. The aesthetic quality of the river is changed from relatively clear to turbid from irrigation discharges.

Water quality of the drainage tributaries is also affected by other pollutants, such as runoff from urban storm drains and illegal dumping at creeks and drainageways (SGPU DEIR, W-11). To maintain high quality, and reduce sedimentation and erosion into the tributaries, the SGPU DEIR includes a number of precautionary construction measures. These measures include: minimizing surface disturbance as much as possible; placing mulch and reseeding/revegetating disturbed areas; enforcing strict on-site soil handling rules; collection and removal of pollutants such as petroleum products from the job site; maintaining riparian vegetation to the maximum extent feasible; using appropriate sanitation to avoid bacterial and nutrient contamination; and preparation of a spill prevention plan in the event of an accidental materials spill (SGPU DEIR, W-16, 17).

Flooding

Prior to the early 1900's, flooding occurred regularly in the Sacramento Valley (SGPU DEIR, W-3). Natural levees had developed along the creeks and rivers, but winter storms regularly caused overtopping of the banks, and resultant spreading of floodwaters across broad areas of the valley. Sacramento now has an extensive system of man-made levees and floodways that protect most of the City from flooding. According to the February 18, 2005 Federal Insurance Rate Map (FIRM), the proposed project is located in both a Federal Emergency Management Agency (FEMA) unshaded and shaded Flood Zone X. The unshaded zone is used to designate areas determined to be outside of the 500-year floodplain while the shaded zone designates areas of 500-year flood; areas of 100-year flood with average depths of less than one foot or with drainage less than one square mile; and areas protected by levees from 100-year flood.¹

Regulatory Setting

The City of Sacramento has obtained a National Pollution Discharge Elimination System (NPDES) permit from the State Water Resources Control Board (SWRCB) under the requirements of the Environmental Protection Agency and the Clean Water Act (CWA). The NPDES permit system was established in the CWA to regulate municipal and industrial discharges to surface waters of the U.S. Each NPDES permit contains limits on allowable concentrations and mass emissions of pollutants contained in discharges. Sections 401 and 402 of the CWA contain general requirements regarding NPDES permits.

The CWA was amended in 1987 to require NPDES permits for non-point sources (i.e., stormwater) pollutants in discharges. Stormwater sources are diffuse and originate over a wide area rather than from a definable point. The goal of NPDES stormwater regulations is to improve the quality of stormwater discharged to receiving waters to the "maximum extent practicable" through the use of structural and non-structural Best Management Practices (BMPs). BMPs are approved by the Department of Utilities before beginning construction (the BMP document is available from the Department of Utilities, Engineering Services Division, 1395 35th Avenue, Sacramento, CA).

The City of Sacramento has a Grading, Erosion and Sediment Control Ordinance (Title 15). This ordinance requires the applicant to prepare the following: erosion and sediment control plans for construction and post construction; preliminary and final grading plans; and plans to control urban runoff pollution during construction.

Standards of Significance

Surface/Ground Water. An impact is considered significant if the proposed project would

¹ FEMA, *Federal Insurance Rate Map: City of Sacramento, California*, Panel 15 of 30, February 18, 2005.

substantially degrade water quality and/or violate any water quality objectives set by the State Water Resources Control Board.

Flooding. Substantially increase exposure of people and/or property to the risk of injury and damage in the event of a 100-year flood.

Answers to Checklist Questions

Question A

The proposed project includes the installation of a storm water detention system that would gradually discharge into the receiving surface storm drain system. The storm water detention system would help to minimize the frequency of flooding that currently occurs on the site. While there could be a small increase in impervious surfaces due to the proposed new buildings, such increase would not appreciably affect absorption rates or runoff. A detailed drainage report will be prepared during development of project plans that will establish the system layout and size. Since utility construction plans and installation would be reviewed and approved by the Department of Utilities, the impact would be considered *less than significant*.

Question B

The proposed project is located in Zone X. FEMA does not have building regulations for development in areas designated Zone X and would not require mandatory flood insurance for structures in Zone X. Because the project site would be located in a low-risk flood zone, impacts associated with water related hazards would be considered *less than significant*.

Questions C and D

Runoff from the project site could affect water quality. Fuel, oil, grease, solvents, concrete wash, and other chemicals and wastes used in construction activities have the potential of creating toxic problems if allowed to enter waterways. Construction activities would include trenching for utilities, grading, construction of the buildings, and paving. These activities could potentially cause the release of sediments or materials into waterways. The degree of construction related impacts to water quality is partially determined by the duration of the various construction activities, timing of construction, and rainfall distribution. The proposed project would be required to comply with the City of Sacramento Code, Ordinance 15.88.250, Erosion and Sediment Control, effectively minimizing any potential runoff.

The proposed project could disturb more than one acre and could have to comply with the NPDES and obtain a General Permit for Stormwater Discharges Associated with Construction Activity. The NPDES permit requires the applicant to file a Notice of Intent and prepare a Stormwater Pollution Prevention Plan prior to construction. Post-construction stormwater quality control measures would be incorporated into the development to minimize the increase of urban runoff pollution caused by development of the area. In addition, the developer/builder would be required to employ BMPs before, during, and after construction. Compliance with BMP provisions would ensure that development and use of the site would result in a less-than-significant impact to surface waters and surface water quality. The project would also be required to comply with RWQCB permit requirements to ensure that groundwater is not impacted. Compliance with regulatory requirements would reduce these impacts to a *less-than-significant* level.

Questions E-G

Groundwater levels can be temporarily affected by nearby agricultural groundwater pumping, time of year, and stage fluctuations of nearby creeks, drainage canals, and the Sacramento River. If groundwater is encountered and must be withdrawn, the developer would be required to follow the Regional Water Quality Control Board's standards and requirements, which include testing the groundwater for contamination. Testing the groundwater ensures that contaminated groundwater is not discharged to surface water.

Development of the project would not be expected to intercept an aquifer and would not result in substantial loss of groundwater recharge capability. While development would include impermeable surfaces, the project site would also include pervious surfaces. Due to the estimated depth of groundwater, absence of an aquifer, and relatively small loss of groundwater recharge capability, issues associated with these impacts would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Water resources impacts associated with the development of the proposed project would be considered *less than significant*.

CEMETERY MASTER PLAN (M07-023)
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
5. AIR QUALITY			
<i>Would the proposal:</i>			
A) Violate any air quality standard or contribute to an existing or projected air quality violation?			X
B) Exposure of sensitive receptors to pollutants?			X
C) Alter air movement, moisture, or temperature, or cause any change in climate?			X
D) Create objectionable odors?			X

Environmental Setting

The project area lies within the Sacramento Valley Air Basin (SVAB). The climate of the SVAB is Mediterranean in character, with mild, rainy winter weather from November through March and warm to hot, dry weather from May through September. The SVAB is subject to eight unique wind patterns. The predominant annual and summer wind pattern is the full sea breeze, commonly referred to as Delta breezes. Wind direction in the SVAB is influenced by the predominant wind flow pattern associated with the season.

The mountains surrounding the Sacramento Valley (Valley) create a barrier to airflow, which can trap air pollutants in the Valley when meteorological conditions are right. The highest frequency of air stagnation occurs in the autumn and early winter when large high-pressure cells lie over the Valley. The lack of surface wind during these periods and the reduced vertical flow caused by less surface heating reduces the influx of outside air and allows air pollutants to become concentrated in a stable volume of air. The surface concentrations of pollutants are highest when these conditions are combined with smoke from agricultural burning or when temperature inversions trap cool air, fog, and pollutants near the ground.

The ozone season (May through October) in the Sacramento Valley is characterized by stagnant air or light winds with the delta sea breeze arriving in the afternoon out of the southwest. Usually the evening breeze transports the airborne pollutants to the north out of the Valley. During about half of the days from July to September; however, a phenomenon called the "Schultz Eddy" prevents this from occurring. Instead of allowing for the prevailing wind patterns to move north carrying the pollutants out of the Valley, the Schultz Eddy causes the wind pattern to circle back south. Essentially, this phenomenon causes the air pollutants to be blown south toward the Sacramento area. This phenomenon's effect exacerbates the pollution levels in the area and increases the likelihood of violating federal or state standards.

Table Air-1 summarizes emission sources that influence air quality in the Sacramento region. These

sources are divided into stationary, area-wide, mobile, and natural sources.

TABLE AIR-1				
2005 ESTIMATED ANNUAL EMISSIONS FOR SACRAMENTO (TONS/DAY)				
Source Category	ROG	CO	NO_x	PM₁₀
STATIONARY SOURCES				
Fuel Combustion	0.58	3.02	3.16	0.93
Waste Disposal	0.24	0.14	0.04	0.01
Cleaning and Surface Coatings	5.39	-	-	-
Petroleum Production and Marketing	4.21	-	-	-
Industrial Processes	0.90	0.52	0.29	1.22
Total Stationary Sources	11.31	3.68	3.49	2.16
AREA-WIDE SOURCES				
Solvent Evaporation	13.17	-	-	0.01
Miscellaneous Processes	4.18	41.00	3.18	38.71
Total Area-Wide Sources	17.36	41.00	3.18	38.72
MOBILE SOURCES				
On-Road Vehicles	27.39	255.62	51.79	1.76
Other Mobile	10.76	89.16	24.85	1.75
Total Mobile Sources	38.15	344.78	76.64	3.51
NATURAL SOURCES				
Total Natural Sources	10.18	0.18	0.01	0.02
GRAND TOTAL	77.00	389.64	83.31	44.41

Source: California Air Resources Board. www.arb.ca.gov/app/emsmv/emssumcat_query Accessed 6/16/06.

Both federal and State Ambient Air Quality Standards (AAQS) have been established, with the California AAQS (CAAQS) being more stringent than federal AAQS. While federal and State standards are set to protect public health, adverse health effects still result from air pollution. Table Air-2 summarizes attainment status for Sacramento County with regards to the CAAQS.

