

Solana Vista Elementary School Reconstruction Project CEQA

Regular School Board Meeting

August 8, 2019



Meeting Agenda

- ▶ Review California Environmental Quality Act
- ▶ Review Proposed Project
- ▶ Initial Study (IS)/Mitigated Negative Declaration (MND) Process
- ▶ Public Comments
- ▶ Mitigation Monitoring and Reporting Program

What is CEQA?

California Environmental Quality Act

Required for a “project” that may result in a direct or indirect physical change in the environment

(CEQA Guidelines §15378)

What is CEQA (cont.)

- ▶ Informs decision makers and public on the proposed project and its impacts on the physical environment
- ▶ Provides an opportunity for the public and local/state agencies to comment on the environmental impacts
- ▶ Identifies feasible ways to avoid or reduce potentially significant environmental damage
- ▶ Discloses significant and unavoidable impacts

Environmental Issues Considered in Initial Study

- ▶ Aesthetics
- ▶ Agriculture / Forestry Resources
- ▶ Air Quality
- ▶ Biological Resources
- ▶ Cultural Resources
- ▶ Energy
- ▶ Geology / Soils
- ▶ Greenhouse Gas Emissions
- ▶ Hazards / Haz. Materials
- ▶ Hydrology / Water Quality
- ▶ Land Use / Planning
- ▶ Mineral Resources
- ▶ Noise
- ▶ Population / Housing
- ▶ Public Services
- ▶ Recreation
- ▶ Transportation
- ▶ Tribal Cultural Resources
- ▶ Utilities / Service Systems
- ▶ Wildfire

Types of Impacts

- ▶ **No Impact**

No environmental impact found; not to be studied further in the EIR.

- ▶ **Less Than Significant Impact**

Impact that does not exceed the CEQA defined thresholds of significance; not to be studied further in the EIR.

- ▶ **Less Than Significant Impact with Mitigation Incorporated**

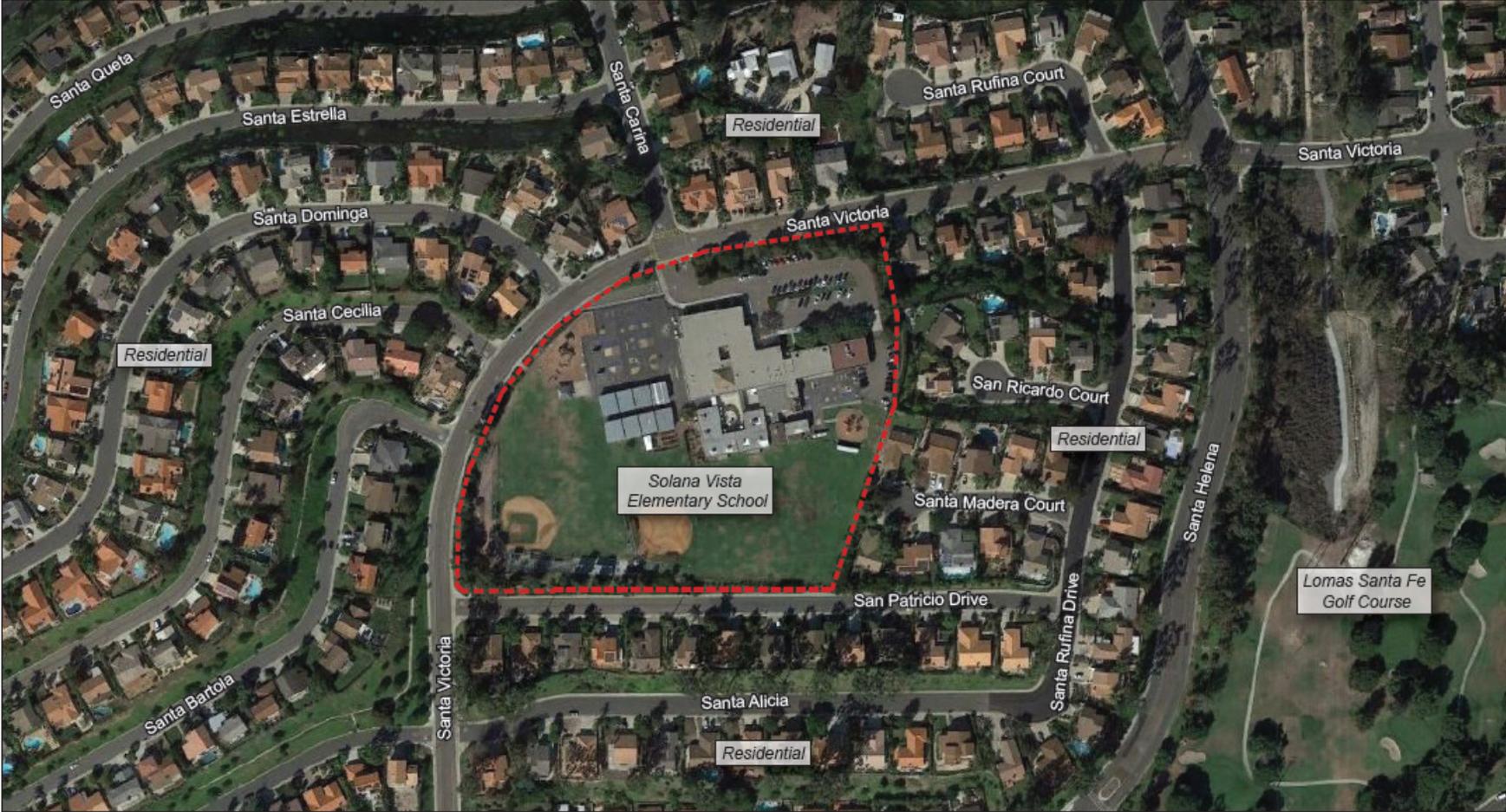
Impact that may exceed the CEQA established thresholds of significance; but can be mitigated to a level of less than significant.

