

Biology Study/Report
Version 1
LDR-Environmental



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Project



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Horton Elementary JointUse SDP
446-5443
PM: Kann, Peter

Review Cycle

Cycle 1

Submitted (Multi-Discipline)



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June 13, 2016

Mr. Nick Ferracone
Park Designer
City of San Diego
1010 Second Avenue, Suite 1200, East Tower MS 415
San Diego, CA 92101

Subject: Biological Resources Letter Report for the Horton Joint Use Project

Dear Mr. Ferracone:

At the request of the City of San Diego (City), HELIX Environmental Planning, Inc. (HELIX) has completed this biological resources letter report for the Horton Joint Use Project (project), located in the City of San Diego, San Diego County, California. The project would construct a 1.6-acre joint use facility consisting of a natural turf field with a six-foot wide decomposed granite walking track on its perimeter and a drinking fountain. No sports field lighting will be constructed. A 10- to 12-foot tall chain link fence will enclose the joint use area.

The purpose of this report is to document the existing biological conditions within the project site and provide an analysis of potential impacts to sensitive biological resources with respect to local, state, and federal policy. This report provides the biological resources technical documentation necessary for review under the California Environmental Quality Act (CEQA) by the City and other responsible agencies for the project.

Figures and other supporting information are provided as enclosures attached to this letter report.

INTRODUCTION

Project Location

The project site is located in the City of San Diego, east of Interstate 805 and south of State Route (SR) 94 (Figure 1), at 5050 Guymon Street, San Diego, California, 92102 (Figure 2). The site is located within unsectioned lands in Township 17 South, Range 2 West of the U.S.

Geological Survey 7.5-minute National City topographic quadrangle (Figure 3). The site is owned by the City and administered by the Park and Recreation Department as open space parkland.

The site is located within the boundary of the City's Multiple Species Conservation Program (MSCP) Subarea Plan, but is not within or adjacent to the Multi-Habitat Planning Area (MHPA; [Figure 2]). The site is located outside the Coastal Overlay Zone.

Project Description

The project proposed is a 1.6-acre joint use facility consisting of a natural turf field with a six-foot wide decomposed granite walking track on its perimeter and a drinking fountain. No sports field lighting will be constructed. A 10 to 12 foot tall chain link fence will enclose the joint use area.

METHODS

Literature Review

Prior to conducting biological field surveys, HELIX conducted a search of the California Natural Diversity Database (CNDDDB; California Department of Fish and Wildlife [CDFW] 2016a-c) for information regarding sensitive species known to occur within one mile of the project site, as well as a review of U.S. Fish and Wildlife (USFWS) and SanBIOS sensitive species databases (USFWS 2016 and County 2016, respectively). A search of the San Diego Plant Atlas (SDNHM 2010) was also conducted.

General Biological and Rare Plant Surveys

A general biological survey of the project site was conducted by HELIX biologist Stacy Nigro on June 17, 2015. Field surveys were conducted within a 2.7-acre study area that encompassed the 1.6-acre project site. Vegetation was mapped on a 1"=80' scale aerial photograph. Spring rare plant surveys of the study area were conducted by HELIX biologist Amy Mattson on April 12 and June 6, 2016. Rare plant locations were recorded using a handheld global positioning system (GPS) unit. The site was surveyed on foot with the aid of binoculars. Animal identifications were made in the field by direct, visual observation, or indirectly by detection of calls, burrows, tracks, or scat. Plant identifications were made in the field or in the lab through comparison with voucher specimens or photographs. Plant and animal species observed or otherwise detected during the survey were recorded (Attachments A and B). However, the lists of species identified are not necessarily comprehensive accounts of all species that occur on the site, as species that are nocturnal, secretive, or seasonally restricted may not have been observed.

Jurisdictional Wetland Delineation

A jurisdictional delineation of the project site and adjacent lands was conducted by HELIX biologist Stacy Nigro on June 17, 2015, concurrent with the general biological survey. Prior to beginning fieldwork, aerial photographs (1"=80' scale), topographic maps (1"=80' scale), and National Wetland Inventory (NWI) maps were reviewed to assist in determining the presence or absence of potential jurisdictional areas in the project site. The delineation was conducted to identify and map any water and wetland resources potentially subject to U.S. Army Corps of Engineers (USACE) jurisdiction pursuant to Section 404 of the Clean Water Act (CWA; 33 USC 1344), Regional Water Quality Control Board (RWQCB) jurisdiction pursuant to Section 401 of the CWA and State Porter-Cologne Water Quality Control Act, and streambed and riparian habitat potentially subject to CDFW jurisdiction pursuant to Sections 1600 *et seq.* of the California Fish and Game Code (CFG Code). The delineation was also conducted to determine the presence or absence of City Environmentally Sensitive Lands Regulations (ESL) wetlands. Areas generally characterized by depressions, drainage features, and riparian and wetland vegetation were evaluated.

Waters of the U.S./Waters of the State

Potential USACE wetland boundaries were determined using the three criteria (vegetation, hydrology, and soils) established for wetland delineations, as described within the Wetlands Delineation Manual (Environmental Laboratory 1987) and Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Arid West Region (USACE 2008).

Areas were determined to be non-wetland waters of the U.S. if there was evidence of regular surface flow (e.g., bed and bank) but either the vegetation or soils criterion was not met. Jurisdictional limits for these areas were defined by the ordinary high water mark (OHWM), which is defined in 33 CFR Section 329.11 as "that line on the shore established by the fluctuations of water and indicated by physical characteristics such as a clear, natural line impressed on the bank; shelving; changes in the character of the soil; destruction of terrestrial vegetation; the presence of litter or debris; or other appropriate means that consider the characteristics of the surrounding areas." Areas determined to be potential waters of the U.S. under the jurisdiction of the USACE were also determined to be potential waters of the State under the jurisdiction of the RWQCB. No isolated waters of the State were found on the site.

Streambed and Riparian Habitat

Potential CDFW jurisdictional boundaries were determined based on the presence of riparian vegetation or regular surface flow. Streambeds within CDFW jurisdiction were delineated based on the definition of streambed as "a body of water that flows at least periodically or intermittently through a bed or channel having banks and supporting fish or other aquatic life. This includes watercourses having a surface or subsurface flow that supports riparian vegetation" (Title 14, Section 1.72). Riparian habitat is not defined in Title 14, but the section refers to

vegetation and habitat associated with a stream. The CDFW jurisdictional habitat includes all riparian shrub or tree canopy that may extend beyond the banks of a stream.

City Wetlands

City wetlands include areas characterized by any of the following conditions: (1) All areas persistently or periodically containing naturally occurring wetland vegetation communities characteristically dominated by hydrophytic vegetation, including but not limited to salt marsh, brackish marsh, freshwater marsh, riparian forest, oak riparian forest, riparian woodlands, riparian scrub, and vernal pools; (2) Areas that have hydric soils or wetland hydrology and lack naturally occurring wetland vegetation communities because human activities have removed the historic wetland vegetation or catastrophic or recurring natural events or processes have acted to preclude the establishment of wetland vegetation as in the case of salt pannes and mudflats; (3) Areas lacking wetland vegetation communities, hydric soils, and wetland hydrology due to non-permitted filling of previously existing wetlands; (4) Areas mapped as wetlands on Map C-713 as shown in Chapter 13, Article 2, Division 6 (Sensitive Coastal Overlay Zone). Naturally unvegetated reaches of streambed or streambeds supporting upland vegetation are not considered City wetlands.

Survey Limitations

Noted animal species were identified by direct observation, vocalizations, or the observance of scat, tracks, or other signs. However, the lists of species identified are not necessarily comprehensive accounts of all species that utilize the project site as species that are nocturnal, secretive, or seasonally restricted may not have been observed. Those species that are of special status and have potential to occur in the project site are addressed in Attachments C and D to this report.

Nomenclature

Nomenclature for this report is from Baldwin et al. (2012), and the California Native Plant Society (CNPS; 2016) for plants; Holland (1986) and Oberbauer (2008) for vegetation communities; Collins and Taggart (2006) for reptiles and amphibians; American Ornithologists' Union (2014) for birds; and Baker et al. (2003) for mammals. Sensitive plant species status is taken from CNPS (2016). Sensitive animal species status is taken from CDFW's CNDDDB (2016a-c). Soils information was taken from the Natural Resources Conservation Service (NRCS; 2015).

RESULTS

Regional Context

The site is located within a relatively urbanized area in the southern portion of the City. There are no large habitat blocks, major canyons, or other large open space areas in the site vicinity. The

site occurs within the boundary of the City's MSCP Subarea Plan, but not within or adjacent to the MHPA (Figure 2). The site is also located outside the Coastal Overlay Zone.

General Land Uses

The project site is undeveloped. Surrounding land uses include residential development to the north, Horton Elementary School to the east, and a small parcel of undeveloped land to the immediate southwest, transitioning to residential development further west and roadways and commercial/institutional development to the south.

Disturbance

The majority of the site has been disturbed by human activities. The site is dominated by non-native grassland, with disturbed land on the north side and small areas of ornamental vegetation on the north and south ends of the site. In addition, the Horton Elementary School parking lot and playground are located immediately east of the project site. Photos of the site are included as Attachment E.

Topography and Soils

Elevations in the project site range from approximately 140 feet above mean sea level (amsl) to 160 feet amsl, and slopes downward from east to west.

Two soil types have been mapped within the project site: Huerhuero-Urban land complex, 2 to 9 percent slopes and Huerhuero-Urban land complex, 9-30 percent slopes (NRCS 2015).

Vegetation Communities/Land Use Types

Five vegetation communities/land use types occur in the study area, as presented in Table 1 and shown on Figure 5. All vegetation communities found to occur on the site are upland habitat types; no wetland habitat types occur. The numeric codes in parentheses following each community/habitat type name are from the City's MSCP Subarea Plan, with further guidance from the Holland classification system (Holland 1986) and amendments by Oberbauer (2008). The communities/habitat types are presented in Table 1 in order by MSCP Tier and Holland code.

Table 1	
VEGETATION COMMUNITY/LAND USE TYPE	
VEGETATION COMMUNITY/ LAND USE TYPE	STUDY AREA (acres)
Tier II	
Diegan Coastal Sage Scrub (32500)	0.2
Tier IIIB	
Non-Native Grassland (42200)	1.1
Tier IV	
Non-Native Vegetation/Ornamental (11000)	0.3
Disturbed Land (11300)	0.3
Developed Land (12000)	0.8
TOTAL	2.7

Diegan Coastal Sage Scrub

Diegan coastal sage scrub is the widespread coastal sage scrub in coastal southern California, typically occupying xeric sites characterized by shallow soils. Approximately 0.2 acre of Diegan coastal sage scrub occurs in the central-southern portion of the study area (Figure 5; Table 1). On site, this habitat is characterized by sparsely-scattered shrubs, primarily jojoba (*Simmondsia chinensis*) and California buckwheat (*Eriogonum fasciculatum*), with occasional California sagebrush (*Artemisia californica*).