TABLE AIR-2		
CAAQS ATTAINMENT STATUS CHART		
Pollutant	Primary Standard	Status
Ozone (O₃) – 1 hour 8 hour	0.09 ppm	Serious Nonattainment Serious Nonattainment
	0.07 ppm	
Carbon Monoxide (CO) – 1 hour 8 hour	20 ppm	Attainment Attainment
	9 ppm	
Nitrogen Dioxide (NO₂) – 1 hour	0.25 ppm	Attainment
Inhalable Particulate (PM₁₀) Annual Arithmetic Mean 24 Hour	20 µg/m ³	Nontainment Nontainment
	50 µg/m ³	

Source: SMAQMD website – www.airquality.org/aqdata/attainmentstat.shtml Accessed June 1, 2006
ppm = parts per million
µg/m³ = micrograms per cubic meter

Regulatory Setting

The project site is in Sacramento County, under the jurisdiction of the Sacramento Metropolitan Air Quality Management District (SMAQMD). The SMAQMD is responsible for implementing emissions standards and other requirements of federal and State laws. All projects are subject to SMAQMD

rules and regulations in effect at the time of construction. Specific rules that may apply include, but are not limited to:

Rule 201 – General Permit Requirements: Requires any project that includes the use of certain equipment capable of releasing emission to the atmosphere as part of project operation to obtain a permit from the SMAQMD prior to operation of the equipment. The applicant, developer, or operator of a project that includes an emergency generator, boiler, or heater should contact the SMAQMD to determine if a permit is required. Portable construction equipment with an internal combustion engine over 50 horsepower are required to have a SMAQMD permit or a CARB portable equipment registration.

Rule 403 – Fugitive Dust: Requires a person to take every reasonable precaution not to cause or allow the emissions of fugitive dust from being airborne beyond the property line from which the emission originates, from construction, handling or storage activity, or any wrecking, excavation, grading, clearing of land or solid waste disposal operation.

Rule 442 – Architectural Coatings: Sets VOC limits for coatings that are applied to stationary structures or their appurtenances. The rule also specifies storage and cleanup requirements for these coatings.

Rule 460 – Adhesives and Sealants: Limits VOC from the application of products used for bonding two surfaces. Also regulates the storage and disposal of solvents associated with such applications.

Rule 401 – Ringelmann Chart: Prohibits individuals from discharging into the atmosphere from any single source of emissions whatsoever any air contaminant whose opacity exceeds certain specified limits.

Standards of Significance

Ozone and Particulate Matter. A short-term increase from construction activities of the ozone precursor nitrogen oxides (NO_x) above 85 pounds per day would result in a significant impact. A long-term increase from operational activities for either ozone precursors nitrogen oxides (NO_x) or reactive organic gases (ROG) above 65 lbs per day would result in a significant impact. For PM₁₀, a project would have a significant impact if it would emit pollutants at a level equal to or greater than five percent of the CAAQS if there were an existing or projected violation; however, if a project is below the ROG and NO_x thresholds, it can be assumed that the project is below the PM₁₀ threshold as well.

Carbon Monoxide. The pollutant of concern for sensitive receptors is carbon monoxide (CO). Motor vehicle emissions are the dominant source of CO in Sacramento County (SMAQMD, 1994). For purposes of environmental analysis, sensitive receptor locations generally include parks, sidewalks, transit stops, hospitals, rest homes, schools, playgrounds, and residences. Carbon monoxide concentrations are considered significant if they exceed the 1-hour state ambient air quality standard of 20.0 parts per million (ppm) or the 8-hour state ambient standard of 9.0 ppm.

Answers to Checklist Questions

Question A

Since ozone has significant adverse health and environmental effects, it is important to consider ozone precursors ROG and NO_x when addressing project development impacts. The SMAQMD has not developed a threshold of significance for ROG associated with construction activities because the main source of ROG during construction, architectural coatings, can be effectively regulated by SMAQMD Rule 442, Architectural Coatings. Although some district measures address NO_x emissions from heavy-duty diesel construction equipment, the SMAQMD has also implemented a construction threshold for NO_x of 85 pounds per day. Following SMAQMD's recommended methodology and assumptions, construction and operational emissions were modeled for the proposed project. The results are displayed in Table Air-3 (modeling output is included in Attachment C, Air Quality Modeling Results (URBEMIS)).

TABLE AIR-3					
CONSTRUCTION AND OPERATIONAL EMISSIONS (PEAK POUNDS PER DAY)					
	ROG	NO _x	CO	PM ₁₀ Total	
				Exhaust	Dust
Construction Phase					
Total Construction	8.87	57.00	74.26	2.20	20.01
<i>Exceeds SMAQMD Threshold?</i>	-	NO	-	-	-
Operational Phase					
Mobile Emissions	1.36	0.99	10.12	0.94	
Area Source Emissions	0.30	0.04	1.47	0.01	
Total Operational Emissions	1.66	1.03	11.59	0.95	
<i>Exceeds SMAQMD Threshold?</i>	NO	NO	-	-	
<small>Source: URBEMIS 2002 version 8.7</small>					

Discussions regarding PM₁₀ (coarse particulate matter) are often inclusive of both fine particulate matter and coarse particulate matter. The URBEMIS 2002 model reports particulate matter only as PM₁₀. Both coarse and fine particulate matter would be generated during construction of the proposed project. Particulate emissions during construction would come from excavation, grading, other earth-moving activities, construction equipment exhaust, and from vehicle exhaust produced by workers driving to and from the project site. As shown in the table above, mass emission levels of particulate matter could reach a maximum of 22.21 pounds per day during construction (the majority of emissions being fugitive dust).

As shown in the table above, operation of the proposed project would generate approximately 0.95 pounds per day of PM₁₀. Natural gas combustion, tire wear particulates, brake wear particulates, road particulate matter, and vehicle exhaust would all constitute a portion of the reported PM₁₀. In addition, operational activities associated with various uses in the proposed project would generate ozone precursors ROG and NO_x. The majority of precursor emissions would be generated by vehicle trips associated with people visiting the proposed project and landscaping maintenance. Smaller sources of precursors would be generated by fuel-burning equipment (such as that used for heating and cooling of buildings) and by various architectural coatings (such as paints). As identified in the table above, emissions of ROG and NO_x would be below the SMAQMD threshold of significance for operational emissions. Accordingly, issues associated with violations of AAQS would be considered *less than significant*.

Question B

While project visitors would be exposed to pollution from nearby on-road sources, the project would not permanently introduce new sensitive receptors, such as residences, into the area. Since sensitive receptors would not be permanently introduced into the area, the impact would be considered *less than significant*.

Question C

Significant changes in air movement can result from the construction of tall or large-mass structures. Construction of buildings that result in the shading of adjoining buildings or parcels for a significant part of the day can result in temperature changes in the project vicinity. Temperature and moisture changes can also result from the construction of structures that emit large quantities of air that is significantly different in temperature and/or humidity than the surrounding environment. The project would not develop structures tall enough to significantly affect air movement and temperature surrounding the proposed project site. Accordingly, impacts to air movement, moisture, temperature, and climate change would be considered *less than significant*.

Question D

Construction equipment, materials, and activities could emit odors perceptible to residents near the project. While construction odors are not generally considered offensive, any construction-related odors would be localized to the immediate vicinity and would be temporary. Activities associated with the operation of the proposed project would entail odors generally attributed to landscaping activities. Odor impacts would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Air quality impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
6. TRANSPORTATION/CIRCULATION			
<i>Would the proposal result in:</i>			
A) Increased vehicle trips or traffic congestion?			X
B) Hazards to safety from design features (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?			X
C) Inadequate emergency access or access to nearby uses?			X
D) Insufficient parking capacity on-site or off-site?			X
E) Hazards or barriers for pedestrians or bicyclists?			X
F) Conflicts with adopted policies supporting alternative transportation (e.g., bus turnouts, bicycle racks)?			X
G) Rail, waterborne or air traffic impacts?			X

Environmental Setting

Roads

The subject property is located approximately 600 feet south of US 50 at 1000 Broadway between Muir Way to the west and Riverside Boulevard to the east. Broadway is an east-west arterial along the southern edge of the Sacramento grid which serves as a commercial corridor between two primarily residential neighborhoods. Broadway has one travel lane in each direction with a two-way-left-turn-lane. Broadway has two travel lanes in each direction east of Riverside Boulevard.

Public Transportation

The Sacramento Regional Transit District (RT) is the major transit provider in Sacramento County. RT provides both bus and light rail transit services, with a majority of the service oriented to connecting the downtown area with the outlying suburbs.

Light rail service currently extends from downtown Sacramento to the City of Folsom, Meadowview in the City of Sacramento, and Watt Avenue/I-80 in the County of Sacramento. An extension of light rail service is under construction to extend service to the Sacramento Valley Train Station by way of 7th Street, 8th Street, and H Street. Light rail service is generally on 15-minute headways during the day and 30-minute headways in the evening. The nearest light rail stations to the proposed project are at either 7th and O Streets or 13th and R Streets. Bus routes that provide service to the site consist of Route 141, which is a Capitol Shuttle that provides access to downtown and light rail stations. Additionally, Route 38 provides service to the area.

Bikeways

There are existing on-street bike lanes on Broadway and on-street bike lanes are proposed on 3rd and 5th Streets.

Parking

Parking is currently provided within the cemetery.

Standards of Significance

The following have been established for assessing the impacts of proposed projects on transportation facilities.

Roadways:

- (1). An impact is considered significant for roadways when the project causes the facility to degrade from LOS C or better to LOS D or worse.
- (2). For facilities that are already worse than LOS C without the project, an impact is also considered significant if the project increases the v/c ratio by 0.02 or more on a roadway.

*Signalized and
unsignalized
Intersections:*

- (1). An impact to the intersections is considered significant if the Project causes the LOS of the intersections to degrade from LOS C or better to LOS D or worse.
- (2). For intersections that are already operating at LOS D, E, or F without the Project, an impact is significant if the implementation of the Project increases the average delay by 5 seconds or more at an intersection.

Transit Facilities:

An impact is considered significant if the implementation of the project will cause one or more of the following:

- (1). The project-generated ridership, when added to the existing or future ridership, exceeds existing and/or planned system capacity. Capacity is defined as the total number of passengers the system of buses and light rail vehicles can carry during the peak hours of operation.
- (2). Adversely affect the transit system operations or facilities in a way that discourages ridership (e.g., removes shelter, reduces park and ride).

Bicycle Facilities:

An impact is considered significant if the implementation of the project will cause one or more of the following:

- (1). eliminate or adversely affect an existing bikeway facility in a way that discourages the bikeway use;
- (2). interfere with the implementation of a proposed bikeway;

- (3). result in unsafe conditions for bicyclists, including unsafe bicycle/pedestrian or bicycle/motor vehicle conflicts.

Pedestrian Facilities: An impact is considered significant if the project will adversely affect the existing pedestrian facility or will result in unsafe conditions for pedestrians, including unsafe pedestrian/bicycle or pedestrian/motor vehicle conflicts.