Environmental Issues Considered in Initial Study

- ▶ Aesthetics
- ▶ Agriculture / Forestry Resources
- ▶ Air Quality
- ▶ Biological Resources*
- ▶ Cultural Resources*
- ▶ Energy
- ▶ Geology / Soils*
- ▶ Greenhouse Gas Emissions
- ▶ Hazards / Haz. Materials
- ▶ Hydrology / Water Quality
- ▶ Land Use / Planning
- ▶ Mineral Resources
- ▶ **Noise***
- ▶ Population / Housing
- ▶ Public Services
- ▶ Recreation
- ▶ Transportation
- ▶ **Tribal Cultural Resources***
- ▶ Utilities / Service Systems
- ▶ Wildfire

*Mitigated to less than significant

Aerial View



----- Project Site



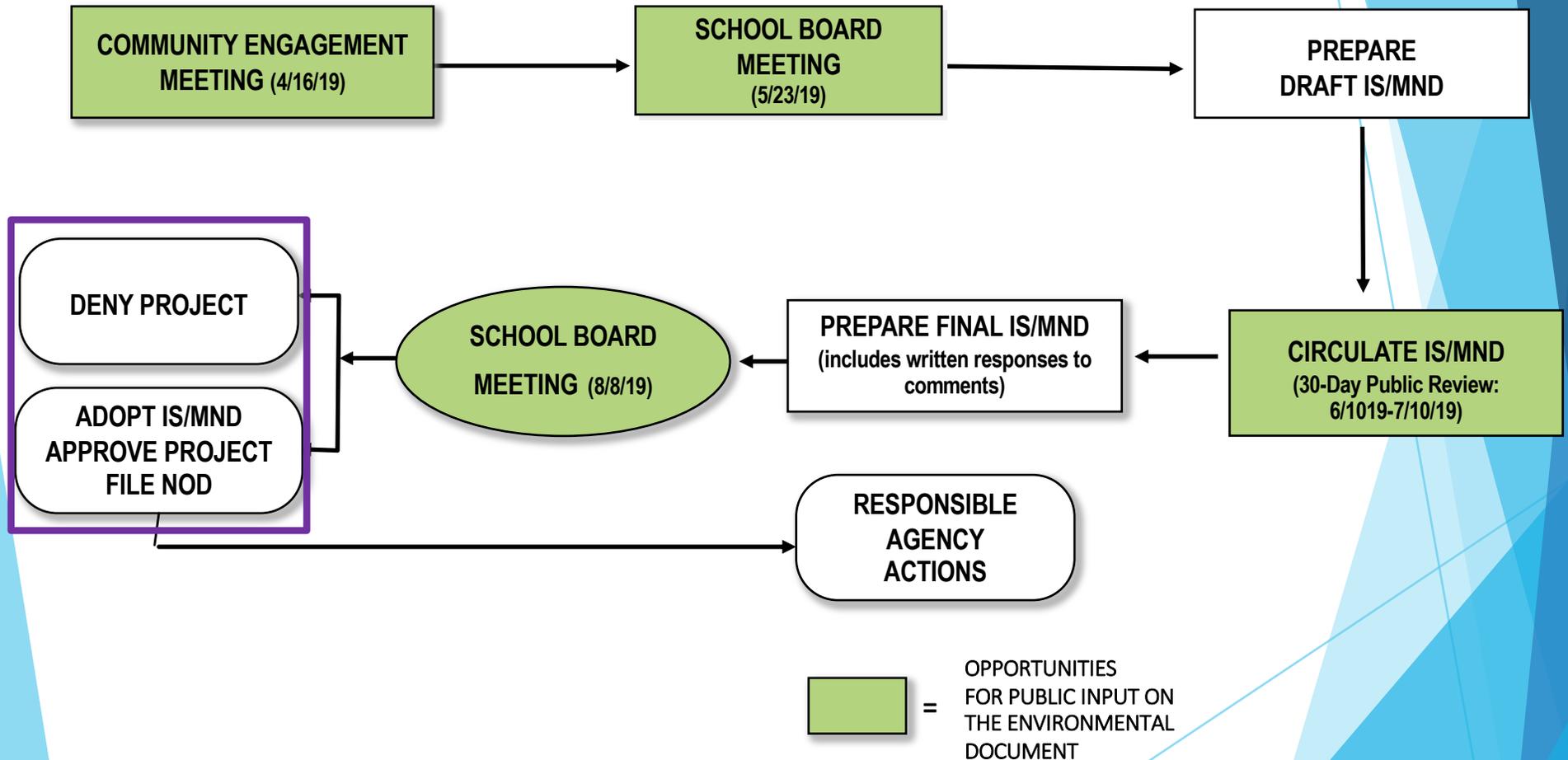
Source: Google Earth, 2016

PlaceWorks

Site Plan



CEQA: IS/MND Process



IS/MND Process

- ▶ Consultation with local Indian Tribes were completed in accordance with AB 52 requirements.
- ▶ The Draft IS/ND was circulated for a 30-day public review period which began on June 10, 2019 and concluded on July 10, 2019;
- ▶ The District received four public comments on the Draft IS/ND.
 - ▶ Two from Tribes
 - ▶ One from City of Solana Beach
 - ▶ One from State Office of Planning and Research

Public Comments

- ▶ Two comment letters were received from the Torres Martinez Desert Cahuilla Indians;
 - ▶ The Tribe deferred project notifications to tribes located closer to the project area as the project site is not within the Tribe's Traditional Use area.
- ▶ A comment letter was received from the Governor's Office of Planning and Research indicating that the State Clearinghouse submitted the MND to selected state agencies for review and no comments were received.
- ▶ As these comment letters do not address the adequacy of the MND, no further response is necessary.

Public Comments (cont.)

- ▶ A comment letter was received from the City of Solana Beach regarding the Traffic Impact Analysis (TIA), Noise, Air Quality/Greenhouse Gases (AQ/GHG), Phase I Report, Parking, Encroachment Permit, and Erosion Prevention and Sedimentation Control Plan.