Non-native Grassland

Non-native grassland is characterized by a sparse to dense cover of annual grasses and is often associated with numerous species of showy-flowered, native, annual forbs. Approximately 1.1 acres of non-native grassland occur in the western part of the study area (Figure 5; Table 1). Characteristic species observed within this vegetation community include oats (*Avena* sp.) and bromes (*Bromus* sp.).

Non-Native Vegetation/Ornamental

Ornamental vegetation is characterized by non-native species introduced and established through human action. These species include cultivated plants that have become naturalized in native habitat areas or that are remnant of previous cultivated land uses. Approximately 0.3 acre of ornamental vegetation occurs within the study area (Figure 5; Table 1). Characteristic species present in this community include coastal wattle (*Acacia cyclops*) and hottentot fig (*Carpobrotus edulis*).

Disturbed Land

Disturbed land is either unvegetated or is dominated by non-native, weedy species that are adapted to a regime of frequent disturbance (ruderal). Disturbed land occurs in the northwestern portion of the study area, totaling 0.3 acre (Figure 5; Table 1). Characteristic species occurring within this vegetation community on site include garland daisy (*Glebionis coronaria*), wild lettuce (*Lactuca serriola*), horseweed (*Erigeron canadensis*), and Crete hedychnis (*Hedypnois cretica*).

Developed

Developed land on site consists of paved playground and parking lot for Horton Elementary School. Developed land occurs in the eastern portion of the study area, totaling 0.8 acre (Figure 5; Table 1).

Flora

HELIX identified a total of 79 plant species in the study area, of which 29 (63 percent) are non-native species (Attachment A).

Fauna

A total of 29 animal species were observed or otherwise detected in or adjacent to the project site during the biological surveys, including 12 invertebrate, 2 reptiles, 13 bird, and 2 mammal species (Attachment B).

Sensitive Vegetation Communities/Habitat Types

Sensitive vegetation communities/habitat types are defined as land that supports unique vegetation communities or the habitats of rare or endangered species or subspecies of animals or plants as defined by Section 15380 of the State CEQA Guidelines. The City's ESL and Land Development Code Biology Guidelines define sensitive biological resources as lands included in MHPA, wetlands, Tier III B and higher vegetation types, and habitat for rare, endangered, threatened, or narrow endemic species. Impacts to sensitive biological resources require compensatory mitigation.

Diegan coastal sage scrub is a Tier II ESL upland habitat requiring mitigation for unavoidable impacts; however, total upland impacts (Tiers I-III B) less than 0.1 acre are not considered significant and do not require mitigation (City 2012). Diegan coastal sage scrub that will be impacted by the proposed project is located outside of the MHPA; therefore, impacts determined to be significant must be mitigated at a 1:1 ratio if the mitigation occurs within the MHPA and a 1.5:1 ratio if the mitigation occurs outside of the MHPA.

Non-native grassland is a Tier IIIB ESL upland habitat requiring mitigation for unavoidable impacts; however, impacts to non-native grasslands totaling less than 1.0 acres that are completely surrounded by existing urban developments are not considered significant and do not require mitigation (City 2012). Non-native grassland that will be impacted by the proposed project is located outside of the MHPA; therefore, impacts determined to be significant must be mitigated at a 0.5:1 ratio if the mitigation occurs within the MHPA and a 1:1 ratio if the mitigation occurs outside of the MHPA.

Special Status Species

Special Status Plant Species

Special status plant species have been afforded special status and/or recognition by the USFWS, CDFW, and/or the City (e.g., MSCP narrow endemic species) and may also be included in the CNPS Inventory of Rare and Endangered Plants. Their status is often based on one or more of three distributional attributes: geographic range, habitat specificity, and/or population size. A species that exhibits a small or restricted geographic range (such as those endemic to the region) is geographically rare. A species may be more or less abundant but occur only in very specific habitats. Lastly, a species may be widespread but exists naturally in small populations.

Two special status plant species were observed on the project site: western dichondra (*Dichondra occidentalis*) and ashy spike-moss (*Selaginella cinerascens*). Neither of these species are MSCP covered species or narrow endemic species.

Ashy spike-moss (*Selaginella cinerascens*)

Listing: --/--; CNPS List 4.1

Distribution: Orange and San Diego counties; northwestern Baja California, Mexico

Habitat: Flat mesas in coastal sage scrub and chaparral. A good indicator of site degradation, as it rarely inhabits disturbed soils.

Status on site: Ashy spike-moss was observed in the southern half of the site, in nine locations including one 0.02-acre patch, within coastal sage scrub and non-native grassland.

Western dichondra (*Dichondra occidentalis*)

Listing: --/--; CNPS List 4.2

Distribution: Santa Barbara County to Baja California, Mexico; San Miguel Island

Habitat: Dry, sandy banks in coastal sage scrub, chaparral, or southern oak woodland. Often proliferates on recently burned slopes.

Status on site: One small patch of western dichondra was observed along the fence line abutting existing school property. Approximately 40 leaves were visible; the number of plants is likely less than 40. Because of its rhizomatous growth habit, it is difficult to determine visually where one dichondra plant ends and the next one begins.

A total of 22 special status plant species known to the region or included on the City's MSCP Narrow Endemic list were analyzed for their potential to occur within the project site

(Attachment C). Aside from the two species observed on site, no special status plant species, including MSCP narrow endemic species, are likely to occur due to lack of appropriate habitat or suitable conditions, and the fact that no additional special status plants were observed during the 2016 rare plant surveys.

Special Status Animal Species

Special status animal species include those that have been afforded special status and/or recognition by the USFWS, CDFW, and/or the City. In general, the principal reason an individual taxon (species or subspecies) is given such recognition is the documented or perceived decline or limitations of its population size or geographical extent and/or distribution, resulting in most cases from habitat loss.

A total of six special status animal species known to the region were analyzed for their potential to occur within the project site (Attachment C). No special status animal species were observed on the project site during the June 2015 or April or June 2016 surveys. The only special status animal species detected in the project vicinity during surveys was a yellow warbler (*Setophaga petechia*) occurring within a small stand of riparian woodland to the west of the site. Yellow warbler is a State Species of Special Concern, not covered by the MSCP. No special status animal species have a high potential to occur on site due to overall lack of suitable conditions.

Nesting Birds

The project site is mostly open and disturbed land; however, adjacent trees and shrubs outside of the project area could provide suitable nesting habitat for several bird species known to the region.

Raptor Foraging

No raptors were observed or detected near the project site during the biological surveys. Raptor species that have shown the ability to adapt to suburban environments may use nearby trees for nesting and use the site for foraging. These include red-shouldered hawk (*Buteo lineatus*, not listed or MSCP-covered) and Cooper's hawk (*Accipiter cooperi*, State Watch List and MSCP-Covered). However, the area of potential foraging habitat for raptors is very limited on site. The habitat within the study area does not provide high quality raptor foraging habitat due to disturbance and proximity to human activity.

Jurisdictional Waters and Wetlands

The project site is characterized entirely by uplands that lack evidence of potential jurisdictional waters and wetlands. No potential wetland conditions were observed in the project site. No drainage features occur in the project site. No riparian habitat occurs in the project site.

Therefore, there are no resources subject to the regulatory jurisdiction of the USACE, RWQCB, and CDFW on the project site.

Lands adjacent to the project site on the west side support jurisdictional non-wetland waters of the U.S., in addition to a few small, isolated stands of southern willow scrub and mule fat scrub, and a small stand of riparian woodland approximately 80 feet from the northwest corner of the site. These areas are located entirely off site and no impacts would occur to jurisdictional waters or wetlands as a result of the project. Furthermore, the project incorporates a minimum 50-foot setback between off-site wetland habitat and the proposed limits of disturbance.

City ESL Wetlands

There are no areas within the project site that meet the criteria to be considered City ESL wetlands. No hydrophytic vegetation, hydric soil, or wetland hydrology occur within the project site.

As stated above, lands adjacent to the project site support a few small, isolated stands of southern willow scrub and mule fat scrub, in addition to a small stand of riparian woodland approximately 50 feet from the northwest corner of the site. These off-site riparian scrub and riparian woodland areas would be considered City ESL wetlands. Project development is set back a minimum of 50 feet from all ESL wetlands. A wetland buffer width of 50 feet is appropriate for the off-site wetlands, as these areas are small, relatively low-quality features located along disturbed stream channels in a small in-fill parcel within an urbanized environment. No impacts to City ESL wetlands or their buffers would occur from project implementation, as shown on Figure 6.

Habitat Connectivity and Wildlife Corridors

Wildlife corridors connect otherwise isolated pieces of habitat and allow movement or dispersal of plants and animals. Local wildlife corridors allow access to resources such as food, water, and shelter within the framework of their daily routine. Regional corridors provide these functions over a larger scale and link two or more large habitat areas, allowing the dispersal of organisms and the consequent mixing of genes between populations. A corridor is a specific route that is used for the movement and migration of species, and may be different from a linkage in that it represents a smaller or narrower avenue for movement. A linkage is an area of land that supports or contributes to the long-term movement of animals and genetic exchange by providing live-in habitat that connects to other habitat areas. Many linkages occur as stepping-stone linkages that are comprised of a fragmented archipelago arrangement of habitat over a linear distance.

The project site does not occur within any known corridors or linkages. No portions of the project site function as linkage or corridor habitat, and the site is outside of the City's MHPA. The entire eastern side of the site is a fenced school playground, so wildlife would not be moving east-west across the site. Any wildlife moving in a north-south direction would use the riparian habitat off-site to the west, not the more open habitat on site. Therefore, no corridor or linkages occur.

APPLICABLE REGULATIONS

This section provides a summary of applicable regulations to the proposed project.

Federal Government

Federal Endangered Species Act

Administered by the USFWS, the Federal Endangered Species Act (FESA) provides the legal framework for the listing and protection of species (and their habitats) that are identified as being endangered or threatened with extinction. Actions that jeopardize endangered or threatened species and the habitats upon which they rely are considered a 'take' under the FESA. Section 9(a) of the FESA defines take as "to harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or attempt to engage in any such conduct." 'Harm' and 'harass' are further defined in federal regulations and case law to include actions that adversely impair or disrupt a listed species' behavioral patterns.

The USFWS designates critical habitat for endangered and threatened species. Critical habitat is defined as areas of land that are considered necessary for endangered or threatened species to recover. The ultimate goal is to restore healthy populations of listed species within their native habitats so they can be removed from the list of threatened or endangered species. Once an area is designated as critical habitat pursuant to the FESA, federal agencies must consult with the USFWS to ensure that any action they authorize, fund, or carry out is not likely to result in destruction or adverse modification of the critical habitat.