Parking Facilities A significant impact to parking would occur if the anticipated parking demand of the Project exceeds the available or planned parking supply for typical day conditions. However, the impact would not be significant if the Project is consistent with the parking requirements stipulated in the City Code.

Answers to Checklist Questions

Question A

The proposed project would generate additional vehicle trips on the network; however, the slight increase in traffic volume is anticipated to be generated at a time which is considered off the weekday off peak hour and would be accommodated within the existing capacity of the roadway system in the project vicinity.² Therefore, the proposed project is not anticipated to cause traffic impacts on the roadway system within the vicinity of the project site. Construction of the proposed project would generate short-term increases in vehicle trips from construction workers, vehicles, and materials deliveries. The primary impacts from construction truck traffic could include temporary and intermittent reduction of roadway capacities due to slower movements and larger turning radii of trucks. Construction activities would be temporary, intermittent, and have a minimal impact on surrounding traffic flows; accordingly, the impact would be considered *less than significant*.

Question B

There are no proposed changes to the internal circulation of the cemetery; therefore, the impact would be considered *less than significant*.

Question C

Existing road infrastructure provides adequate emergency access to the project site. The proposed project includes two vehicular access points that provide emergency ingress and egress for the site. Impacts to emergency access would be considered *less than significant*.

Question D

The proposed project would provide new parking spaces for the proposed multipurpose building (3,650 sf), staff office (700 sf), visitor center (400 sf), and storage facility (500 sf). Since the

² City of Sacramento, Department of Transportation.

proposed parking would meet minimum City requirements, impacts to parking capacity would be considered *less than significant*.

Question E

The proposed project would enhance internal access and travel routes for pedestrians and bicyclists. The proposed project would facilitate pedestrian and bicycling uses and would not construct barriers to such travel methods. The impact is considered *less than significant*.

Questions F and G

The nearest light rail stations to the proposed project are at either 7th and O Streets or 13th and R Streets. Bus routes that provide service to the site consist of Route 141, which is a Capitol Shuttle that provides access to downtown and light rail stations. Additionally, Route 38 provides service to the area. Development of the project has the potential to contribute to existing and future ridership on the RT network and support alternative transportation, but is not expected to exceed the planned system capacity. The development would not conflict with alternative transportation policies. As such, impacts would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Transportation impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
7. BIOLOGICAL RESOURCES			
<i>Would the proposal result in impacts to:</i>			
A) Endangered, threatened or rare species or their habitats (including, but not limited to plants, fish, insects, animals and birds)?			X
B) Locally designated species (e.g., heritage or City street trees)?		X	
C) Wetland habitat (e.g., marsh, riparian and vernal pool)?			X

Environmental Setting

The proposed project site is approximately 44 acres in size and is surrounded by developed light industrial, commercial, and residential uses. The site is already developed with an existing cemetery. Non-heritage and heritage trees are located on the site along with other ornamental landscaping. No waterways or wetlands are present on, or near, the site.

City and Heritage Trees

A "Heritage Tree" is defined by the Sacramento City Code (12.64.020) as:

- Any tree of any species with a trunk circumference of 100 inches or more (i.e. 31.82" DBH), which is of good quality in terms of health, vigor of growth, and conformity to generally accepted horticultural standards of shape and location for its species;
- Any native *Quercus* (oak) species, *Aesculus californica* (California buckeye), or *Platanus racemosa* (California sycamore), having a circumference of 36 inches or greater (i.e. 11.45" DBH) when a single trunk, or a circumference of 36 inches or greater when a multi-trunk;
- Any tree 36 inches in circumference or greater in a riparian zone. The riparian zone is measured from the center line of the water course to 30 feet beyond the high water line; or
- Any tree, grove of trees, or woodland trees designated by resolution of the City Council to be of special historical or environmental value, or of significant community benefit (Prior Code §45.04.211).

A "Street Tree" is defined by the Sacramento City Code (12.56.020) as any tree growing in a public street right-of-way. Any impacts to City trees require a permit from the Director of the Department of Parks and Recreation.

Protection of Heritage Trees

In accordance with Sacramento City Code (12.64.040), the following rules shall apply during construction activities on any property upon which is located a Heritage tree or which would affect a City "Street Tree." Unless the express written permission of the Director of the Department of Parks and Recreation or the director's authorized representative is first obtained, no person shall:

- Change the amount of irrigation provided to any Heritage tree from that which was provided prior to the commencement of construction activity;
- Trench, grade, or pave into the drip line area of a Heritage tree;
- Change, by more than 2 feet, grade elevations within 30 feet of the drip line area of a Heritage tree;
- Park or operate any motor vehicle within the drip line of any Heritage tree;
- Place or store any equipment or construction materials within the drip line area of any Heritage tree (applicant or project sponsor shall schedule an on site meeting w/ a City arborist to establish protection fencing requirements for trees adjacent to proposed construction activity);
- Attach any signs, ropes, cables or any other items to any Heritage tree;
- Cut or trim any branch of a Heritage tree for temporary construction purposes; or
- Place or allow to flow into or over the drip line area of any Heritage tree any oil, fuel, concrete mix, or other deleterious substance.

Standards of Significance

For purposes of this environmental document, an impact would be significant if any of the following conditions or potential thereof, would result with implementation of the proposed project:

- Creation of a potential health hazard, or use, production or disposal of materials that would pose a hazard to plant or animal populations in the area affected;
- Substantial degradation of the quality of the environment, reduction of the habitat, reduction of population below self-sustaining levels of threatened or endangered species of plant or animal;
- Affect other species of special concern to agencies or natural resource organizations (such as regulatory waters and wetlands); or
- Violate the Heritage Tree Ordinance (City Code #12.64).

Answers to Checklist Questions

Question A

Plants

No special status plant species are listed in the most recent California Natural Diversity Database (CNDDB).

Birds

The project site would not be considered potential Swainson's hawk (*Buteo swainsoni*) foraging habitat. No raptors have been previously noted on the site and the site is already developed. Accordingly, the impact would be considered *less than significant*.

Question B

The project site was surveyed by a group of volunteers in late 2005 (the group included an International Society of Arboriculture (ISA) Certified Arborist). As a result of this survey, a database was constructed detailing the current health of and proposed actions for existing trees and large shrubs (more than eight feet tall). The inventory identifies several heritage trees on the cemetery property and suggests removal of at least one heritage tree. After a heritage tree removal application is completed and submitted to the City of Sacramento Urban Forest Services division,

the trees will be posted for public review for not less than 10 days and a heritage tree removal hearing will be held. A decision will be rendered within 15 business days after the hearing. Heritage tree removal may be mitigated through the planting of street trees per specific conditions or mitigation will be carried out through payment of fees. Since the removal of heritage trees is proposed, impacts to locally designated species would be considered *potentially significant*.

Mitigation Measures

Implementation of the following measures would reduce the impact to a less-than-significant level.

Bio-1

The applicant shall mitigate the loss of any heritage trees at a rate of \$325 per DBH inch of removal. This value shall be used to provide planting and care of young trees. If some trees can be saved, this value will be reduced by the value of the tree to be saved as provided by the City Arborist. Additionally, this mitigation value may also fluctuate based upon the landscaping plan. The City Arborist will review the landscape plan and will provide a value of the trees proposed that may be subtracted from the mitigation value for the removal of the heritage trees on site. Removal will require that the applicant request a heritage tree removal sized application which can be obtained by calling (916) 808-4996.

Bio-2

For heritage trees to be saved, the following measure shall be implemented to ensure a less-than-significant impact:

- a) The contractor shall retain an International Society of Arboriculture (ISA) certified arborist to do any required pruning. The contractor shall contact the City Arborist (Duane Goosen 808-4996) for root inspection(s) during trenching activities within the drip line(s) of trees to be saved.
- b) If during excavation for the project, tree roots greater than two inches in diameter are encountered, work shall stop immediately until the project arborist can perform an on site inspection. All roots shall be cut clean and the tree affected may require supplemental irrigation/fertilization as a result of the root cutting. The project sponsor will be responsible for any costs incurred. Depending upon the amount of roots encountered and the time of year, installation of wet burlap may be required along the sides of the trench.
- c) The contractor shall be held liable for any damage to existing trees, i.e. trunk wounds, broken limbs, pouring of any deleterious materials, or concrete washout under the drip line of the trees. Damages will be assessed using the "Guide to Plant Appraisal" eighth edition, published by the International Society of Arboriculture.
- d) Tree protection methods noted above shall be identified on all construction plans for the project.

Question C

The proposed site is an existing historic cemetery and does not contain waters of the U.S. or other wetland features that would be expected to be subject to U.S. Army Corps of Engineers jurisdiction. Impacts would be considered *less than significant*.

Findings

Biological resources impacts associated with the development of the proposed project would be considered *less than significant* with implementation of mitigation measure Bio-1 and Bio-2.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
8. ENERGY			
<i>Would the proposal result in impacts to:</i>			
A) Power or natural gas?			X
B) Use non-renewable resources in a wasteful and inefficient manner?			X
C) Substantial increase in demand of existing sources of energy or require the development of new sources of energy?			X

Environmental Setting

Gas

Pacific Gas and Electric (PG&E) is the natural gas utility for the City of Sacramento. PG&E gas transmission pipelines are concentrated north of the City of Sacramento. Distribution pipelines are located throughout the City, usually underground along City and County public utility easements (PUEs).

Electricity

The Sacramento Municipal Utility District (SMUD) supplies the electricity to the City of Sacramento. Major transmission lines are located in the northeastern portion of the City of Sacramento.

Standards of Significance

Gas Service. A significant environmental impact would result if a project would require PG&E to secure a new gas source beyond their current supplies.

Electrical Services. A significant environmental impact would occur if a project resulted in the need for a new electrical source (e.g., hydroelectric and geothermal plants).

Answers to Checklist Questions

Questions A-C

The project would consume fossil fuels during construction and operation. All construction equipment should be maintained and tuned at intervals recommended by the manufacturer to ensure manufacturer-specified estimates of fuel consumption. Proposed buildings would be built to current energy efficiency standards (Title 24). Development is planned in consultation with energy providers to ensure that sufficient capacity exists or is planned for. Accordingly, impacts to energy resources would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Energy resources impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
9. HAZARDS			
<i>Would the proposal involve:</i>			
A) A risk of accidental explosion or release of hazardous substances (including, but not limited to: oil, pesticides, chemicals or radiation)?			X
B) Possible interference with an emergency evacuation plan?			X
C) The creation of any health hazard or potential health hazard?			X
D) Exposure of people to existing sources of potential health hazards?			X
E) Increased fire hazard in areas with flammable brush, grass, or trees?			X

Environmental Setting

The project site is an existing cemetery with no evidence of hazardous materials contamination. Goals and policies have been developed by the County of Sacramento concerning the management of hazardous substances to protect human health and the environment (Sacramento County Hazardous Waste Management Plan, 1988; 1986 to 2006 General Plan for Sacramento, 1987). These goals and policies are in conformance with the Cal/OSHA, Cal EPA, and Office of Emergency Services requirements. The City of Sacramento is governed by the County's responsibility for enforcing these state regulations.