 - ▶ **TIA**
 - ▶ Busing was not included as a mitigation measure because it is part of the proposed project;
 - ▶ A Task Force (similar to Skyline Elementary) will be set up to determine the best method of transportation for students;
 - ▶ District would ensure no conflicts would occur between bus trips and construction trips.
 - ▶ **Noise, AQ/GHG, and Parking**
 - ▶ Conditions of Approval were added to the Mitigation Monitoring and Reporting Program (MMRP) to further reduce impacts to noise, AQ/GHG, and parking.

Public Comments (cont.)

- ▶ **Phase I Report**
 - ▶ The District must comply with local, state, and federal requirements regarding the disposal of hazardous materials.
- ▶ **Encroachment Permit and Erosion Prevention and Sedimentation Control Plan**
 - ▶ If encroachment is required, the District will request an encroachment permit from the City.
 - ▶ The preparation of an erosion control plan is a requirement for all construction in California and will be prepared for the proposed project.

Community Traffic Concerns

- ▶ Existing school traffic can cause delays
- ▶ Current school traffic ‘spills’ onto adjacent roads and can block driveways
- ▶ New school will be smaller than existing
- ▶ Traffic Analysis shows road capacity is not exceeded
- ▶ Project designed improved after community meetings to:
 - ▶ Increase on-site vehicle stacking
 - ▶ Change location of access

Mitigation Monitoring and Reporting Program

- ▶ Lists both Mitigation Measures and Conditions of Approval
- ▶ Applies at various stages of the project
- ▶ Requires written reporting to be available for public review at District Office

Recommendation

- ▶ Adopt the Initial Study/Mitigated Negative Declaration, Implement the Mitigation Monitoring and Reporting Program, and authorize Staff to file a Notice of Determination with the County Clerk and with the State Office of Planning and Research

Questions and Comments