Sections 7 and 10(a) of the FESA regulate actions that could jeopardize endangered or threatened species. Section 7 generally describes a process of federal interagency consultation and issuance of a biological opinion and incidental take statement when federal actions may adversely affect listed species. Section 10(a) generally describes a process for preparation of a Habitat Conservation Plan (HCP) and issuance of an incidental take permit. Pursuant to Section 10(a), the City was issued a take permit for their adopted MSCP Subarea Plan.

Migratory Bird Treaty Act

All migratory bird species that are native to the United States or its territories are protected under the federal MBTA, as amended under the Migratory Bird Treaty Reform Act of 2004 (FR Doc. 05-5127). The MBTA is generally protective of migratory birds but does not actually stipulate the type of protection required. In common practice, the MBTA is now used to place restrictions on disturbance of active bird nests during the nesting season. In addition, the USFWS commonly places restrictions on disturbances allowed near active raptor nests.

State of California

California Environmental Quality Act

Primary environmental legislation in California is found in CEQA and its implementing guidelines (State CEQA Guidelines), which require that projects with potential adverse effects (or impacts) on the environment undergo environmental review. Adverse environmental impacts are typically mitigated as a result of the environmental review process in accordance with existing laws and regulations.

California Endangered Species Act

The California Endangered Species Act (CESA) established that it is State policy to conserve, protect, restore, and enhance State endangered species and their habitats. Under State law, plant and animal species may be formally designated rare, threatened, or endangered by official listing by the California Fish and Game Commission. The CESA authorizes that private entities may “take” plant or wildlife species listed as endangered or threatened under the FESA and CESA, pursuant to a federal Incidental Take Permit if the CDFW certifies that the incidental take is consistent with CESA (CFG Code Section 2080.1[a]). For State-only listed species, Section 2081 of CFG Code authorizes the CDFW to issue an Incidental Take Permit for State listed threatened and endangered species if specific criteria are met. The City was issued a take permit for their adopted MSCP Subarea Plan pursuant to Section 2081.

California Fish and Game Code

The CFG Code provides specific protection and listing for several types of biological resources. Pursuant to CFG Code Section 3503, it is unlawful to take, possess, or needlessly destroy the nest or eggs of any bird, except as otherwise provided by this code or any regulation made pursuant thereto. Raptors and owls and their active nests are protected by CFG Code Section 3503.5, which states that it is unlawful to take, possess, or destroy any birds of prey or to take, possess, or destroy the nest or eggs of any such bird unless authorized by the CDFW. Section 3513 states that it is unlawful to take or possess any migratory non-game bird as designated in the MBTA. These regulations could require that construction activities (particularly vegetation removal or construction near nests) be reduced or eliminated during critical phases of the nesting cycle unless surveys by a qualified biologist demonstrate that nests, eggs, or nesting birds will not be disturbed, subject to approval by CDFW and/or USFWS.

City of San Diego

Environmentally Sensitive Lands

Impacts to biological resources in the City must comply with the City’s ESL Regulations. The purpose of the regulations is to “protect, preserve, and, where damaged restore, the environmentally sensitive lands of San Diego and the viability of the species supported by those

lands.” Environmentally sensitive lands are defined to include sensitive biological resources, steep hillsides, coastal beaches, sensitive coastal bluffs, and 100-year floodplains.

The ESL regulations require impacts to wetlands be avoided unless the activities meet specific exemption criteria established in the ordinance. Impacts to City-defined wetlands require approval of deviation findings as required by ESL regulations. Impacts to wetlands must be mitigated in accordance with Section III(B)(1)(a) of the Land Development Manual Biology Guidelines (City 2012). The ESL regulations also require that buffers be maintained around all wetlands (as appropriate) to protect their functions and values. Buffer widths may either be increased or decreased as determined on a case-by-case basis, taking into consideration the size and type of project proposed, sensitivity of the wetland resource to detrimental edge effects, topography, specific functions and values of the wetland, as well as the need for transitional upland habitat (City 2012).

In addition to restricting impacts to wetland habitats, the ESL regulations also restrict development within the MHPA, including impact avoidance areas around raptor nesting locations (specifically, Cooper’s hawk, northern harrier [*Circus cyaneus*], golden eagle [*Aquila chrysaetos*], and burrowing owl [*Athene cunicularia*]) and known locations of southern pond turtle (*Clemmys marmorata pallida*), and also requires seasonal restrictions on grading where development may impact the following bird species: western snowy plover (*Charadrius alexandrinus nivosus*), southwestern willow flycatcher (*Empidonax traillii extimus*), least tern (*Sternula antillarum browni*), San Diego cactus wren (*Campylorhynchus brunneicapillus sandiegensis*), least Bell’s vireo (*Vireo bellii pusillus*), tricolored blackbird (*Agelaius tricolor*), and coastal California gnatcatcher (*Polioptila californica californica*).

Multiple Species Conservation Program

In July 1997, the USFWS, CDFW, and City adopted the Implementing Agreement for the MSCP. This program allows the incidental take of threatened and endangered species as well as regionally-sensitive species that are conserved by it (covered species). The MSCP designates regional preserves that are intended to be mostly void of development activities, while allowing development of other areas subject to the requirements of the program. Impacts to biological resources are regulated by the City’s ESL regulations.

The City’s MSCP Subarea Plan has been prepared to meet the requirements of the California Natural Communities Conservation Planning Act of 1992. This Subarea Plan describes how the City’s portion of the MSCP Preserve, the MHPA, will be implemented.

ANALYSIS OF PROJECT EFFECTS AND PROPOSED MITIGATION MEASURES

An analysis of project effects and proposed mitigation measures is presented below in accordance with the City’s CEQA Significance Determination Thresholds (City 2011).

Issue 1 – Special Status Species

Would the project have a substantial adverse impact, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in the MSCP or other local or regional plans, policies or regulations, or by CDFW or USFWS?

Issue 1 Impact Analysis

No federally or state listed endangered or threatened species are known to occur or expected to occur within the project site, and none are expected to be impacted by the project. Project development has been specifically targeted to avoid riparian habitat and buffer areas; however, the project would impact two plant species listed as sensitive by the CNPS: western dichondra and ashy spike-moss. The project would impact one patch of western dichondra including 40 leaves (fewer than 40 plants), and approximately nine concentrations of ashy spike-moss, including one larger patch comprising approximately 0.02 acre (825 square feet). These species have a California Rare Plant Rank of 4.1 and 4.2, respectively, for plants of limited distribution, a watch list. Project impacts to western dichondra and ashy spike-moss are not considered significant, as very few individuals would be impacted, both species have low sensitivity ranks, and the on-site populations are not part of a critical population of either species. No other special status plant species, including MSCP narrow endemic species, have a moderate or high potential to occur due to lack of suitable habitat; none are expected to be impacted by the project.

Although no listed threatened or endangered animal species were observed or expected to occur on site, one State Species of Special Concern, yellow warbler, was detected within the riparian woodland to the west of the site. Yellow warbler is not an MSCP-covered species. No impact to riparian habitat supporting this species would occur. In addition, no indirect impacts to yellow warbler are anticipated as development would be set back a minimum of 50 feet from the riparian woodland. However, warblers do have the potential to nest off-site within 500 feet of project construction and avoidance is required, as explained below.

The project could result in significant direct and indirect impacts to bird species, including sensitive species such as the yellow warbler and tree-nesting raptors, in the event they are found to be nesting on site or within 500 feet of project construction. Direct impacts could occur to bird species with the potential to nest within the direct impact area, which are expected to be limited to common, non-sensitive migratory birds protected under the MBTA and CFG Code. Mitigation measure **BIO-1** would ensure that no direct impacts occur to nesting birds.

Potential noise-related indirect impacts during construction would be considered significant if sensitive species become displaced from their nests and fail to breed. If construction would take place during the breeding season for sensitive species, including the yellow warbler and tree-nesting raptors (February 15 to August 31), then a pre-construction survey and avoidance measures would be required. Implementation of Mitigation measure **BIO-1** below would ensure that no indirect impacts occur to sensitive bird species, including yellow warbler and tree-nesting raptors, during project construction.

The coastal California gnatcatcher is not expected to occur on site because the coastal sage scrub habitat on site is limited in size, sparsely vegetated, and dominated by jojoba. The site has been disturbed by anthropogenic activity and is surrounded by urban development. Suitable habitat for this species is not present on or adjacent to the site; therefore, no impacts would occur to coastal California gnatcatcher as a result of the project.

Impacts to other sensitive animal species with potential to occur would be considered less than significant with the implementation of the habitat-based mitigation described in Issue 2.

Issue 1 Mitigation Measures

BIO-1 Pre-Construction Nesting Bird Survey and Nesting Bird Avoidance: No grubbing, clearing, or grading shall occur during the general avian breeding season (February 15 – August 31), without a pre-construction nesting bird survey. All grading permits, improvement plans, and the final map shall state the same. If grubbing, clearing, or grading would occur during the general avian breeding season, a qualified biologist shall survey the project area and the surrounding 500 feet for nesting birds and raptors to determine if active bird nests are present in the affected areas. If there are no nesting birds (includes nest building or other breeding/nesting behavior) within the project area or surrounding 500 feet, clearing, grubbing, and grading shall be allowed to proceed with no avoidance measures. If active nests or nesting birds are observed within the project area or surrounding 500 feet, the qualified biologist shall consult with the City to determine the required distance construction would be setback from the active nest and any need for noise barriers. Construction activities shall avoid active nests as directed by the City until nesting behavior has ceased, nests have failed, or young have fledged.

Conclusions

Project implementation could result in significant impacts to birds, including sensitive birds such as yellow warbler and tree-nesting raptors, with the potential to nest within 500 feet of the site. Potential significant impacts could result from indirect disturbance and noise. Implementation of mitigation measure **BIO-1** would reduce impacts to less than significant.

Issue 2 – Riparian Habitat and Sensitive Natural Communities

Would the project have a substantial adverse impact on any Tier I Habitats, Tier II Habitats, Tier IIIA Habitats, or Tier IIIB Habitats as identified in the Biology Guidelines of the Land Development manual or other sensitive natural community identified in local or regional plans, policies, regulations, or by the CDFW or USFWS?

Issue 2 Impact Analysis

The project would result in a total of 0.1 acre of permanent, direct impacts to Diegan coastal sage scrub, a Tier II habitat, outside of MHPA (Figure 6; Table 2). The impacted Tier II habitat is relatively disturbed and surrounded by non-native grassland. As previously stated, upland impacts to Tiers I-IIIIB habitats totaling less than 0.1 acre are not considered significant and do not require mitigation. The project would impact 1.0 acre of Tier I-IIIIB upland habitat, and thus the impact to Diegan coastal sage scrub is considered significant. Impacts must be mitigated at a 1:1 ratio if the mitigation occurs within the MHPA and a 1.5:1 ratio if the mitigation occurs outside of the MHPA. Implementation of mitigation measure **BIO-2** below would reduce the impact on Tier II habitat to a less than significant level.