Standards of Significance

For the purposes of this document, an impact is considered significant if the proposed project would:

- expose people (e.g., residents, pedestrians, construction workers) to existing contaminated soil during construction activities;
- expose people (e.g., residents, pedestrians, construction workers) to asbestos-containing materials; or
- expose people (e.g., residents, pedestrians, construction workers) to existing contaminated groundwater during dewatering activities.

Answers to Checklist Questions

Question A

The release of hazardous substances is a possibility during construction (e.g., the use of diesel fuel) and operational activities associated with the proposed buildings and maintenance of the cemetery (e.g., the use of pesticides, oils, and chemicals); however, proper handling and storage (in compliance with the law) of any hazardous materials would be required and expected. The site is not listed on the most current (November 21, 2006) County of Sacramento Toxic Site Cleanup Report, which lists sites where unauthorized releases of potentially hazardous materials have occurred. Hazardous emissions could result from demolition of the existing sheriff's office and storage building (also known as the Summer House) since it is likely that the structures contain asbestos and/or lead paint (due to the age of the structures). All demolition activities in the City are required to apply for permits which include requirements for the testing and removal, if any, of asbestos-containing building materials and lead-based paint based on federal and State regulations. Since any hazards associated with the removal of onsite structures would be mitigated through existing laws and regulations, the impact would be considered *less than significant*.

Question B

The proposed buildings would be reviewed and conditioned by the Fire Department. Recommendations by the department would be incorporated into site design. Construction traffic from the development of the proposed project would not be anticipated to block roads or interfere with emergency plans due to the small scale of construction proposed. In addition, project operational traffic would not interfere with any emergency routes or evacuation plans. The impact would be considered *less than significant*.

Question C

The project would entail construction of several small structures that would not be intended to store hazardous materials. Accordingly, the project would not result in the creation or exposure of any health hazard or potential health hazard. The impact would be considered *less than significant*.

Question D

Existing cemetery operations and use of the proposed small structures would not be anticipated to expose people to potential health hazards. Accordingly, the impact would be considered *less than significant*.

Question E

The majority of the site consists of maintained, irrigated landscaping and would not change significantly with development of the proposed project. Due to maintenance activities and irrigation, the current fire hazard is extremely low and would not be expected to change. Since development would not increase the fire hazard, impacts associated with fire hazards would be considered *less than significant*.

Mitigation Measures

None required.

Findings

Hazards impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
10. NOISE			
<i>Would the proposal result in:</i>			
A) Increases in existing noise levels? Short-term Long Term			X X
B) Exposure of people to severe noise levels? Short-term Long Term			X X

Environmental Setting

Fundamentals of Environmental Sound and Noise

Sound can be described in terms of amplitude (loudness) and frequency (pitch). The standard unit of sound amplitude measurement is the decibel (dB). Environmental sound is often measured using the A-weighted decibel scale (dBA). Typically, noise, or unwanted sound, in any environment consists of a base of steady “background” noise made up of many distant and often indistinguishable noise sources. Superimposed on this background noise is the sound from individual local sources. These sources can vary from an occasional aircraft or train passing by to virtually continuous noise from traffic on a major highway.

The DNL (L_{dn}) descriptor is used to represent average environmental sound levels over a 24-hour period. While this descriptor is generally well representative of average environmental noise over a 24-hour period, such an average inherently deemphasize single-event noise (e.g., train passbys and aircraft flyovers). It is important to note how DNL values average noise exposure and deemphasize single-event noise. This concept is essential to the understanding of environmental noise in that noise analyses are based on these averages which do not adequately consider single-event noise. While DNL values are important in noise analyses, it is the task of identifying adverse community reaction that demands the most attention. Temperature and noise have a lot in common with regards to adverse community reaction in that both are dependent on initial conditions. It is evident from our daily experiences that an increase of 5 degrees would generally be tolerable at an ambient temperature of 80 degrees; however, the same could not be said of a 5 degree increase at an ambient temperature of 105 degrees. Similar to temperature, noise impacts are inherently dependent on existing ambient exposure.

Perceptibility

It is a common misconception that it takes a change of about 1 dB to be heard as a difference. While the concept of perceptibility is often erroneously applied to average community noise exposure levels (such as traffic noise over 24 hours), the term is more appropriate for describing single-event noise (such as an airplane flyover or freight train passby). A difference of as little as 1/3 dB change at a frequency of 1000 hertz (Hz) can be perceived.

Existing Noise Environment

The noise environment near the proposed project is dominated by traffic sources. Background noise levels are influenced by Broadway to the north (adjacent to the project site), US 50 to the north (approximately 600 ft), and surrounding residential and commercial uses. Traffic is expected to remain the dominant noise source at the project site. Transportation related noise sources are governed by the noise section of the City of Sacramento General Plan Health and Safety Element, which establishes criteria for determining compatibility of land uses.

Standards of Significance

Thresholds of significance are those established by the Title 24 standards and by the City's General Plan Noise Element and the City Noise Ordinance. Noise and vibration impacts resulting from the implementation of the proposed project would be considered significant if they cause any of the following results:

- Exterior noise levels at the proposed project which are above the upper value of the normally acceptable category for various land uses (SGPU DEIR AA-27) caused by noise level increases due to the project;
- Residential interior noise levels of 45 dBA L_{dn} or greater caused by noise level increases due to the project;
- Construction noise levels not in compliance with the City of Sacramento Noise Ordinance;
- Occupied existing and project residential and commercial areas are exposed to vibration peak particle velocities greater than 0.5 inches per second due to project construction;
- Project residential and commercial areas are exposed to vibration peak particle velocities greater than 0.5 inches per second due to highway traffic and rail operations; and
- Historic buildings and archaeological sites are exposed to vibration peak particle velocities greater than 0.25 inches per second due to project construction, highway traffic, and rail operations.

Answers to Checklist Questions

Questions A and B

Temporary increases in noise levels would occur during construction of the proposed project. Construction activities would require heavy equipment for grading, paving, and construction of the structures. Typical construction noise levels generally range from 85 dBA to 96 dBA (measured at 25 ft), depending on the equipment used. Construction noise would be audible to nearby residents and commercial facilities; however, construction noise is exempt from the City of Sacramento Noise Ordinance (Sacramento City Code [SCC] 8.68.060), provided that construction is limited to the hours between 7:00 a.m. and 6:00 p.m., Monday through Saturday, and between 9:00 a.m. and 6:00 p.m. on Sundays. A notation must be placed on construction plans indicating that the operation of construction equipment shall be restricted to the hours set by the SCC. Section 8.68.060 also requires that internal combustion engines in use on the project site be equipped with original manufacturers' silencers or their after market equivalents (equipment must be in good working order). As long as construction activities adhere to applicable laws, construction noise would be

considered exempt.

Operation of the proposed project would include noise sources common in urban environments and cemeteries, namely heating and cooling units (the Sacramento Municipal Code governs noise from residential pumps, fans, and air conditioners in Section 8.68.110), landscape maintenance (noise from portable gasoline-powered blowers are regulated by Section 8.68.180), and outdoor activities. Assuming compliance with City Ordinances, operational noise would not be expected to result in significant impacts to nearby sensitive receptors.

The proposed buildings would be built to current building standards. The proposed structures would not house sensitive receptors and would not be subject to interior noise requirements. The impact would be considered *less than significant*.

Mitigation Measures

No mitigation measures are required.

Findings

Noise impacts associated with the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
11. PUBLIC SERVICES			
<i>Would the proposal have an effect upon, or result in a need for new or altered government services in any of the following areas:</i>			
A) Fire protection?			X
B) Police protection?			X
C) Schools?			X
D) Maintenance of public facilities, including roads?			X
E) Other governmental services?			X

Environmental Setting

Fire

The City of Sacramento provides fire protection services within the project area and it is likely that the project would be served by Fire Station 5. The Fire Department operates approximately 21 stations.

Police

The City of Sacramento provides police protection service within the project area. The project site would be served by the Joseph E. Rooney Police Facility located at 5303 Franklin Boulevard.

School District

The project site is located within close proximity to several schools, the closest being Jedediah Smith Elementary School at 401 McClatchy Way. Other nearby schools include William Land Elementary, California Middle School, Crocker/Riverside Elementary, and C.K. McClatchy High School.

Standards of Significance

For the purposes of this report, an impact would be considered significant if the project resulted in the need for new or altered services related to fire protection, police protection, school facilities, roadway maintenance, or other governmental services.

Answers to Checklist Questions

Questions A and B

The project site would be served by the City of Sacramento Fire Department and the City of Sacramento Police Department. Service standards would not be adversely impacted due to development of the proposed project since both departments are integrated in the planning process for future city growth. The City's Fire and Police Departments review applications and

applicants are required to incorporate department comments into the design of the project. With the adherence to such requirements, the impact would be considered *less than significant*.

Question C

The proposed project would not be subject to SB 50 as the project does not propose the development of residential, commercial, or industrial space. As such, the project would not be required to pay school fees. Accordingly, the impact would be considered *less than significant*.

Questions D and E

During construction, it is unlikely that the maintenance of public facilities and roads within the project area would be impacted due to the small scale of proposed structural development (approximately 5,250 sf). If any impact were to occur, the impact would be temporary and relatively small due to the size of the project. Operational activities associated with the proposed project would not be anticipated to cause an adverse impact to government services since the project site is currently served by the City and the proposed growth is negligible. It is expected that current provision of public services and facilities would suffice to serve the proposed project; consequently, the impact would be considered *less than significant*.

Mitigation Measures

No mitigation measures are required.

