

Utilities and Service Systems

SECTION 4.11

4.11 UTILITIES AND SERVICE SYSTEMS

4.11.1 Water Supply

4.11.1.2 Existing conditions

*Water Supply*¹

The Goleta Water District (GWD) is the water purveyor for the City of Goleta (City) and surrounding areas. GWD provides water service to approximately ~~80,000~~86,946 people currently through a distribution system of over ~~230~~ 270 miles of pipeline. The district supplies water within a 29,000-acre area bound by the Los Padres National Forest to the north and extending from the western edge of the City of Santa Barbara to El Capitan on the Gaviota Coast at its western perimeter. The land area serviced by GWD contains zoning designations for land uses to support agriculture (12%), residential development (18%), commercial purposes (2%), and designated open space (68%).² In 2010, residential uses comprised approximately 47 percent of GWD's total demand, commercial and institutional uses made up approximately 25 percent of demand, and agricultural uses made up approximately 18 percent of demand (GWD 2010 UWMP).

The GWD currently has five sources of water: 1) surface water from the Lake Cachuma Project, with an allotment of 9,322 acre feet per year (AFY), 2) surface water from the State Water Project, with an allotment of ~~7,000~~4,500 AFY, plus an additional allocation of 450 acre-feet per year through the CCWA Drought Buffer and 2,500 AF of special drought buffer with DWR 3) ground water from the Goleta basin, with an allotment of 2,350 AFY, and groundwater conjunctive use from injection of 280 AFY, and 5) recycled water with production from wastewater treatment plants up to 3,000 AFY. Total projected water supplies are estimated at 16,683~~16,622~~ AFY under average "normal" conditions and ~~drought conditions~~ through the year ~~2030~~2035 (GWD 2010 UWMP:Table 3-1).³ ~~Demand for GWD water for the year 2007 was 15,554 AFY with a five year average (2002-2007) of 13,922 AFY. Projected Water demand for the years 2005 and 2010 and 2015 are 14,804, 14,167 and 14,649 AF, respectively. Y. and 15,278 AFY, respectively.~~⁴ Water demand is expected to reach 17,200~~15,999~~ AFY in 2015 and 18,143~~18,143~~ AFY in the year ~~2030~~2035 under the GWD "High Estimate." (GWD 2010 UWMP).

Ground water rights for the GWD were adjudicated through a court judgment in 1989 entitled *Wright et al v. Goleta Water District*. The Wright Judgment gave the GWD rights to produce 2,350 AFY from the groundwater basin. The Wright Judgment also provides the GWD with the right to inject excess surface water supplies, as occurs when the Cachuma Project spills, to recharge the basin and claim that as the District's stored water in addition to its annual allotment. Due to these recharges and by limiting groundwater production to periods when absolutely necessary to meet demand, the GWD reported that ~~it has "banked" 43,417 AF as of water as of 2008 for future use during dry periods~~ 2009, its storage in the groundwater basin was 43,253 AF (GWD 2011). In addition, in May 2010, the GWD and neighboring La Cumbre Mutual Water Company, both purveyors of groundwater from the Goleta Groundwater Basin, adopted a Groundwater Management Plan providing groundwater management strategies to ensure long-term availability of groundwater supplies.

¹ This section is based on Goleta Water District Water Supply Assessment, May 22, 2008 2010 Urban Water Management Plan. The 2010 UWMP was adopted in November 2011.

² City of Goleta, General Plan Report: Water, 3/26/04, p.2.

³ Goleta Water District Water Supply Management Plan, April 2011.

⁴ Assuming normal rainfall years, GWD Water Supply Assessment, May 2008 Table 3-2, Page 12.

Water Conservation

The GWD has adopted a Water Conservation Plan to ensure it meets the targets of its Urban Water Management Plan (UWMP).⁴ Best Management Practices (BMPs) to be implemented include such measures as prohibitions of water wasting, water audits to repair leaks, conservation pricing, etc.