The project would result in a total of 0.9 acre of permanent, direct impacts to non-native grassland, a Tier IIIIB habitat, outside of MHPA (Figure 6; Table 2). Impacts to non-native grasslands totaling less than 1.0 acres which are completely surrounded by existing urban developments are not considered significant and do not require mitigation. The project would impact less than 1.0 acre of non-native grassland surrounded by existing urban development, and thus the impact to non-native grassland is not significant and mitigation is not required.

Project construction would occur immediately adjacent to additional Tier II and Tier IIIIB habitat occurring outside of the project area. Inadvertent intrusion into this adjacent sensitive habitat by construction vehicles, equipment, and personnel could result in additional impacts. Temporary construction fencing will be installed to mark the limits of project impacts adjacent to Tiers II and IIIIB habitats to prevent unauthorized impacts. This project design feature will be incorporated into the project’s construction plans.

Issue 2 Mitigation Measures

BIO-2 Compensatory Mitigation: The project applicant shall provide payment into the City of San Diego Habitat Acquisition Fund (HAF) for impacts to 0.1 acre of Tier II habitat. Mitigation shall occur within the MHPA as detailed in the table below:

Table 2 SENSITIVE HABITAT IMPACTS AND MITIGATION				
VEGETATION COMMUNITY	TIER	IMPACTS (AC)	MITIGATION RATIO	PROPOSED MITIGATION (ac)
Diegan Coastal Sage Scrub	II	0.1	1:1†	0.1

†Mitigation is anticipated to occur within the MHPA through payment into the City’s Habitat Acquisition Fund. If mitigation occurs outside the MHPA, required mitigation would be 0.15 acre for Tier II.

Conclusion

The project would result in significant impacts to Tier II habitat; however, a combination of avoidance through project design and mitigation measures to fully compensate the loss of habitat would reduce impacts to below a level of significance. Mitigation is proposed at ratios consistent with those required by the City and Wildlife Agencies. With the implementation of mitigation measure **BIO-2**, impacts on Tier II habitat would be reduced to less than significant.

Issue 3 – Jurisdictional Wetlands and Waterways

Would the project have a substantial adverse impact on wetlands (including, but not limited to, marsh, vernal pool, riparian, etc.) through direct removal, filling, hydrological interruption, or other means?

Issue 3 Impact Analysis

The project would not result in any impacts to federally-, state-, or City-protected wetlands since wetlands do not occur in the project site.

Issue 3 Mitigation Measures

None required.

Conclusion

The project would not result in impacts to federally-, state-, or City-protected wetlands, and no mitigation is required.

Issue 4 – Wildlife Movement and Nursery Sites

Would the project interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, including linkages identified in the MSCP Plan, or impede the use of native wildlife nursery sites?

Issue 4 Impact Analysis

The project would not impede the movement of any native, resident, or migratory fish or wildlife species or interfere with established native, resident, or migratory wildlife corridors. In addition, the project would not interfere with linkages identified in the MSCP Plan or use of native wildlife nursery sites. The project is surrounded by either residential development or native, undeveloped habitat. Most of the project components will be underground and would not interfere with wildlife movement. Impacts are considered less than significant.

Issue 4 Mitigation Measures

None required.

Conclusion

Project implementation would not result in significant impacts on wildlife movement and nursery sites. No mitigation is required.

Issue 5 – Adopted Plans

Would the project conflict with the provisions of an adopted Habitat Conservation Plan, Natural Conservation Community Plan, or other approved local, regional, or state habitat conservation plan, either within the MSCP plan area or in the surrounding region?

Issue 5 Impact Analysis

As stated above, the project would result in potential significant impacts to special status species and significant impacts to Tier II habitat. The project is located within the adopted City MSCP Subarea Plan, outside of MHPA. Implementation of mitigation measures **BIO-1** through **BIO-2** would ensure project consistency with the adopted City MSCP Subarea Plan. No other adopted HCP, Resource Management Plan, Special Area Management Plan, Watershed Plan, or other regional planning efforts are applicable to the project.

Issue 5 Mitigation Measures

Implementation of mitigation measures **BIO-1** through **BIO-2** would ensure project consistency with the MSCP.

Conclusion

The project would result in potential significant impacts to special status species and significant impacts to Tier II habitat; however, significant impacts to special status species would be avoided through the implementation of pre-construction survey and avoidance measures. Habitat mitigation is proposed at ratios consistent with those required by the City. With the implementation of mitigation measures **BIO-1** through **BIO-2**, the project would be consistent with the adopted City MSCP Subarea Plan.

Issue 6 – Land Use Adjacency

Would the project introduce land use within an area adjacent to the MHPA that would result in adverse edge effects?

Issue 6 Impact Analysis

The project is not located adjacent to the MHPA; therefore, it would not result in adverse edge effects to the MHPA.

Issue 6 Mitigation Measures

None required.

Conclusion

The project is not located adjacent to MHPA and would not result in significant impacts related to MHPA adjacency.

Issue 7 – Local Policies or Ordinances

Would the project conflict with any local policies or ordinances protecting biological resources?

Issue 7 Impact Analysis

As described above, the project has been specifically designed to minimize impacts to biological resources addressed in the City's MSCP Subarea Plan and Land Development Code. Mitigation measures **BIO-1** through **BIO-2** would ensure project consistency with the MSCP and that impacts to species and habitats are mitigated in accordance with Land Development Code requirements.

Issue 7 Mitigation Measures

Implementation of mitigation measures **BIO-1** through **BIO-2** would ensure project consistency with the MSCP and Land Development Code pertaining to biological resources.

Conclusion

The project could result in significant impacts to species and habitats addressed in the City's MSCP Subarea Plan and Land Development Code. Implementation of mitigation measures **BIO-1** through **BIO-2** would reduce impacts to less than significant.

Issue 8 – Invasive Species

Would the project result in an introduction of invasive species of plants into a natural open space area?

Issue 8 Impact Analysis

The project would not result in the introduction of invasive species of plants into a natural open space area. The project area is surrounded by urban development and non-native plant species are prevalent on adjacent lands. Furthermore, any landscaping associated with the project would not include plant species identified as invasive by the California Invasive Plant Council.

Issue 8 Mitigation Measures

None required.

Conclusion

The project would not result in the introduction of invasive species of plants into a natural open space area, thus no significant impact would occur.

Please do not hesitate to contact Stacy Nigro or me at (619) 462-1515 if you have any questions or require further assistance.

Sincerely,



Beth Ehsan
Biology Project Manager

Enclosures:

- Figure 1 Regional Location Map
- Figure 2 Project Vicinity (Aerial Photograph) with MHPA
- Figure 3 Project Vicinity (USGS Topography)
- Figure 4 Site Plan
- Figure 5 Vegetation and Sensitive Resources
- Figure 6 Vegetation and Sensitive Resources/Impacts
- Attachment A Plant Species Observed
- Attachment B Animal Species Observed or Detected
- Attachment C Sensitive Plant Species with Potential to Occur
- Attachment D Sensitive Animal Species with Potential to Occur
- Attachment E Representative Site Photos

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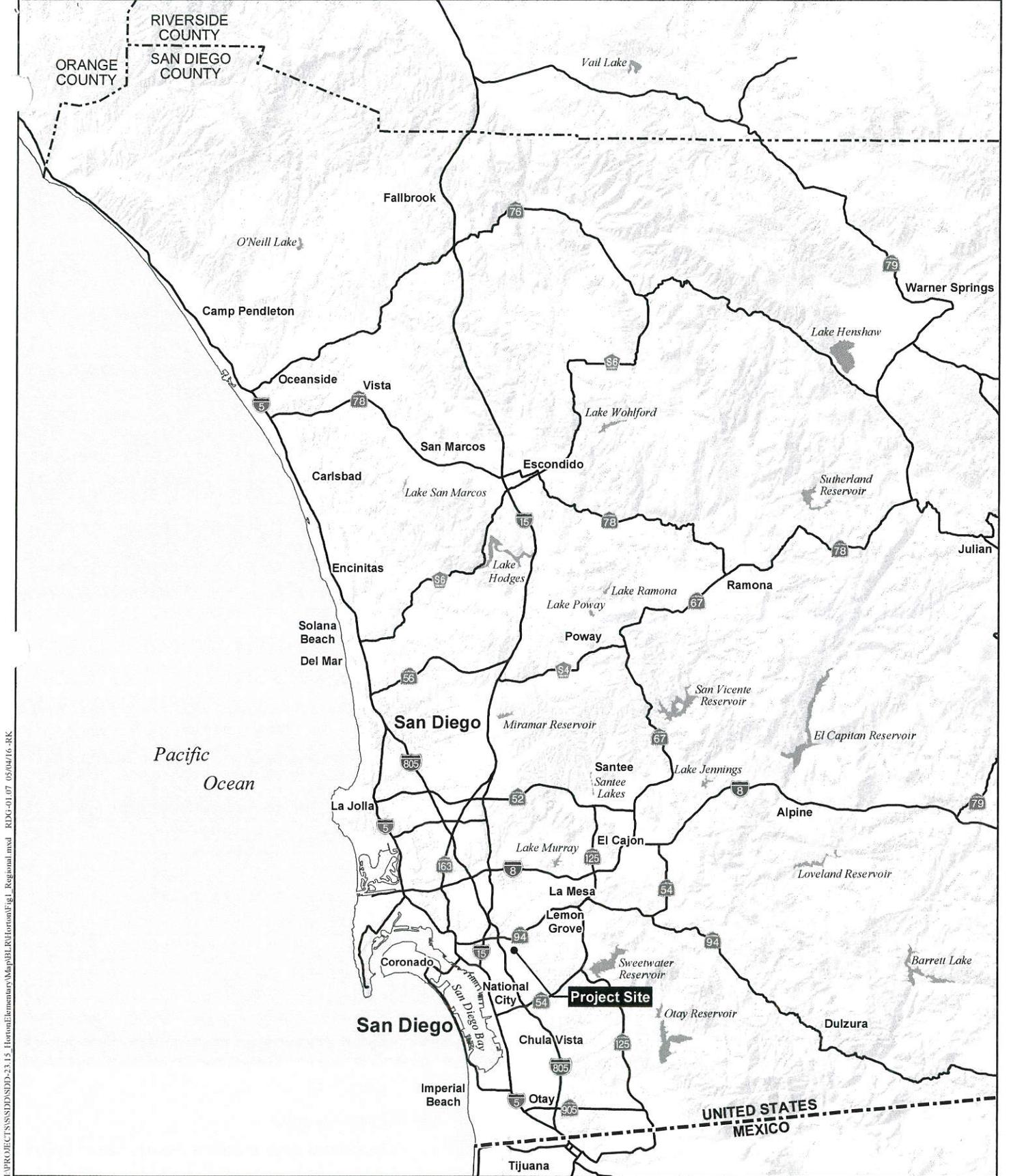
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Regional Location Map