Findings

Public Services impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
12. UTILITIES			
<i>Would the proposal result in the need for new systems or supplies, or substantial alterations to the following utilities:</i>			
A) Communication systems?			X
B) Local or regional water supplies?			X
C) Local or regional water treatment or distribution facilities?			X
D) Sewer or septic tanks?			X
E) Storm water drainage?			X
F) Solid waste disposal?			X

Environmental Setting

Water

The City provides water service from a combination of surface and groundwater sources. The area south of the American River is served by surface water from the American and Sacramento Rivers. Within the project vicinity, there are several water mains providing adequate service to the site, including a 12-inch line in Broadway.

Stormwater and Wastewater

The project site is within the combined sewer system maintained by the City of Sacramento, Department of Utilities. Existing combined sewer lines are located in portions of the adjacent rights of way, including a 24-inch line in Broadway.

Solid Waste

The project is required to meet the City's Recycling and Solid Waste Disposal Regulations (Chapter 17.72 of the Zoning Ordinance). City Solid Waste Collection Services transports waste to the Sacramento Recycling and Transfer Station, located at 8191 Fruitridge Road, where it is ultimately transported to Lockwood Landfill in Nevada. The Lockwood Landfill has an approximate 40-year capacity.

Standards of Significance

For purposes of this environmental document, an impact is considered significant if the proposed project would:

- Result in a detriment to microwave, radar, or radio transmissions;
- Create an increase in water demand of more than 10 million gallons per day;
- Substantially degrade water quality; or
- Generate stormwater that would exceed the capacity of the stormwater system.

Answers to Checklist Questions

Question A

The proposed project would not remove or impact existing onsite telecommunications infrastructure. The project would not adversely affect microwave, radar, or radio transmissions as the proposed buildings would be less than thirty feet tall. The existing communication system is anticipated to adequately provide service to the existing and proposed development. The impact would be considered *less than significant*.

Questions B-E

Water distribution and treatment facilities are planned region-wide through the City of Sacramento *Urban Water Management Plan*. A new plan was prepared for and adopted by the City in November 2006. The document analyzes historic, current, and future planned water use and treatment. The plan incorporates estimates of water usage and availability resulting from anticipated development through the year 2030. New facilities, infrastructure, and improvements are planned for in advance of development. Utility services are planned for through long-range planning efforts and the project is required to comply with applicable state and local laws that would minimize any potential impact.

The proposed project includes the installation of a storm water detention system that would gradually discharge into the receiving storm drain system. The storm water detention system would help to minimize the frequency of flooding that occurs on the site. A detailed drainage report will be prepared during development of project plans that will establish the system layout and size. Since the project would not result in the need for new systems or substantial alterations to utilities, the project's impact would be considered *less than significant*.

Question F

The proposed project would be required to comply with the City's Recycling and Solid Waste Disposal Regulations that would provide a recycling plan for construction and operational waste. Impacts relating to solid waste would be *less than significant*.

Mitigation Measures

No mitigation measures are required.

Findings

Utilities impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
13. AESTHETICS, LIGHT AND GLARE			
<i>Would the proposal:</i>			
A) Affect a scenic vista or adopted view corridor?			X
B) Have a demonstrable negative aesthetic effect?			X
C) Create light or glare?			X

Environmental Setting

The visual and aesthetic environment surrounding the proposed project corridor is characterized by streets, residential uses, and commercial facilities. Street lighting along Broadway and onsite lighting currently exists on the project site and public right-of-way.

Standards of Significance

Glare. Glare is considered to be significant if it would be cast in such a way as to cause public hazard or annoyance for a sustained period of time.

Answers to Checklist Questions

Questions A-D

Development of the proposed project would include: preservation of the cemetery’s historic design, repairing of monuments and mausoleums, replanting of canopy trees, maintenance and expansion of gardens; replacement of aging supply and irrigation systems, underground electrical systems, pathway lighting, and electrical outlets; storm drainage improvements; conservation of historic data; rehabilitation of the historic mortuary chapel; and, construction of a 3,650 sf multipurpose building, a 700 sf staff office, a 400 sf visitor center, and a 500 sf storage facility. Construction of the proposed facilities would not have a demonstrable negative aesthetic effect as the structures would be designed to complement the historic design of the cemetery. The project vicinity is located in an urban area that offers no scenic vistas that would be obstructed by the proposed development. The impact would be considered *less than significant*.

Mitigation Measures

No mitigation measures are required.

Findings

Aesthetics, light, and glare impacts associated with the development of the proposed project would be considered *less than significant*.

CEMETERY MASTER PLAN (M07-023)
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
14. CULTURAL RESOURCES			
<i>Would the proposal:</i>			
A) Disturb paleontological resources?		X	
B) Disturb archaeological resources?		X	
C) Affect historical resources?		X	
D) Have the potential to cause a physical change which would affect unique ethnic cultural values?			X
E) Restrict existing religious or sacred uses within the potential impact area?			X

Environmental Setting

The project site is within a Primary Impact Area for cultural resources according to the SGPU (SGPU DEIR, pg V-5). The project site is currently listed as California Historical Landmark #566. The Sacramento City Cemetery was designated as a State Historic Landmark on May 5, 1957 under the sponsorship of the Native Sons of the Golden West and the Native Daughters of the Golden West.

Standards of Significance

Cultural resource impacts may be considered significant if the proposed project would result in one or more of the following:

1. Cause a substantial change in the significance of a historical or archaeological resource as defined in CEQA Guidelines Section 15064.5 or
2. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature.

Answers to Checklist Questions

Questions A-E

Demolition of the existing sheriff's office and storage building (also known as the Summer House) would not impact historical resources since neither building is designated as a historic resource, is eligible for classification as a historic resource, or contributes to a historic district.

The project site is located in a Primary Impact Area for cultural or historic resources and construction of the project may unearth previously unidentified cultural or historical resources. The City has committed to limiting potential impacts by incorporating specific mitigation measures. Without mitigation, the impact would be considered potentially significant.

The Sacramento Old City Cemetery Master Plan is primarily a preservation plan that outlines actions

that should be undertaken in order to preserve the historic nature of the existing cemetery. Specific recommendations are listed in the master plan and include architectural conservation for mausoleums and large monuments, marble and stone monuments, brick masonry, and metal work and conservation measures to address subsidence and stability of walls. Proposed conservation measures would be performed on historic resources. In order to ensure proper restoration of historic resources, future work should be completed under the direction of a qualified professional and should comply with the Secretary of the Interior's Standards for the Treatment of Historic Properties. Without mitigation, the impact would be considered *potentially significant*.

Mitigation Measures

Implementation of the following mitigation measures during construction and conservation work would ensure that the impact would be reduced to a less-than-significant level.

CR-1

a) In the event that any prehistoric subsurface archeological features or deposits, including locally darkened soil ("midden"), that could conceal cultural deposits, animal bone, obsidian and/or mortars are discovered during construction-related earth-moving activities, all work within 50 meters of the resources shall be halted, and the City shall consult with a qualified archeologist to assess the significance of the find. Archeological test excavations shall be conducted by a qualified archeologist to aid in determining the nature and integrity of the find. If the find is determined to be significant by the qualified archeologist, representatives of the City and the qualified archeologist shall coordinate to determine the appropriate course of action. All significant cultural materials recovered shall be subject to scientific analysis and professional museum curation. In addition, a report shall be prepared by the qualified archeologist according to current professional standards.

b) If a Native American site is discovered, the evaluation process shall include consultation with the appropriate Native American representatives.

If Native American archeological, ethnographic, or spiritual resources are involved, all identification and treatment shall be conducted by qualified archeologists, who are certified by the Society of Professional Archeologists (SOPA) and/or meet the federal standards as stated in the Code of Federal Regulations (36 CFR 61), and Native American representatives, who are approved by the local Native American community as scholars of the cultural traditions.

In the event that no such Native American is available, persons who represent tribal governments and/or organizations in the locale in which resources could be affected shall be consulted. If historic archeological sites are involved, all identified treatment is to be carried out by qualified historical archeologists, who shall meet either Register of Professional Archeologists (RPA), or 36 CFR 61 requirements.

CR-2

If a human bone or bone of unknown origin is found during construction, all work shall stop in the vicinity of the find and the County Coroner shall be contacted immediately. If the remains are determined to be Native American, the coroner shall notify the Native American Heritage Commission, who shall notify the person most likely believed to be a descendant. The most likely descendant shall work with the contractor to develop a program for re-interment of the human remains and any associated artifacts. No additional work is to take place within the immediate vicinity of the find until the identified appropriate actions have taken place.

CR-3

Prior to the commencement of any preservation work, detailed plans for the proposed work shall be approved in writing by the Preservation Director in consultation with the History and Science Manager. All work shall adhere to the Secretary of the Interior's Standards for the Treatment of Historic Properties.

Findings

Cultural resources impacts associated with the development of the proposed project would be considered *less than significant* with implementation of mitigation measures CR-1, CR-2, and CR-3.

CEMETERY MASTER PLAN (M07-023)
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
15. RECREATION			
<i>Would the proposal:</i>			
A) Increase the demand for neighborhood or regional parks or other recreational facilities?			X
B) Affect existing recreational opportunities?			X

Environmental Setting

There are two park sites located within close proximity to the subject site. O’Neil Park is a 6.45 acre park located at 715 Broadway. Amenities at O’Neil Park consist of a lighted ball field, a full size soccer field, and a restroom. Southside Park is a 19.9 acre neighborhood park located approximately three blocks northwest of the subject site. Southside Park contains a swimming pool, wading pool, jogging trail, playground, clubhouse, pond, tennis courts, and restrooms.

Answers to Checklist Questions

Questions A and B

The proposed project would not introduce permanent residents into the area and thus would not be anticipated to increase demand for recreational facilities. Development of this project would not adversely impact recreational facilities or opportunities. Accordingly, impacts would be considered *less than significant*.

Mitigation Measures

No mitigation measures are required.

Findings

Recreation impacts associated with the development of the proposed project would be considered *less than significant*.

Issues:	Potentially Significant Impact	Potentially Significant Impact Unless Mitigated	Less-than-significant Impact
16. MANDATORY FINDINGS OF SIGNIFICANCE			
A. Does the project 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 below 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 examples of the major periods of California history or prehistory?		X	
B. Does the project have the potential to achieve short-term, to the disadvantage of long-term environmental goals?			X
C. 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.)			X
D. Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly? Disturb paleontological resources?		X	

Mandatory Findings of Significance Discussion

Question A

With implementation of appropriate mitigation measures, the project would not significantly 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, impact rare or endangered wildlife species, or eliminate important examples of the major periods of California history or prehistory.

Questions B and C

The project will contribute to cumulative impacts; however, since the land use is consistent with current planning in the urbanized portion of the community, impacts have been generally reviewed and accepted by the City of Sacramento.

