

BE IT RESOLVED, by the Council of The City of San Diego, that pursuant to California Public Resources Code, Section 21081, the following findings are made with respect to the environmental impacts identified in Environmental Impact Report No. 77-07-06:

1. Topography and Visual Aesthetics

Conclusion. "Grading . . . would result in substantial modification of existing topography."

Recommended Finding. No feasible alternative or mitigating measure is available to totally eliminate the potential visual effects of grading. A reduced project scope (with fewer homes) is economically unrealistic in that the cost of individual homes would be driven significantly upward, and the goal of low to moderate cost housing would not be achieved. Placement of landscaping as soon after grading of the site as possible would minimize any short-term visual effects while maturation of this landscaping would mitigate long-term effects.

2. Noise

Conclusion. "Noise levels along Black Mountain Road are anticipated to range from 60 to 70 db by 1995. Most of the lots would receive sufficient noise attenuation from the roadway bank and require no further mitigation. Lots 1-6 and 33 would be impacted by noise in excess of 65 db ("normally acceptable")."

Recommended Finding. A total of seven lots would be adversely affected. A five-foot high, decorative masonry wall constructed at the property line adjacent to the roadway will provide sufficient noise attenuation for these lots.

MICROFILMED
00008

Mitigation for the remaining lots will be accomplished by both their distance from the roadway and construction of the homes in accordance with the insulation requirements of the California Administrative Code (Title 25).

3. Archaeological Resources

Conclusion. "Development of the property would disturb the site's archaeological artifacts (one site, four isolated finds, and five bedrock milling features)."

Recommended finding. Impacts, direct and indirect, to archaeological resources can be mitigated by standard, professional field investigations. Prior to removal of vegetation on the land surface, -in any way, completion of an archaeological salvage program will be accomplished on the resources present at the expense of the developer, satisfactory to the Planning Director with the advice of the Environmental Quality Administrator. Such a program will include excavation of postholes, surface collection of materials, photo-documentation, and report preparation.

4. Biological Resources

Conclusion. ". . . the planned clearing and construction is considered an incremental but insignificant impact on the city's biological resources."

Recommended Finding. Although not a significant effect, loss of native vegetation and wildlife habitat can be partially mitigated by landscaping with fast-growing plant species and, where possible, with native species.

5. Air Quality

Conclusion. "The development would produce automobile-generated air pollutants which would incrementally decrease local air quality."

Recommended Finding. Air quality impacts resulting from implementation of the proposed project will not constitute a significant adverse impact relative to overall air quality in the San Diego Basin. Mitigation of air quality effects is not within the control of the city and no feasible project alternative exists which would significantly alter the nature as commercial facilities expand to meet the demands of the growing population in this portion of the city.

APPROVED: JOHN W. WITT, City Attorney

By Frederick C. Conrad
Frederick C. Conrad
Chief Deputy City Attorney

FCC:clh
2/8/78
45-77-32
Or.Dept.:Clerk

MICROFILMED

220021
00010

JAN 10 1978

Passed and adopted by the Council of The City of San Diego on _____, by the following vote:

Councilmen	Yeas	Nays	Excused	Absent
Bill Mitchell	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Maureen F. O'Connor	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bill Lowery	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Leon L. Williams	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Fred Schnaubelt	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tom Gade	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Larry Stirling	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Jess D. Haro	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Mayor Pete Wilson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

AUTHENTICATED BY:

PETE WILSON

Mayor of The City of San Diego, California.

(Seal)

CHARLES G. ABDELNOUR

City Clerk of The City of San Diego, California.

By *Kathleen Martinez*, Deputy.

RECEIVED
CITY CLERK'S OFFICE
1978 FEB 13 AM 11:17
SAN DIEGO, CALIF.

Office of the City Clerk, San Diego, California

Resolution Number **220021** Adopted **JAN 10 1978**

CC-1276 (REV. 11-77)

MICROFILMED
0011