Water conservation is also achieved, in part, through recycling water to the extent practicable. ~~As discussed previously, the GWD distributes approximately 1,500 AFY of recycled water, of which approximately 1,000 AFY. Currently GWD is delivering approximately 1,000 to 1,150 AFY and it could require additional infrastructure to deliver recycled water in excess of 1,150 AFY.~~ A large portion is currently used at the UCSB campus and the other 500 AFY is remainder is used for other landscaping purposes, such as golf courses, and some multi-family residential uses, etc. It has a distribution capacity of 3,000 AFY.⁵ GWD obtains its recycled water from the Goleta Sanitary District, which has the only water recycling plant in the area. There are limiting factors for the use of recycled water, mainly the infrastructure (i.e. pipelines) to deliver the water to specific locations, and Environmental Health Division restrictions for certain types of uses. The segment of the existing recycled water pipeline closest to the project site is located at the intersection of Storke Road and Hollister Avenue to the west. Use of recycled water at residential developments may be restricted due to the potential for ingestion and bodily contact. In addition, the soils on the Willow Springs property are, in part, old slough soils with high salinity levels, which have presented a challenge for establishing landscaping within Willow Springs I. While, the Willow Springs II landscape plant palette would be more adapted to the soil conditions to alleviate this compatibility constraint, the use of recycled water would exacerbate the high salinity content, so it would not be a preferred water source even if it were feasible from an infrastructure standpoint.

Regulatory Framework

Federal

There are no applicable Federal regulations pertaining to public services.

State

The Subdivision Map Act, Government Code Sections 66410 *et seq.*

California Government Code Sections 66410 *et seq.* (referred to as the Subdivision Map Act) set forth general provisions, procedures, and requirements for the division of land including the provision of public services.

Local

City of Goleta Inland Zoning Ordinance

Section 35-317.7(1)(d) of Article 3, Chapter 35 of the Municipal Code (the City of Goleta Inland Zoning Ordinance) includes a requirement for finding of adequate public services to serve new developments.

⁴ Goleta Water District, 2010 Water Conservation Plan.

⁵ ~~GWD Water Supply Assessment, May 22, 2008.~~

4.11.1.3 Thresholds of Significance

The City of Goleta's *Environmental Thresholds and Guidelines Manual* includes thresholds pertaining to groundwater supply for projects involving groundwater wells. The project does not involve groundwater wells and, therefore, these thresholds are not applicable. Based on Appendix G of the CEQA Guidelines, the project would result in the potential for a significant impact if it requires new or expanded water supply entitlements.

4.11.1.4 Project impacts

Based on the water use history of the Willow Springs I development requiring 0.115 AFY/unit for domestic use, and 2.02 AFY/acre for landscaping, the proposed Willow Springs II project would require approximately 14.35 AFY.⁶⁵ This represents approximately 0.09 percent of the ~~16,683~~16,622 AFY of water supplies allotted to GWD under average conditions and drought conditions through the year ~~2030~~2035 (GWD 2010 UWMP),⁷ and ~~0.600~~0.67 percent of the expected increase in water demand projected for the 20-year period of ~~2010~~2015 to ~~2030~~2035 in the area served by the GWD.⁸⁶ Given these projections, the GWD has sufficient supply to service the proposed project. Additionally, GWD has indicated that it can provide the additional water that the project would require.⁹⁷ A Judgment of Arbitration Award between Los Carneros Community Associates, Inc. and Los Carneros Community Associates, a partnership and GWD filed on February 26, 2002, provides for an allocation of 100.89 AFY of water from GWD for use by the Willow Springs development including Phase I and II.¹⁰⁸ By adding the expected demand of 14.35 AFY for the project to the existing Willow Springs Phase I water use of 39.23 AFY, the total water use of the two phases would be 53.58 AFY or 53.1 percent of the total water supply allocated for these developments pursuant to the 2002 Judgment of Arbitration Award. Therefore, the project has a committed water supply from the GWD, sufficient to cover the project's estimated water demand.~~'s water supply is guaranteed, and as such, the projects impact on water supply would be less than significant.~~

If the project does not include design features to make efficient use of water and minimize waste, it would not be consistent with water conservation goals of the GWD Water Conservation Plan. Without specific BMPs in place to address water conservation, the project's impacts to water supply would result in a **potentially significant (Impact WS 1)**.

A 10-inch water main would be extended through the project site with connections in the southeast corner to an existing line that extends south through Willow Springs I and to lines located at the existing termini of Camino Vista Road to the west and the east. Camino Vista Road is currently a "dead-end" at both ends, so constructing connections to the existing water pipeline within the roadway would not impact traffic or otherwise impede the use of the existing roadway. Connection during construction would not block access to Willow Springs I or industrial uses in the Aero Camino area.