Question D

With implementation of all applicable and appropriate mitigation measures, the project would not disturb paleontological resources or have environmental effects that would cause substantial adverse effects on human beings, either directly or indirectly.

SECTION IV. - ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED

The environmental factors checked below potentially would be affected by this project.

- | | |
|--|--|
| <input type="checkbox"/> Land Use and Planning | <input type="checkbox"/> Hazards |
| <input type="checkbox"/> Population and Housing | <input type="checkbox"/> Noise |
| <input type="checkbox"/> Geological Problems | <input type="checkbox"/> Public Services |
| <input type="checkbox"/> Water | <input type="checkbox"/> Utilities and Service Systems |
| <input type="checkbox"/> Air Quality | <input type="checkbox"/> Aesthetics, Light and Glare |
| <input type="checkbox"/> Transportation/Circulation | <input checked="" type="checkbox"/> Cultural Resources |
| <input checked="" type="checkbox"/> Biological Resources | <input type="checkbox"/> Recreation |
| <input type="checkbox"/> Energy and Mineral Resources | <input checked="" type="checkbox"/> Mandatory Findings of Significance |
| <input type="checkbox"/> None Identified | |

SECTION V. - DETERMINATION

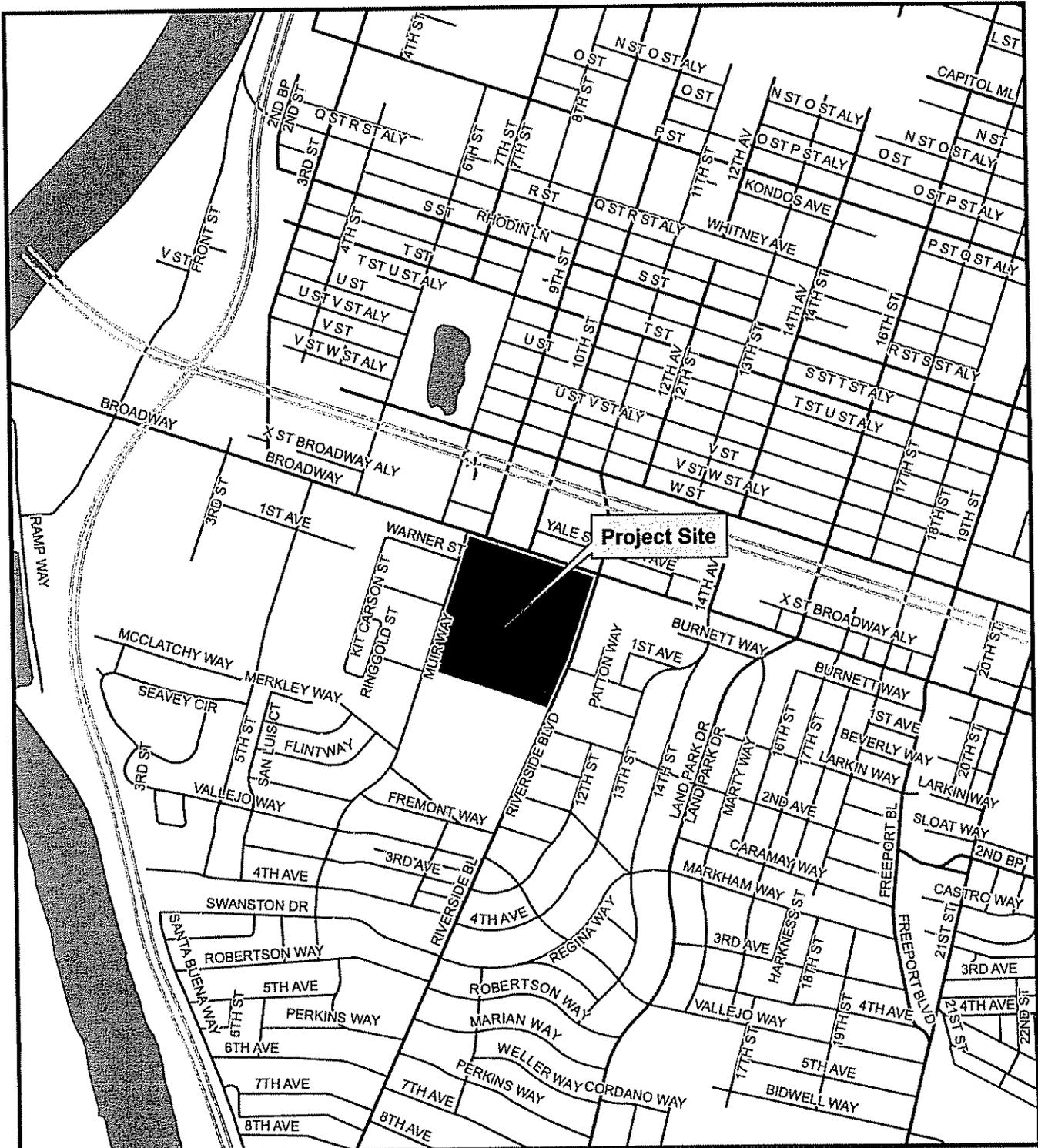
On the basis of the initial evaluation:

_____ The City finds that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.

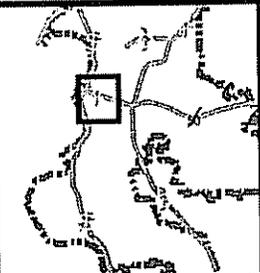
X The City finds that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the project-specific mitigation measures described in Section III have been added to the project. A MITIGATED NEGATIVE DECLARATION will be prepared.

_____ The City finds that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.

Attachment A – Project Vicinity Map



Project Site



**Vicinity Map
M07-023
Cemetery Master Plan**



Source: City of Sacramento

August 2007

Attachment B – Master Plan Summary

VISION STATEMENT
Historic Cemetery, Museum, and Gardens

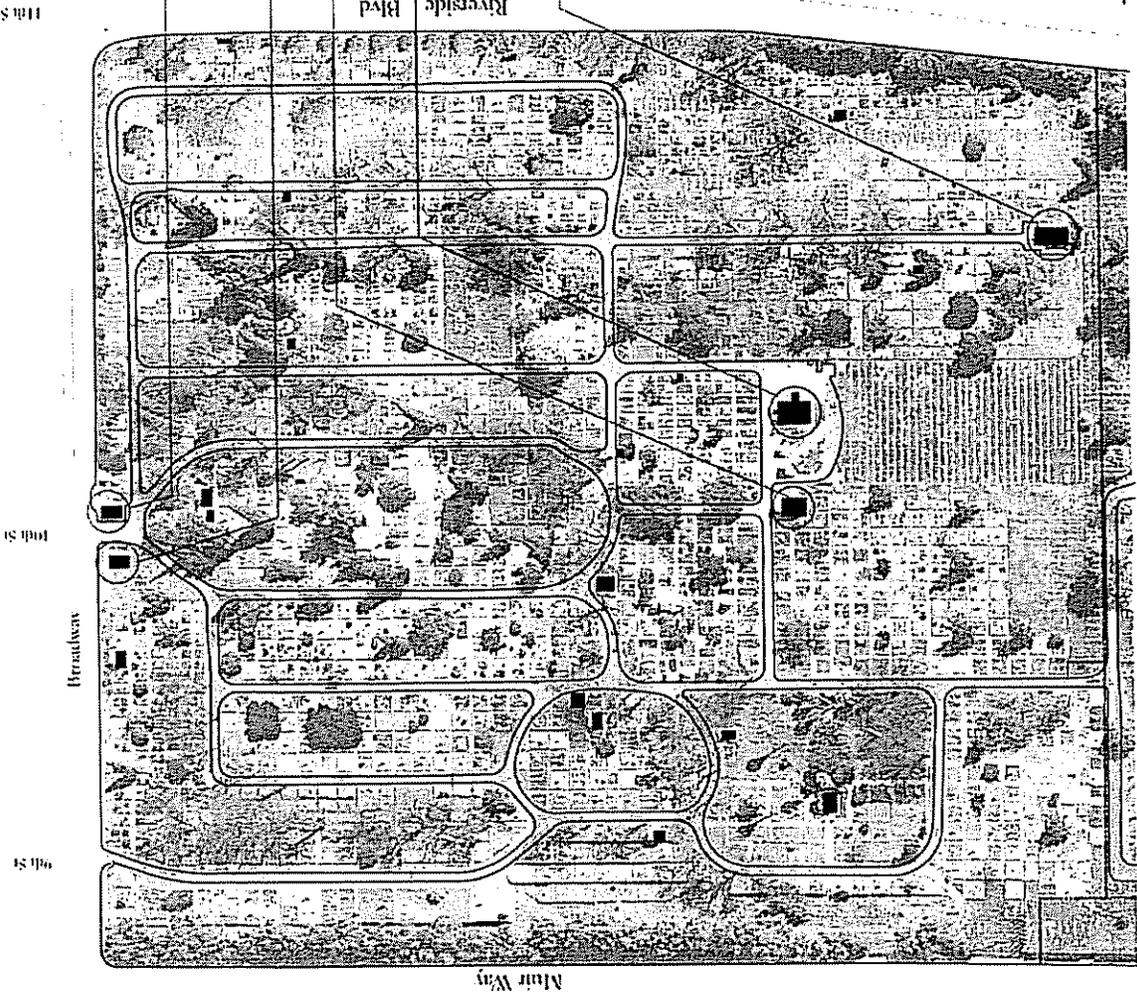
- PRESERVATION**
- Preserve cemetery's historic design
 - Repair monuments and mausoleums
 - Replant canopy trees
 - Maintain and expand gardens

INFRASTRUCTURE

- New water supply & irrigation system
- Underground electrical system
- Pathway lighting
- Electrical outlets throughout cemetery
- Storm drainage improvements

CONSERVATION

- Digitize archive records
- Digitize plot and monument data
- Preserve & repair walls, plots, monuments, and tombs/cenotaphs



FACILITIES

- Consider acquisition of nearby offsite property for facility needs
- Archives
- Administrative use
- City Staff Office (700 SF)
- Future administrators office
- Maintenance supervisor office
- Restrooms
- Visitor Center (400 SF)
- Exhibits, & retail space
- Historic Mortuary Chapel
- Cemetery museum
- Redesign accessible ramp
- Multipurpose Building (up to 3,650 sf)
- Restrooms
- Archives
- Meeting room
- Tool & equipment storage
- Restrooms
- New Storage Facility (500 SF)
- Material and equipment storage