HORTON JOINT USE PROJECT

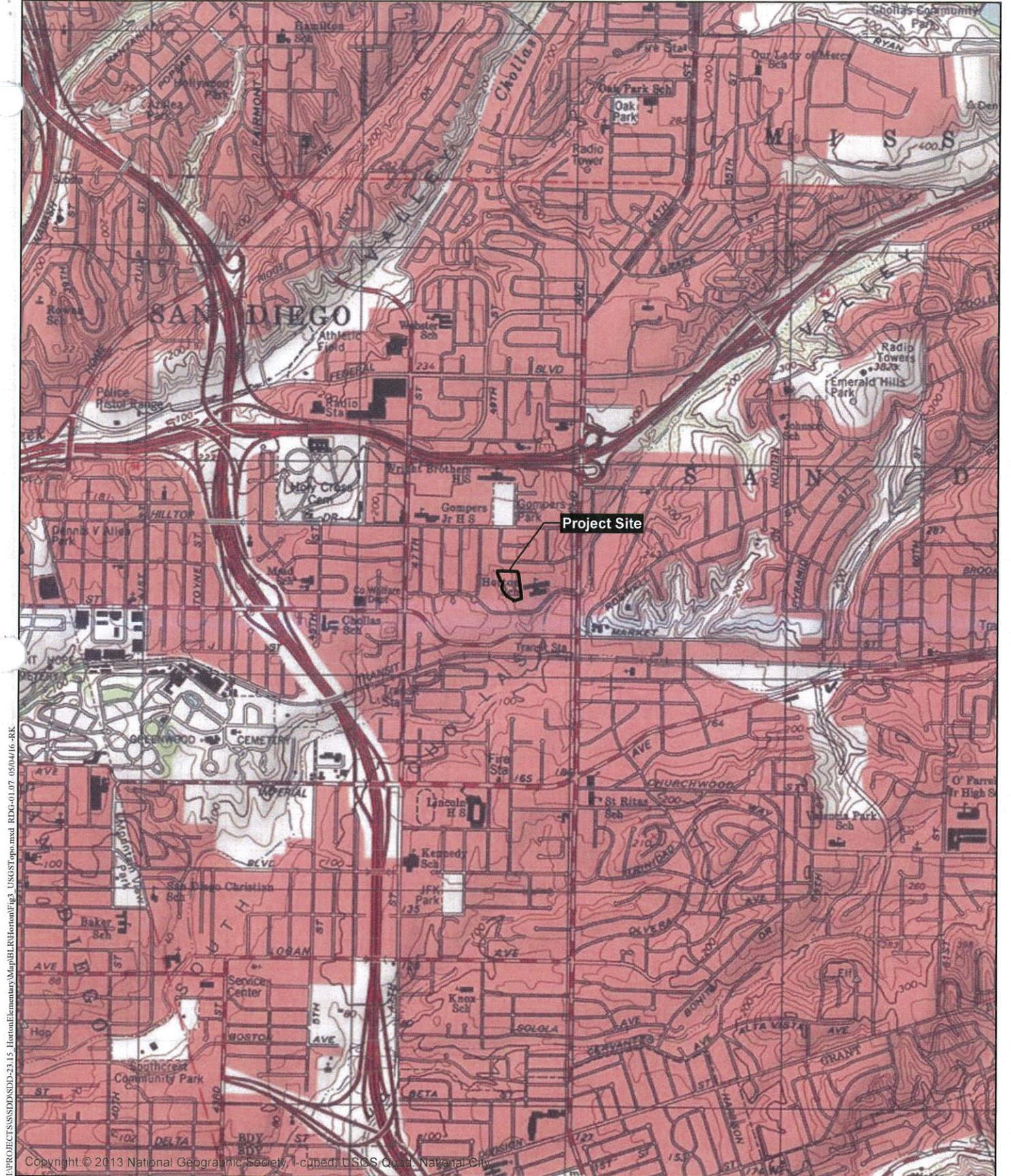
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- MHPA
- San Diego County MSCP
- Unincorporated Land in Metro-Lakeside-Jamul Segment

Project Vicinity (Aerial Photograph) with MHP/

HORTON JOINT USE PROJECT

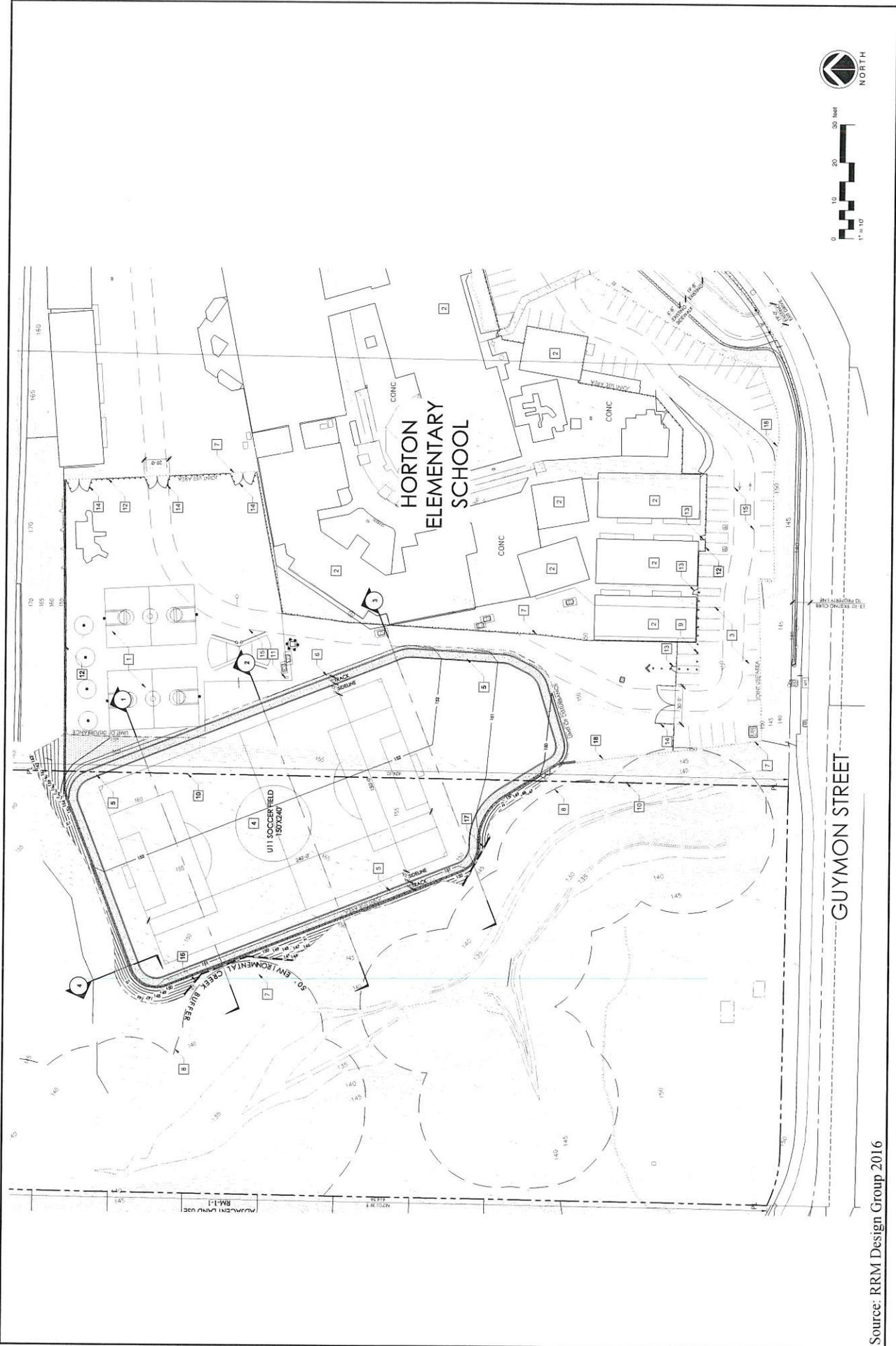


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Project Vicinity (USGS Topography)

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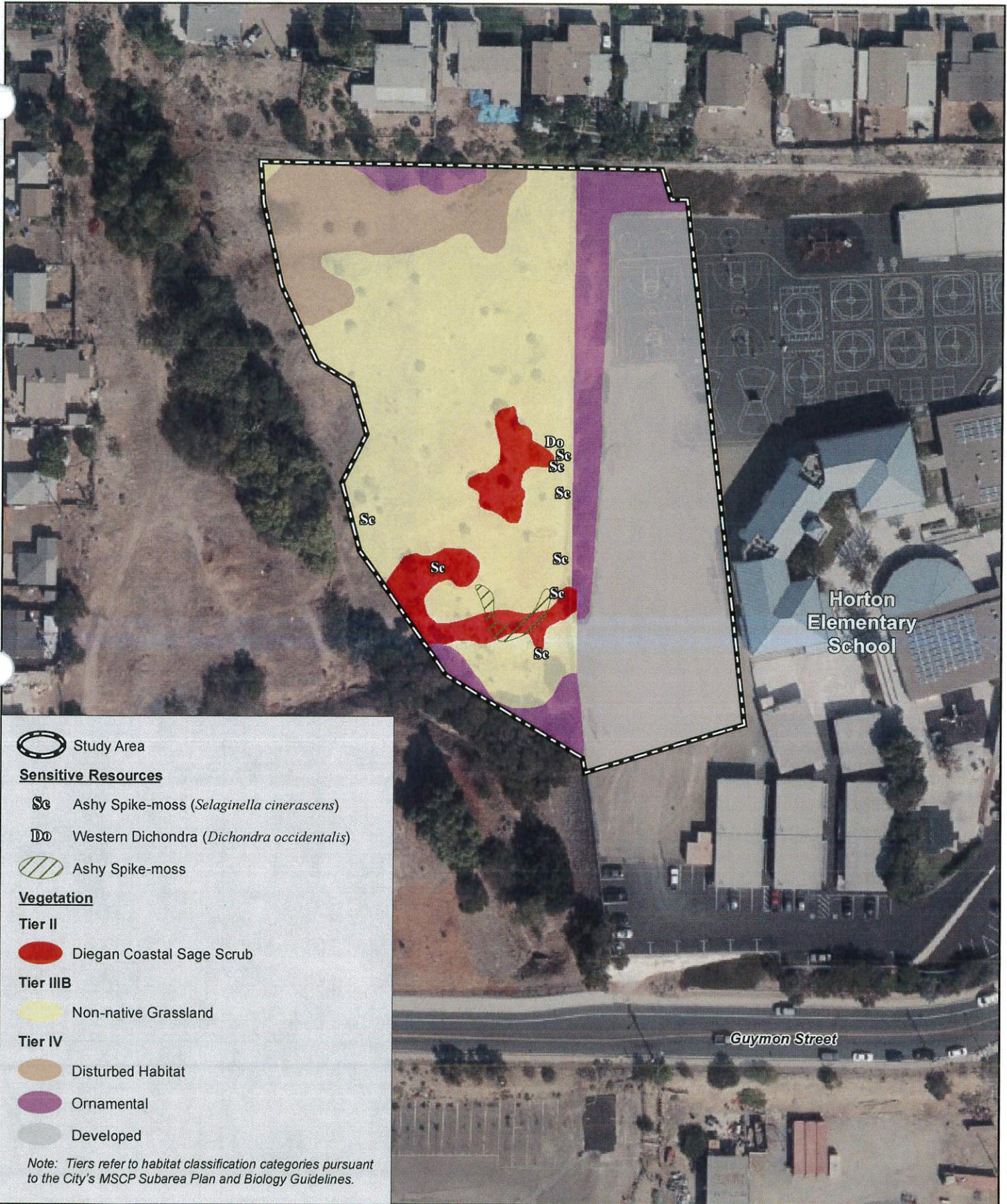
Source: RRM Design Group 2016