Figure L2

SACRAMENTO HISTORIC CITY CEMETERY MASTER PLAN
MASTER PLAN SUMMARY

Attachment C – Air Quality Modeling Results (URBEMIS)

URBEMIS 2002 For Windows 8.7.0

File Name: G:\M07-023 Cemetery Master Plan\Modeling\Cemetery Constr +
 Operation.urb
 Project Name: Cemetery Const + Operation
 Project Location: Lower Sacramento Valley Air Basin
 On-Road Motor Vehicle Emissions Based on EMFAC2002 version 2.2

SUMMARY REPORT
(Pounds/Day - Summer)

CONSTRUCTION EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10 TOTAL	PM10 EXHAUST	PM10 DUST
*** 2007 ***							
TOTALS (lbs/day,unmitigated)	8.87	57.00	74.26	0.01	22.21	2.20	20.01

AREA SOURCE EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10
TOTALS (lbs/day,unmitigated)	0.30	0.04	1.47	0.00	0.00

OPERATIONAL (VEHICLE) EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10
TOTALS (lbs/day,unmitigated)	1.36	0.99	10.12	0.01	0.94

SUM OF AREA AND OPERATIONAL EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10
TOTALS (lbs/day,unmitigated)	1.66	1.03	11.59	0.01	0.95

URBEMIS 2002 For Windows 8.7.0

File Name: G:\M07-023 Cemetery Master Plan\Modeling\Cemetery Constr +
 Operation.urb
 Project Name: Cemetery Const + Operation
 Project Location: Lower Sacramento Valley Air Basin
 On-Road Motor Vehicle Emissions Based on EMFAC2002 version 2.2

SUMMARY REPORT
(Pounds/Day - Winter)

CONSTRUCTION EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10 TOTAL	PM10 EXHAUST	PM10 DUST
*** 2007 ***							
TOTALS (lbs/day,unmitigated)	8.87	57.00	74.26	0.01	22.21	2.20	20.01

AREA SOURCE EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10
TOTALS (lbs/day,unmitigated)	0.08	0.04	0.03	0.00	0.00

OPERATIONAL (VEHICLE) EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10
TOTALS (lbs/day,unmitigated)					

TOTALS (lbs/day,unmitigated) 0.89 1.49 10.95 0.01 0.94

SUM OF AREA AND OPERATIONAL EMISSION ESTIMATES

	ROG	NOx	CO	SO2	PM10
TOTALS (lbs/day,unmitigated)	0.96	1.53	10.97	0.01	0.94

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URBEMIS 2002 For Windows 8.7.0

File Name: G:\M07-023 Cemetery Master Plan\Modeling\Cemetery Constr +
Operation.urb
Project Name: Cemetery Const + Operation
Project Location: Lower Sacramento Valley Air Basin
On-Road Motor Vehicle Emissions Based on EMFAC2002 version 2.2

DETAIL REPORT
(Pounds/Day - Summer)

Construction Start Month and Year: June, 2007
Construction Duration: 6
Total Land Use Area to be Developed: 44 acres
Maximum Acreage Disturbed Per Day: 2 acres
Single Family Units: 0 Multi-Family Units: 0
Retail/Office/Institutional/Industrial Square Footage: 5250

CONSTRUCTION EMISSION ESTIMATES UNMITIGATED (lbs/day)

Source	ROG	NOx	CO	SO2	PM10 TOTAL	PM10 EXHAUST	PM10 DUST
*** 2007***							
Phase 1 - Demolition Emissions							
Fugitive Dust	-	-	-	-	0.84	-	0.84
Off-Road Diesel	1.35	8.03	11.49	-	0.26	0.26	0.00
On-Road Diesel	0.15	2.40	0.54	0.01	0.07	0.06	0.01
Worker Trips	0.01	0.02	0.28	0.00	0.00	0.00	0.00
Maximum lbs/day	1.51	10.45	12.31	0.01	1.17	0.32	0.85
Phase 2 - Site Grading Emissions							
Fugitive Dust	-	-	-	-	20.00	-	20.00
Off-Road Diesel	8.81	56.90	72.59	-	2.20	2.20	0.00
On-Road Diesel	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Worker Trips	0.06	0.10	1.67	0.00	0.01	0.00	0.01
Maximum lbs/day	8.87	57.00	74.26	0.00	22.21	2.20	20.01
Phase 3 - Building Construction							
Bldg Const Off-Road Diesel	6.23	47.51	46.08	-	2.12	2.12	0.00
Bldg Const Worker Trips	0.04	0.04	0.79	0.00	0.00	0.00	0.00
Arch Coatings Off-Gas	0.00	-	-	-	-	-	-
Arch Coatings Worker Trips	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Asphalt Off-Gas	0.00	-	-	-	-	-	-
Asphalt Off-Road Diesel	0.00	0.00	0.00	-	0.00	0.00	0.00
Asphalt On-Road Diesel	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Asphalt Worker Trips	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Maximum lbs/day	6.26	47.56	46.87	0.00	2.12	2.12	0.00
Max lbs/day all phases	8.87	57.00	74.26	0.01	22.21	2.20	20.01

Phase 1 - Demolition Assumptions
Start Month/Year for Phase 1: Jun '07
Phase 1 Duration: 0.3 months
Building Volume Total (cubic feet): 2000
Building Volume Daily (cubic feet): 2000
On-Road Truck Travel (VMT): 111

Off-Road Equipment		Horsepower	Load Factor	Hours/Day
No.	Type			
1	Rubber Tired Loaders	165	0.465	8.0

Phase 2 - Site Grading Assumptions
 Start Month/Year for Phase 2: Jun '07
 Phase 2 Duration: 0.6 months
 On-Road Truck Travel (VMT): 0
 Off-Road Equipment

No.	Type	Horsepower	Load Factor	Hours/Day
1	Crawler Tractors	143	0.575	8.0
1	Graders	174	0.575	8.0
1	Off Highway Trucks	417	0.490	8.0
1	Rubber Tired Loaders	165	0.465	8.0
1	Tractor/Loaders/Backhoes	79	0.465	8.0

Phase 3 - Building Construction Assumptions
 Start Month/Year for Phase 3: Jun '07
 Phase 3 Duration: 5.1 months
 Start Month/Year for SubPhase Building: Jun '07
 SubPhase Building Duration: 5.1 months
 Off-Road Equipment

No.	Type	Horsepower	Load Factor	Hours/Day
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3	Other Equipment	190	0.620	8.0
SubPhase Architectural Coatings Turned OFF				
SubPhase Asphalt Turned OFF				

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AREA SOURCE EMISSION ESTIMATES (Summer Pounds per Day, Unmitigated)					
Source	ROG	NOx	CO	SO2	PM10
Natural Gas	0.00	0.04	0.03	0	0.00
Hearth - No summer emissions					
Landscaping	0.22	0.01	1.44	0.00	0.00
Consumer Prdcts	0.00	-	-	-	-
Architectural Coatings	0.07	-	-	-	-
TOTALS (lbs/day, unmitigated)	0.30	0.04	1.47	0.00	0.00

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UNMITIGATED OPERATIONAL EMISSIONS

	ROG	NOx	CO	SO2	PM10
City park	1.17	0.83	8.51	0.00	0.79
General office building	0.19	0.16	1.61	0.00	0.15
TOTAL EMISSIONS (lbs/day)	1.36	0.99	10.12	0.01	0.94

Does not include correction for passby trips.
 Does not include double counting adjustment for internal trips.

OPERATIONAL (Vehicle) EMISSION ESTIMATES

Analysis Year: 2007 Temperature (F): 85 Season: Summer

EMFAC Version: EMFAC2002 (9/2002)

Summary of Land Uses:

Unit Type	Acreage	Trip Rate	No. Units	Total Trips
City park		1.59 trips/acres	44.00	69.96
General office building		3.32 trips/1000 sq. ft.	5.25	17.43
			Sum of Total Trips	87.39
			Total Vehicle Miles Traveled	621.17

Vehicle Assumptions:

Fleet Mix:

Vehicle Type	Percent Type	Non-Catalyst	Catalyst	Diesel
Light Auto	55.20	1.80	97.80	0.40
Light Truck < 3,750 lbs	15.10	3.30	94.00	2.70
Light Truck 3,751- 5,750	16.10	1.90	96.90	1.20
Med Truck 5,751- 8,500	7.10	1.40	95.80	2.80
Lite-Heavy 8,501-10,000	1.10	0.00	81.80	18.20
Lite-Heavy 10,001-14,000	0.40	0.00	50.00	50.00
Med-Heavy 14,001-33,000	1.00	0.00	20.00	80.00
Heavy-Heavy 33,001-60,000	0.90	0.00	11.10	88.90
Line Haul > 60,000 lbs	0.00	0.00	0.00	100.00
Urban Bus	0.10	0.00	0.00	100.00
Motorcycle	1.70	82.40	17.60	0.00
School Bus	0.10	0.00	0.00	100.00
Motor Home	1.20	8.30	83.30	8.40

Travel Conditions

	Residential			Commercial		
	Home-Work	Home-Shop	Home-Other	Commute	Non-Work	Customer
Urban Trip Length (miles)	9.7	3.8	4.6	7.8	4.5	4.5
Rural Trip Length (miles)	16.8	7.1	7.9	14.7	6.6	6.6
Trip Speeds (mph)	35.0	35.0	35.0	35.0	35.0	35.0
% of Trips - Residential	27.3	21.2	51.5			
% of Trips - Commercial (by land use)						
City park				90.0	5.0	5.0
General office building				35.0	17.5	47.5

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Changes made to the default values for Land Use Trip Percentages

The Primary Trip % for City park changed from 70 to 100
 The Diverted Trip % for City park changed from 25 to 0
 The Pass-By Trip % for City park changed from 5 to 0

Changes made to the default values for Construction

Changes made to the default values for Area

The landscape year changed from 2005 to 2007.

Changes made to the default values for Operations

The operational emission year changed from 2005 to 2007.

Attachment D – Mitigation Monitoring Plan

MITIGATION AGREEMENT

PROJECT NAME / FILE NUMBER: Cemetery Master Plan (M07-023)

OWNER/DEVELOPER: City of Sacramento
Department of Convention, Culture, and Leisure
1030 15th Street, 2nd Floor
Sacramento, CA 95814

I, Barbara E. Bonebrake (owner, authorized representative), agree to amend the project application (M07-023) to incorporate the attached mitigation measures as identified in the Initial Study/Mitigated Negative Declaration for the project. I understand that by agreeing to these mitigation measures, all identified potentially significant environmental impacts should be reduced to below a level of significance, thereby enabling the Environmental Coordinator to prepare a Mitigated Negative Declaration of environmental impact for the above referenced project.

I also understand that the City of Sacramento will adopt a Mitigation Monitoring Plan (MMP) for this project. This MMP will be prepared by the Development Services Department, pursuant to the California Environmental Quality Act Guidelines Section 21081.6 and pursuant to Article III of the City's Local Administrative Procedures for the Preparation of Environmental Documents.

I acknowledge that this project (M07-023) would be subject to this MMP at the time the plan is adopted. This MMP will establish responsibilities for the monitoring of my project by various City Departments and by other public agencies under the terms of the agreed upon mitigation measures. I understand that the mitigation measures adopted for my project may require the expenditure of owner/developer funds where necessary to comply with the provisions of said mitigation measures.

Barbara E. Bonebrake
Signature (Owner/Developer/Applicant)

Director, Convention Culture + Leisure

Title

9/12/07
Date

**MITIGATION MONITORING PLAN
FOR
CEMETERY MASTER PLAN (M07-023)**

**TYPE OF ENVIRONMENTAL DOCUMENT:
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION**

**PREPARED BY:
CITY OF SACRAMENTO
DEVELOPMENT SERVICES DEPARTMENT
ENVIRONMENTAL PLANNING SERVICES**

DATE:
September 12, 2007

**ADOPTED BY:
CITY OF SACRAMENTO**

DATE:

ATTEST:

CEMETERY MASTER PLAN (M07-023) MITIGATION MONITORING PLAN

This Mitigation Monitoring Plan (MMP) has been required by and prepared for the City of Sacramento Development Services Department, Environmental Planning Services, 2101 Arena Blvd., Room 200, Sacramento, CA 95834, pursuant to CEQA Guidelines Section 21081.6.

SECTION 1: PROJECT IDENTIFICATION

Project Name / File Number: Cemetery Master Plan (M07-023)
Owner/Developer/Applicant: City of Sacramento, Department of Convention, Culture, and Leisure
Address: 1030 15th Street, 2nd Floor
Sacramento, CA 95814

Project Location / Legal Description of Property (if recorded):

The project site consists of 44± acres located approximately 600 feet south of US 50 at 1000 Broadway between Muir Way to the west and Riverside Boulevard to the east (please refer to Attachment A, Project Vicinity Map). The Masonic Lawn Cemetery is directly south of the project site on the adjacent parcel. The project is located in the Central City Community Plan area of the City of Sacramento (APN: 009-0030-030).

Project Components:

Development of the proposed project would include: preservation of the cemetery's historic design, repairing of monuments and mausoleums, replanting of canopy trees, maintenance and expansion of gardens; replacement of aging supply and irrigation systems, underground electrical systems, pathway lighting, and electrical outlets; storm drainage improvements; rehabilitation of the historic mortuary chapel; construction of a 3,650 square-foot (sf) multipurpose building, a 700 sf staff office, a 400 sf visitor center, and a 500 sf storage facility; and, demolition of the existing maintenance building and storage building (also known as the "Summer House").

SECTION 2: GENERAL INFORMATION

The MMP includes mitigation for Biological Resources and Cultural Resources. The intent of the Plan is to prescribe and enforce a means for properly and successfully implementing the mitigation measures as identified within the Initial Study/Mitigated Negative Declaration for this project. Unless otherwise noted, the cost of implementing the mitigation measures as prescribed by this Plan shall be funded by the owner/developer/applicant identified above. This MMP is designed to aid the City of Sacramento in its implementation and monitoring of mitigation measures adopted for the proposed project.

The mitigation measures have been taken from the Initial Study/Mitigated Negative Declaration and are assigned the same number they have in the document. The MMP describes the actions that must take place to implement each mitigation measure, the timing of those actions, and the entities responsible for implementing and monitoring the actions. The developer will be responsible for fully understanding and effectively implementing the mitigation measures contained within the MMP. The City of Sacramento will be responsible for ensuring compliance.

**CEMETERY MASTER PLAN (M07-023)
MITIGATION MONITORING PLAN**

VERIFICATION OF COMPLIANCE					
Mitigation Measure	Implementing Responsibility	Monitoring Responsibility	Compliance Standards	Timing	Verification of Compliance (Initials/Date)
<p>Biological:</p> <p><u>Bio-1</u> The applicant shall mitigate the loss of any heritage trees at a rate of \$325 per DBH inch of removal. This value shall be used to provide planting and care of young trees. If some trees can be saved, this value will be reduced by the value of the tree to be saved as provided by the City Arborist. Additionally, this mitigation value may also fluctuate based upon the landscaping plan. The City Arborist will review the landscape plan and will provide a value of the trees proposed that may be subtracted from the mitigation value for the removal of the heritage sized trees on site. Removal will require that the applicant request a heritage tree removal application which can be obtained by calling (916) 808-4996.</p> <p><u>Bio-2</u> For heritage trees to be saved, the following measure shall be implemented to ensure a less-than-significant impact:</p> <p>a) The contractor shall retain an International Society of Arboriculture (ISA) certified arborist to do any required pruning. The contractor shall contact the City Arborist (Duane Goosen 808-4996) for root inspection(s) during trenching activities within the drip line(s) of trees to be saved.</p> <p>b) If during excavation for the project, tree roots greater than two inches in diameter are encountered, work shall stop immediately until the project arborist can perform an on site inspection. All roots shall be cut clean and the tree affected may require supplemental irrigation/fertilization as a result of the root cutting. The project sponsor will be responsible for any costs incurred. Depending upon the amount of roots encountered and the time of year, installation of wet burlap may be required along the sides of the trench.</p>	Applicant / Developer / Owner	City of Sacramento Site Conditions Unit and Urban Forest Service.	Provide the City Site Conditions Unit with written correspondence from the Urban Forest Service verifying full payment of applicable fees.	Prior to removal of any heritage trees.	
	Applicant / Developer / Owner	City of Sacramento Site Conditions Unit and Urban Forest Service.	Mitigation measures shall be included on all construction plans. Retain an ISA certified arborist and consult with the City Arborist. Contact the City Arborist for root inspection(s).	During preparation of construction plans. Prior to any pruning. During trenching or excavation activities within the drip line(s) of trees to be saved.	

**CEMETERY MASTER PLAN (M07-023)
MITIGATION MONITORING PLAN**

		VERIFICATION OF COMPLIANCE			
Mitigation Measure	Implementing Responsibility	Monitoring Responsibility	Compliance Standards	Timing	Verification of Compliance (Initials/Date)
<p>c) The contractor shall be held liable for any damage to existing trees, i.e. trunk wounds, broken limbs, pouring of any deleterious materials, or concrete washout under the drip line of the trees. Damages will be assessed using the "Guide to Plant Appraisal" eighth edition, published by the International Society of Arboriculture.</p> <p>d) Tree protection methods noted above shall be identified on all construction plans for the project.</p> <p>Cultural Resources:</p> <p>CR-1</p> <p>a) In the event that any prehistoric subsurface archeological features or deposits, including locally darkened soil ("midden"), that could conceal cultural deposits, animal bone, obsidian and/or mortars are discovered during construction-related earth-moving activities, all work within 50 meters of the resources shall be halted, and the City shall consult with a qualified archeologist to assess the significance of the find. Archeological test excavations shall be conducted by a qualified archeologist to aid in determining the nature and integrity of the find. If the find is determined to be significant by the qualified archeologist, representatives of the City and the qualified archeologist shall coordinate to determine the appropriate course of action. All significant cultural materials recovered shall be subject to scientific analysis and professional museum curation. In addition, a report shall be prepared by the qualified archeologist according to current professional standards.</p> <p>b) If a Native American site is discovered, the evaluation process shall include consultation with the appropriate Native American representatives.</p> <p>If Native American archeological, ethnographic, or spiritual resources are involved, all identification and treatment shall be conducted by qualified archeologists, who are certified by the Society of Professional Archeologists (SOPA) and/or meet the</p>	<p>Applicant / Developer / Owner</p>	<p>City Site Conditions Unit, qualified archaeologist, appropriate Native American representatives</p>	<p>Mitigation measures shall be included on all construction plans.</p> <p>Appropriate consultation as applicable.</p>	<p>During preparation of construction plans.</p> <p>Measures shall be implemented in field during grading and construction activities.</p>	

**CEMETERY MASTER PLAN (M07-023)
MITIGATION MONITORING PLAN**

			VERIFICATION OF COMPLIANCE		
Mitigation Measure	Implementing Responsibility	Monitoring Responsibility	Compliance Standards	Timing	Verification of Compliance (Initials/Date)
<p>federal standards as stated in the Code of Federal Regulations (36 CFR 61), and Native American representatives, who are approved by the local Native American community as scholars of the cultural traditions.</p> <p>In the event that no such Native American is available, persons who represent tribal governments and/or organizations in the locale in which resources could be affected shall be consulted. If historic archeological sites are involved, all identified treatment is to be carried out by qualified historical archeologists, who shall meet either Register of Professional Archeologists (RPA), or 36 CFR 61 requirements.</p>					
<p><u>CR-2</u> If a human bone or bone of unknown origin is found during construction, all work shall stop in the vicinity of the find and the County Coroner shall be contacted immediately. If the remains are determined to be Native American, the coroner shall notify the Native American Heritage Commission, who shall notify the person most likely believed to be a descendant. The most likely descendant shall work with the contractor to develop a program for re-interment of the human remains and any associated artifacts. No additional work is to take place within the immediate vicinity of the find until the identified appropriate actions have taken place.</p>	Applicant / Developer / Owner	City Site Conditions Unit, qualified archaeologist, appropriate Native American representatives	<p>Mitigation measures shall be included on all construction plans.</p> <p>Appropriate consultation as applicable.</p>	<p>During preparation of construction plans.</p> <p>Measures shall be implemented in field during grading and construction activities.</p>	
<p><u>CR-3</u> Prior to the commencement of any preservation work, detailed plans for the proposed work shall be approved in writing by the Preservation Director in consultation with the History and Science Manager. All work shall adhere to the Secretary of the Interior's Standards for the Treatment of Historic Properties.</p>	Applicant / Developer / Owner	City of Sacramento Preservation Director	Plan approved in writing by the Preservation Director in consultation with the History and Science Manager.	Prior to any preservation work.	