Site Plan

HORTON JOINT USE PROJECT

Figure 4

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Study Area

Sensitive Resources



Ashy Spike-moss (*Selaginella cinerascens*)



Western Dichondra (*Dichondra occidentalis*)



Ashy Spike-moss

Vegetation

Tier II



Diegan Coastal Sage Scrub

Tier III B



Non-native Grassland

Tier IV



Disturbed Habitat



Ornamental



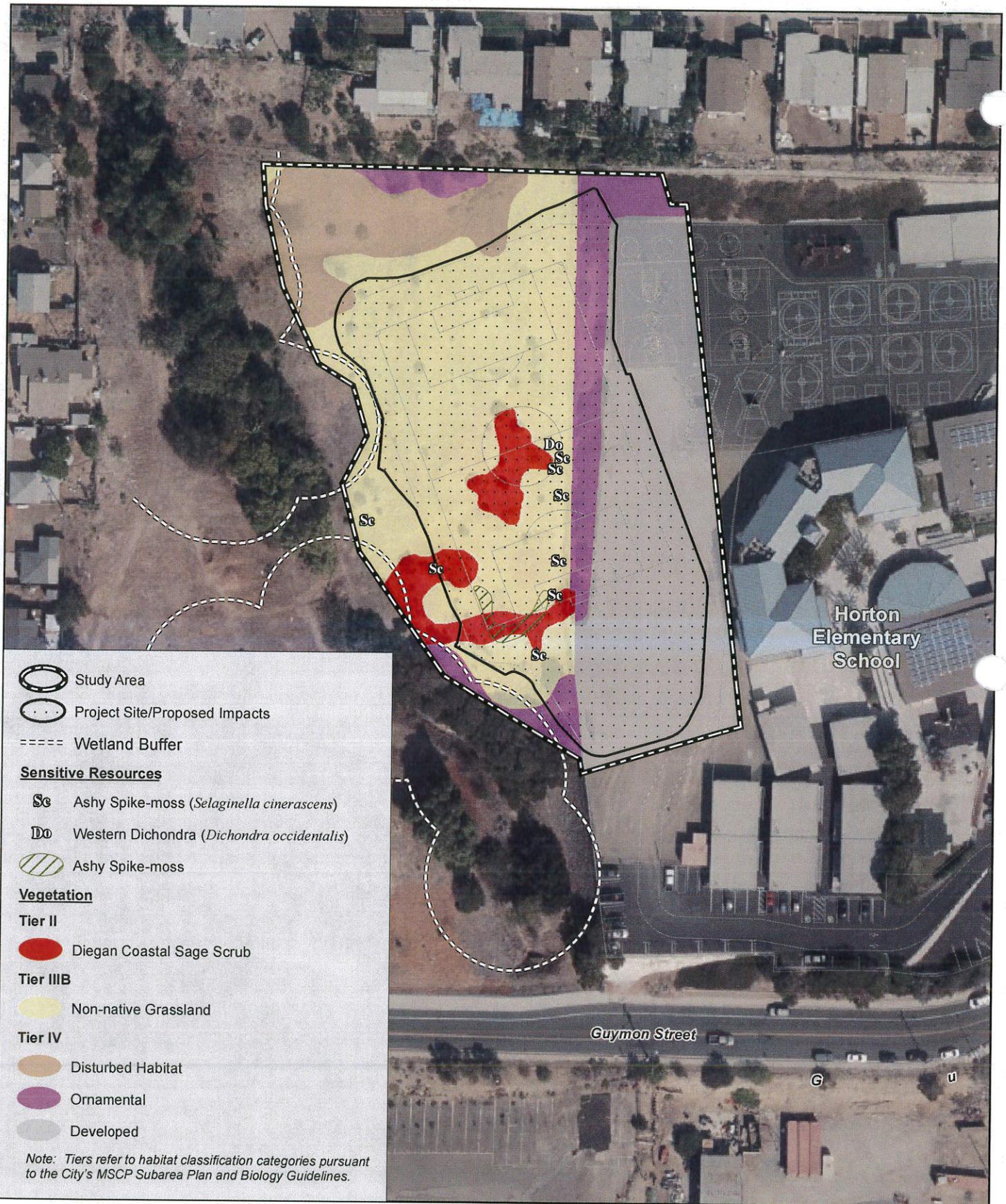
Developed

Note: Tiers refer to habitat classification categories pursuant to the City's MSCP Subarea Plan and Biology Guidelines.

Vegetation and Sensitive Resources

HORTON JOINT USE PROJECT

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- Study Area
- Project Site/Proposed Impacts
- Wetland Buffer

Sensitive Resources

- Ashy Spike-moss (*Selaginella cinerascens*)
- Western Dichondra (*Dichondra occidentalis*)
- Ashy Spike-moss

Vegetation

- Tier II**
- Diegan Coastal Sage Scrub
- Tier III B**
- Non-native Grassland
- Tier IV**
- Disturbed Habitat
- Ornamental
- Developed

Note: Tiers refer to habitat classification categories pursuant to the City's MSCP Subarea Plan and Biology Guidelines.

Vegetation and Sensitive Resources/Impact

HORTON JOINT USE PROJECT

Attachment A
PLANT SPECIES OBSERVED
HORTON JOINT USE PROJECT

FAMILY	SCIENTIFIC NAME	COMMON NAME	HABITAT
Native Species			
Adoxaceae	<i>Sambucus nigra</i> ssp. <i>canadensis</i>	blue elderberry	DCSS
Agavaceae	<i>Chlorogalum parviflorum</i>	small-flower soap-plant	DCSS
Anacardiaceae	<i>Malosma laurina</i> <i>Rhus integrifolia</i>	laurel sumac lemonadeberry	DH DCSS, NNG, ORN
Apiaceae	<i>Apiastrum angustifolium</i>	mock parsley	NNG
Asteraceae	<i>Artemisia californica</i> <i>Baccharis sarothroides</i> <i>Deinandra fasciculata</i> <i>Encelia californica</i> <i>Erigeron canadensis</i> <i>Isocoma menziesii</i> <i>Laennecia coulteri</i> <i>Pseudognaphalium</i> sp.	California sagebrush broom baccharis fascicled tarplant California encelia horseweed goldenbush Coulter's fleabane everlasting	DCSS, DH, NNG DH DCSS DH DCSS, DH, NNG DH DCSS NNG NNG
Convolvulaceae	<i>Dichondra occidentalis</i> ‡	western dichondra	NNG NNG
Fabaceae	<i>Acmispon americanus</i> <i>Acmispon glaber</i>	Spanish-clover deerweed	NNG DCSS, NNG
Fagaceae	<i>Quercus agrifolia</i> var. <i>agrifolia</i>	coast live oak	DH
Iridaceae	<i>Sisyrinchium bellum</i>	blue-eyed grass	DCSS, NNG
Nyctaginaceae	<i>Mirabilis laevis</i> ssp. <i>crassifolia</i>	wishbone bush	DCSS
Plantaginaceae	<i>Antirrhinum nuttallianum</i>	Nuttall's snapdragon	DCSS, NNG
Poaceae	<i>Stipa lepida</i> <i>Stipa pulchra</i>	foothill needlegrass purple needlegrass	DCSS NNG
Polygonaceae	<i>Eriogonum fasciculatum</i>	California buckwheat	DCSS, DH
Rhamnaceae	<i>Rhamnus crocea</i>	spiny redberry	ORN
Rosaceae	<i>Heteromeles arbutifolia</i>	toyon	DCSS

**Attachment A (cont.)
PLANT SPECIES OBSERVED
HORTON JOINT USE PROJECT**

FAMILY	SCIENTIFIC NAME	COMMON NAME	HABITAT
Native Species (cont.)			
Selaginellaceae	<i>Selaginella cinerascens</i> ‡	ashy spike-moss	DCSS
Simmondsiaceae	<i>Simmondsia chinensis</i>	jojoba	DCSS, NNG, ORN
Solanaceae	<i>Datura wrightii</i>	jimson weed	NNG
	<i>Solanum americanum</i>	white nightshade	DCSS
Non-Native Species			
Agavaceae	<i>Yucca aloifolia</i>	aloe yucca	ORN
Aizoaceae	<i>Carpobrotus edulis</i>	hottentot-fig	ORN
	<i>Mesembryanthemum crystallinum</i>	crystalline iceplant	DH
Anacardiaceae	<i>Schinus molle</i>	Peruvian pepper tree	ORN
Apiaceae	<i>Foeniculum vulgare</i>	fennel	DH, NNG
Arecaceae	<i>Phoenix canariensis</i>	Canary Island date palm	DH
	<i>Washingtonia robusta</i>	Mexican fan palm	NNG
Asteraceae	<i>Glebionis coronaria</i>	garland daisy	DH, NNG
	<i>Hedypnois cretica</i>	Crete hedypnois	DH
	<i>Hypochaeris glabra</i>	smooth cat's-ear	DH
	<i>Lactuca serriola</i>	wild lettuce	DH, NNG
	<i>Senecio vulgaris</i>	common groundsel	DH, NNG
Brassicaceae	<i>Sonchus oleraceus</i>	common sow thistle	DH
	<i>Brassica nigra</i>	black mustard	NNG
	<i>Lepidium didymum</i>	wart cress, spine cress	DH, NNG
	<i>Raphanus sativus</i>	wild radish	DH
Cactaceae	<i>Sisymbrium sp.</i>	rocket	DH, NNG
Caryophyllaceae	<i>Opuntia ficus-indica</i>	Indian-fig	ORN
Chenopodiaceae	<i>Cerastium glomeratum</i>	mouse-ear chickweed	DH
	<i>Silene gallica</i>	common catchfly	NNG
	<i>Chenopodium murale</i>	nettle-leaf goosefoot	DH

**Attachment A (cont.)
PLANT SPECIES OBSERVED
HORTON JOINT USE PROJECT**

FAMILY	SCIENTIFIC NAME	COMMON NAME	HABITAT
Non-Native Species (cont.)			
Chenopodiaceae	<i>Salsola tragus</i>	Russian thistle	DH, NNG
Convolvulaceae	<i>Convolvulus arvensis</i>	bindweed	DH
Euphorbiaceae	<i>Chamaesyce maculata</i>	spotted spurge	DH
	<i>Ricinus communis</i>	castor-bean	NNG
Fabaceae	<i>Acacia cyclops</i>	coastal wattle	DH, ORN
	<i>Medicago polymorpha</i>	burclover	NNG
	<i>Melilotus albus</i>	white sweet clover	DH, NNG
	<i>Melilotus indicus</i>	Indian sweet clover	DH, NNG
Geraniaceae	<i>Erodium botrys</i>	long-beak filaree	DCSS, DH, NNG
	<i>Erodium moschatum</i>	green-stem filaree	DCSS, DH, NNG
Malvaceae	<i>Malva parviflora</i>	cheeseweed	DH
Myrsinaceae	<i>Anagallis arvensis</i>	scarlet pimpernel	DH
Oxalidaceae	<i>Oxalis pes-caprae</i>	Bermuda buttercup	NNG
Poaceae	<i>Avena sp.</i>	oats	DCSS, DH, NNG
	<i>Brachypodium distachyon</i>	purple false brome	NNG
	<i>Bromus diandrus</i>	common rippgut grass	DH, NNG
	<i>Cynodon dactylon</i>	Bermuda grass	NNG
	<i>Echinochloa crus-galli</i>	common barnyard-grass	NNG
	<i>Festuca perennis</i>	Italian ryegrass	NNG
	<i>Hordeum murinum</i>	Mediterranean barley	NNG
	<i>Pennisetum setaceum</i>	fountain grass	DCSS
	<i>Schismus barbatus</i>	Mediterranean grass	DH, NNG
	<i>Stipa miliacea</i>	smilo grass	DH, ORN
Polygonaceae	<i>Rumex crispus</i>	curly dock	NNG
	<i>Polygonum aviculare</i>	common knotweed	DH

**Attachment A (cont.)
 PLANT SPECIES OBSERVED
 HORTON JOINT USE PROJECT**

FAMILY	SCIENTIFIC NAME	COMMON NAME	HABITAT
Non-Native Species (cont.)			
Portulacaceae	<i>Portulaca oleracea</i>	common purslane	DH
Rosaceae	<i>Prunus persica</i>	peach	DH
Solanaceae	<i>Nicotiana glauca</i>	tree tobacco	DCSS, DH
	<i>Solanum nigrum</i>	black nightshade	DH

†DCSS=Diegan coastal sage scrub, DH=disturbed habitat, NNG=non-native grassland, ORN=ornamental vegetation
 ‡Sensitive species

Attachment B
ANIMAL SPECIES OBSERVED OR DETECTED
HORTON JOINT USE PROJECT

<u>SCIENTIFIC NAME</u>	<u>COMMON NAME</u>
Invertebrates	
<i>Apis mellifera mellifera</i>	honey bee
<i>Armadillidium vulgare</i>	pill bug
<i>Brephidium exilis</i>	western pygmy blue butterfly
<i>Cotinis mutabilis</i>	fig beetle
<i>Nymphalis antiopa</i>	mourning cloak butterfly
<i>Papilio zelicaon</i>	anise swallowtail
<i>Pieris rapae</i>	common white butterfly
<i>Pyrgus communis</i>	common checkered skipper
<i>Strymon melinus pudica</i>	gray hairstreak
<i>Vanessa atalanta rubria</i>	red admiral
Family <i>Pieridae</i>	sulphur butterfly
Order <i>Odonata</i>	dragonfly

Vertebrates

Reptiles

<i>Sceloporus occidentalis</i>	western fence lizard
<i>Uta stansburiana</i>	common side-blotched lizard

Birds

<i>Aphelocoma californica</i>	western scrub-jay
<i>Carduelis psaltria</i>	lesser goldfinch
<i>Carpodacus mexicanus</i>	house finch
<i>Corvus brachyrhynchos</i>	American crow
<i>Mimus polyglottos</i>	northern mockingbird
<i>Myiarchus cinerascens</i>	ash-throated flycatcher
<i>Pipilo crissalis</i>	California towhee
<i>Psaltriparus minimus</i>	bushtit
<i>Sayornis nigricans</i>	black phoebe
<i>Setophaga petechia</i>	yellow warbler†*
<i>Thryomanes bewickii</i>	Bewick's wren
<i>Tyrannus vociferans</i>	Cassin's kingbird
<i>Zenaida macroura</i>	mourning dove

Attachment B (cont.)
ANIMAL SPECIES OBSERVED OR DETECTED
HORTON JOINT USE PROJECT

SCIENTIFIC NAME

COMMON NAME

Vertebrates (cont.)

Mammals

Sylvilagus audubonii

desert cottontail

Thomomys bottae

Botta's pocket gopher

† Sensitive species

* Detected in off-site riparian woodland

Attachment C
SENSITIVE PLANT SPECIES POTENTIAL TO OCCUR – HORTON JOINT USE PROJECT

COMMON NAME	SPECIES NAME	STATUS	HABIT, ECOLOGY AND LIFE HISTORY	POTENTIAL TO OCCUR
Aphanisma	<i>Aphanisma blitoides</i>	--/-- CNPS 1B.2 MSCP Covered Narrow Endemic	Small herb. Occurs in coastal bluff scrub, coastal dunes, and sandy coastal scrub. Flowering period March – June.	Low Potential to Occur: Coastal bluff scrub, coastal dunes, and sandy coastal scrub habitats not present onsite. Would have been observed during spring rare plant survey if present.
California adolphia	<i>Adolphia californica</i>	--/-- CNPS 2B.1	Shrub. Occurs on clay soils in dry canyons and washes in coastal sage scrub and chaparral. Flowering period December – May.	Low Potential to Occur: This species was observed in lemonadeberry-dominated coastal sage scrub south of the project site, but not in the project site. Would have been observed during spring rare plant survey if present.
California Orcutt grass	<i>Orcuttia californica</i>	FE/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Small herb. Uncommon plant that occurs within vernal pools. Known from fewer than 20 occurrences. Flowering period Apr – Aug.	Not Likely to Occur: Vernal pools not present onsite.
Coastal dunes milk-vetch	<i>Astragalus tener</i> var. <i>titi</i>	FE/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Medium herb. Occurs in coastal dunes and sandy places along the coast. Flowering period Mar – May.	Not Likely to Occur: The project site occurs outside of this species' range.

**Attachment C (cont.)
SENSITIVE PLANT SPECIES POTENTIAL TO OCCUR – HORTON JOINT USE PROJECT**

COMMON NAME	SPECIES NAME	STATUS	HABIT, ECOLOGY AND LIFE HISTORY	POTENTIAL TO OCCUR
Decumbent goldenbush	<i>Isocoma menziesii</i> var. <i>decumbens</i>	--/-- CNPS 1B.2	Conspicuous shrub. Occurs in disturbed areas of coastal sage scrub and riparian areas. Flowering period April – November.	Low Potential to Occur: Coastal sage scrub on-site is sparse and mixed with non-native grassland. Would have been observed during spring rare plant survey if present.
Encinitas baccharis	<i>Baccharis vanessae</i>	FT/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Large shrub. Occurs in post-fire and mature but relatively low-growing chaparral. Also found in southern maritime and southern mixed chaparrals. Flowering period Aug – Nov.	Not Likely to Occur: Chaparral, southern maritime and southern mixed chaparral habitats not present onsite.
Oil neststraw	<i>Stylocline citroleum</i>	--/-- CNPS 1B.1	Annual herb. Occurs in shadscale scrub and coastal sage scrub. Flowering period March – April.	Low Potential to Occur: Shadscale scrub not present onsite. Coastal sage scrub on-site is sparse and mixed with non-native grassland. Would have been observed during spring rare plant survey if present.
Otay mesa mint	<i>Pogogyne nudiuscula</i>	FE/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Small herb. Occurs within vernal pools. Flowering period May – Jul.	Not Likely to Occur: Vernal pools not present onsite.

Attachment C (cont.)
SENSITIVE PLANT SPECIES POTENTIAL TO OCCUR – HORTON JOINT USE PROJECT

COMMON NAME	SPECIES NAME	STATUS	HABIT, ECOLOGY AND LIFE HISTORY	POTENTIAL TO OCCUR
Otay tarplant	<i>Deinandra conjugens</i>	FT/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Small herb. Occurs in coastal sage scrub and grassland habitats, primarily south of the Sweetwater River. Flowering period May – Jun.	Low Potential to Occur: Species has been documented approximately one mile southeast of the project site, however, very little suitable habitat for this species is present on site and it was not observed during biological surveys. The site has been heavily disturbed by anthropogenic activity.
Prostrate spreading navarretia	<i>Navarretia fossalis</i>	FT/-- CRPR 1B.1 MSCP Covered Narrow Endemic	Small herb. Occurs in vernal pools. Elevation range 200-3000 ft. Flowering period Apr – Jun.	Not Likely to Occur: Vernal pools not present onsite.
Robinson's peppergrass	<i>Lepidium virginicum</i> var. <i>robinsonii</i>	--/-- CRPR 4.3	Annual herb. Grows in openings in chaparral and sage scrub at the coastal and foothill elevations. Typically observed in relatively dry, exposed locales rather than beneath a shrub canopy or along creeks. Flowering period is January -July.	Low Potential to Occur: Coastal sage scrub on-site is sparse and mixed with non-native grassland. Would likely have been observed during spring rare plant survey if present.

Attachment C (cont.)

SENSITIVE PLANT SPECIES POTENTIAL TO OCCUR – HORTON JOINT USE PROJECT

COMMON NAME	SPECIES NAME	STATUS	HABIT, ECOLOGY AND LIFE HISTORY	POTENTIAL TO OCCUR
San Diego ambrosia	<i>Ambrosia pumila</i>	FE/-- CRPR 1B.1 MSCP Covered Narrow Endemic	Small perennial herb. Occurs on clay soils. Found in grasslands, valley bottoms and seasonally dry drainages; also can occur on slopes, disturbed places, and in coastal sage scrub. Flowering period Apr – Oct.	Not Likely to Occur: Clay soils are not found within the project area.
San Diego barrel cactus	<i>Ferocactus viridescens</i>	--/-- CNPS 2B.1 MSCP Covered	Optimal habitat for this cactus appears to be Diegan coastal sage scrub hillsides, often at the crest of slopes and growing among cobbles. Flowering period May – June.	Low Potential to Occur: Coastal sage scrub on-site is sparse and mixed with non-native grassland. In addition, the site is generally flat. Would have been observed during spring rare plant survey if present.
San Diego button-celery	<i>Eryngium aristulatum</i> var. <i>parishii</i>	FE/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Medium herb. Vernal pools or mima mound areas with vernal moist conditions are preferred habitat. Suitable habitat does not occur on site. Flowering period Apr – Jun.	Not Likely to Occur: Vernal pools not present onsite.
San Diego mesa mint	<i>Pogogyne abramsii</i>	FE/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Small herb. Occurs within vernal pools. Flowering period Mar – Jul.	Not Likely to Occur: Vernal pools not present onsite.

**Attachment C (cont.)
SENSITIVE PLANT SPECIES POTENTIAL TO OCCUR – HORTON JOINT USE PROJECT**

COMMON NAME	SPECIES NAME	STATUS	HABIT, ECOLOGY AND LIFE HISTORY	POTENTIAL TO OCCUR
San Diego thorn-mint	<i>Acanthomintha ilicifolia</i>	FT/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Small herb. Occurs on clay soils near vernal pools and in grassy openings in coastal sage scrub and chaparral. Flowering period Apr – Jun.	Not Likely to Occur: Vernal pools not present onsite. Would have been observed during spring rare plant survey if present.
Shaw's agave	<i>Agave shawii</i>	--/-- CRPR 2.1 MSCP Covered Narrow Endemic	Conspicuous leaf succulent. Occurs in coastal bluff scrub and coastal sage scrub. Flowering period Sep – May.	Not Likely to Occur: Coastal bluff scrub not present onsite. Coastal sage scrub on-site is sparse and mixed with non-native grassland. Would have been observed during spring rare plant survey if present.
Short-leaved dudleya	<i>Dudleya brevifolia</i>	--/SE CRPR 1B.1 MSCP Covered Narrow Endemic	Small leaf succulent. Occurs in open areas and sandstone bluffs in chamise chaparral or Torrey pine forest. Flowering period Apr – May.	Not Likely to Occur: Sandstone bluffs, chamise chaparral and Torrey pine forest habitat not present onsite.
Singlewhorl burrobrush	<i>Ambrosia monogyra</i>	--/-- CNPS 2B.2	Conspicuous shrub occurring in chaparral communities. Flowering August – November.	Not Likely to Occur: Chaparral habitat is not present onsite.
Snake cholla	<i>Cylindropuntia californica</i> var. <i>californica</i>	--/-- CNPS 1B.1 MSCP Covered Narrow Endemic	Conspicuous stem succulent. Occurs in chaparral and Diegan coastal sage scrub. Flowering period April – July.	Low Potential to Occur: Would have been observed during spring rare plant survey if present.

Attachment C (cont.)
SENSITIVE PLANT SPECIES POTENTIAL TO OCCUR – HORTON JOINT USE PROJECT

COMMON NAME	SPECIES NAME	STATUS	HABIT, ECOLOGY AND LIFE HISTORY	POTENTIAL TO OCCUR
Variegated dudleya	<i>Dudleya variegata</i>	--/-- CRPR 1B.2 MSCP Covered Narrow Endemic	Small leaf succulent. Occurs on clay soils near vernal pools, and on metavolcanic rocky soils in open coastal sage scrub, chaparral, and grasslands. Flowering period Apr – Jun.	Not Likely to Occur: Vernal pools and metavolcanic rocky soils not present onsite. The site has been disturbed by anthropogenic activity. Would have been observed during spring rare plant survey if present.
Wart stemmed ceanothus	<i>Ceanothus verrucosus</i>	--/-- CNPS 2B.2 MSCP Covered	Conspicuous shrub occurring in chaparral. Flowering period December – May.	Not Likely to Occur: Chaparral habitat is not present onsite.

California Native Plant Society:

- 1A Plants presumed extinct in California.
- 1B Plants rare, threatened, or endangered in California and elsewhere.
- 2 Plants rare, threatened, or endangered in California, but more common elsewhere.
- 3 Plants in need of more information.
- 4 Plants of limited distribution.

Potential to Occur:

Not Likely to Occur – There are no present or historical records of the species occurring on or in the immediate vicinity. (within 1 mile) of the survey area and the diagnostic habitats strongly associated with the species do not occur on or in the immediate vicinity of the survey area.

Low Potential to Occur – There is a historical record of the species in the vicinity of the survey area and potentially suitable habitat on the survey area, but existing conditions, such as density of cover, prevalence of non-native species, evidence of disturbance, limited habitat area, isolation, substantially reduce the possibility that the species may occur. The survey area is above or below the recognized elevation limits for this species.

Moderate Potential to Occur – The diagnostic habitats associated with the species occur on or in the immediate vicinity of the survey area, but there is not a recorded occurrence of the species within the immediate vicinity (within 1 mile). Some species that contain extremely limited distributions may be considered moderate, even if there is a recorded occurrence in the immediate vicinity.

High Potential to Occur – There is both suitable habitat associated with the species and a historical record of the species on or in the immediate vicinity of the survey area (within 1 mile).

Species Present – The species was observed on the survey area at the time of the survey or during a previous biological survey.

Attachment D
SPECIAL STATUS ANIMAL SPECIES POTENTIAL TO OCCUR –
HORTON JOINT USE PROJECT

COMMON NAME	SPECIES NAME	STATUS	HABITAT ASSOCIATIONS	POTENTIAL TO OCCUR
Insects				
Quino checkerspot butterfly	<i>Euphydryas editha quino</i>	FE/--	Known to occur in clay soil meadows, native and non-native grasslands, coastal and semi-desert scrubs, and chaparrals with canopy openings supported by clay or cryptogamic crusts. As a vital habitat component, this species requires the presence of host plants in the families Plantaginaceae and Scrophulariaceae; most commonly dwarf plantain (<i>Plantago erecta</i>) and purple owl' s-clover (<i>Castilleja exserta</i>).	Low Potential to Occur: The site is outside of the USFWS recommended Quino survey area, and no host or nectar plants were observed during the 2015 or 2016 surveys. The site has been disturbed by anthropogenic activity and is surrounded by urban development.
Reptiles				
Two-striped garter snake	<i>Thamnophis hammondi</i>	---/SSC	Typical habitat is along permanent and intermittent streams bounded by dense riparian vegetation; also found associated with vernal pools and stock ponds.	Low Potential to Occur: Small stands of riparian scrub located offsite to the west are unlikely to support this species, and the project area itself does not support suitable habitat.

**Attachment D (cont.)
SPECIAL STATUS ANIMAL SPECIES POTENTIAL TO OCCUR –
HORTON JOINT USE PROJECT**

COMMON NAME	SPECIES NAME	STATUS	HABITAT ASSOCIATIONS	POTENTIAL TO OCCUR
Birds				
Cooper's hawk	<i>Accipiter cooperi</i>	--/WL MSCP Covered	Occurs year-round throughout San Diego County's coastal slope where stands of trees are present. Found in oak groves, mature riparian woodlands, and eucalyptus stands or other mature forests.	Moderate Potential to Occur: No suitable nesting habitat occurs on site; however, riparian woodland habitat located approximately 80 feet to the west of the project area could be used by this suburban-adapted species for nesting. However, very few resources occur in the surrounding area.
Coastal California gnatcatcher	<i>Poliophtila californica californica</i>	FT/SSC MSCP Covered	Occurs in coastal sage scrub with California sagebrush (<i>Artemesia californica</i>) as a dominated or co-dominant below 2,500 feet.	Not Likely to Occur: Coastal sage scrub habitat on site is sparse and dominated by jojoba. The site has been disturbed by anthropogenic activity and is surrounded by urban development. Suitable habitat for this species is not present on or adjacent to the site.
Yellow warbler	<i>Setophaga petechia</i>	--/SSC	Found along riparian woodlands.	Low Potential to Occur: One individual detected in riparian woodland approximately 80 feet west of the project area; however, suitable habitat does not occur onsite.

**Attachment D (cont.)
SPECIAL STATUS ANIMAL SPECIES POTENTIAL TO OCCUR –
HORTON JOINT USE PROJECT**

COMMON NAME	SPECIES NAME	STATUS	HABITAT ASSOCIATIONS	POTENTIAL TO OCCUR
<p>Mammals Mexican long-tongued bat</p>	<p><i>Choeronycteris mexicana</i></p>	<p>FSC/SSC</p>	<p>Occurs in desert, montane, riparian, and pinyon-juniper habitats. Generally found roosting in desert canyons, deep caves, mines, rock crevices, or abandoned buildings.</p>	<p>Low Potential to Occur: Suitable habitat is not present onsite; however, a small stand of riparian woodland habitat is located approximately 80 feet west of the project area. The site has been disturbed by anthropogenic activity and is surrounded by urban development, thus it is considered unlikely to support this species.</p>

Federal: Federal Endangered
 FE Federal Threatened
 FT Federal Species of Concern
 FSC

State: California Species of Concern
 SSC Watch List
 WL

Potential to Occur:

Not Likely to Occur - There are no present or historical records of the species occurring on or in the immediate vicinity, (within 3 miles) of the survey area and the diagnostic habitats strongly associated with the species do not occur on or in the immediate vicinity of the survey area.

Low Potential to Occur - There is a historical record of the species in the vicinity of the survey area and potentially suitable habitat on the survey area, but existing conditions, such as density of cover, prevalence of non-native species, evidence of disturbance, limited habitat area, isolation, substantially reduce the possibility that the species may occur. The survey area is above or below the recognized elevation limits for this species.

Moderate Potential to Occur - The diagnostic habitats associated with the species occur on or in the immediate vicinity of the survey area, but there is not a recorded occurrence of the species within the immediate vicinity (within 3 miles). Some species that contain extremely limited distributions may be considered moderate, even if there is a recorded occurrence in the immediate vicinity.

High Potential to Occur - There is both suitable habitat associated with the species and a historical record of the species on or in the immediate vicinity of the survey area (within 3 miles).

Species Present - The species was observed on the survey area at the time of the survey or during a previous biological survey.

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Looking north at the project site along the fence abutting the Horton Elementary School property.



Looking south at the project site along the fence abutting the Horton Elementary School property.

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Representative Site Photos
BIOLOGICAL RESOURCES LETTER REPORT
FOR THE HORTON JOINT USE PROJECT
Attachment E



Looking south from the central portion of the project site at non-native grassland and sparsely-vegetated sage scrub.



Looking west at non-native grassland in the northern portion of the project site.

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Representative Site Photo
BIOLOGICAL RESOURCES LETTER REPORT
FOR THE HORTON JOINT USE PROJECT

Attachment E