⁶⁵ Letter from applicant to GWD dated May 22, 2009 with concurrence letter from GWD dated July 15, 2009.

⁷ ~~Goleta Water District Water Supply Management Plan, April 2011.~~

⁸⁶ Assuming normal rainfall years, GWD Water Supply Assessment, May 2008 Table 3.2, Page 12.

⁹⁷ Goleta Water District, Carrie Bennett, personal communication with Envicom, July 30, 2010.

¹⁰⁸ Superior Court of the State of California, County of Santa Barbara, Case No. 232281, Los Carneros Community Associates, Inc. and Los Carneros Community Associates, a partnership, Petitioners, and GWD Respondent, Judgment Upon Arbitration Award, February 26, 2002.

4.11.1.5 Cumulative Impacts

As provided in Section 3.0 *Related Projects*, there are numerous residential, commercial, and industrial projects currently being considered or under construction within the City. These projects in combination with the project would increase the demand for water from GWD. Several of these projects include a General Plan amendment to increase intensity of uses on the land, which could in turn increase the amount of water demand beyond that anticipated in the Water Supply Assessment prepared for the City General Plan/Coastal Land Use Plan (General Plan). However, the project's demand has been accounted for, pursuant to the 2002 Judgment of Arbitration Award, within the City's Water Supply Assessment for future build-out, and as stated in a letter from GWD to the applicant outlining requirements for obtaining a Can and Will Serve Letter, the project's water service can be provided for.⁴⁴⁹ Therefore, its contribution to cumulative impacts is considered **less than significant**.

4.11.1.6 Mitigation Measures

WS 1-1 The final landscape plan shall include measures to minimize outdoor water use.

Plan Requirements: The following measures shall be implemented in the final landscape plan:

- a. Landscaping shall use native and/or drought tolerant species;
- b. Drip irrigation or other water-conserving irrigation shall be installed;
- c. Plant material shall be grouped by water needs;
- d. Turf shall constitute less than 20% of the total landscaped area if proposed under the final landscape plan;
- e. No turf shall be allowed on slopes of over 4%;
- f. Extensive mulching (2" minimum) shall be used in all landscaped areas to improve the water holding capacity of the soil by reducing evaporation and soil compaction; and
- g. Soil moisture sensing devices shall be installed to prevent unnecessary irrigation.

Timing: The final landscape plan shall include these requirements and shall be reviewed and approved by City staff and DRB prior to issuance of any Land Use Permit for construction. The permittee applicant shall implement all elements of the approved final landscape plan prior to occupancy clearance ~~final inspection~~.

Monitoring: Prior to occupancy clearance ~~final inspection~~, City staff shall verify installation according to the approved final landscape plan.

WS 1-2 Building plans shall include measures to minimize indoor water use. **Plan Requirements and Timing:** The following measures shall be implemented in project building plans:

- a. All hot water lines shall be insulated;

⁴⁴⁹Goleta Water District, Letter to applicant titled *2nd Revised Preliminary Conditions Letter*, April 1, 2010.

- b. Re-circulating, point-of-use, or on-demand water heaters shall be installed;
- c. Self regenerating water softening shall be prohibited in all structures;
- d. Lavatories and drinking fountains shall be equipped with self-closing valves; and
- e. WaterSense Specification toilets shall be installed in each unit.

Timing: Project building plans shall include these requirements. Indoor water conserving measures shall be implemented prior to occupancy clearance.

Monitoring: Prior to occupancy clearance ~~final inspection~~, City staff shall inspect to verify installation according to plan.

WS 1-3 Reclaimed recycled/non-potable water, if available, shall be used for all dust suppression activities during grading and construction.

Plan Requirements and Timing: This measure shall be included as a note on all plans submitted for any LUP issued for grading, and any LUP issued for construction and/or building permit. Evidence of availability, or lack thereof, shall be provided to the City.

Monitoring: City staff shall site inspect to ensure that reclaimed/non-potable water is being used for dust suppression.

4.11.2 Wastewater Treatment

4.11.2.1 Existing conditions

The Goleta West Sanitary District (GWSD) provides sewer service in the project area and services approximately 6,000 customer accounts. GWSD owns, operates and maintains approximately 62 miles of buried pipes as a wastewater collection system. Sewage travels along gravity fed collection sewers to a main trunk line. The trunk line terminates at the GWSD pump house located on the UCSB campus Lot 32. At this point the waste is transferred via a pressurized line running parallel to the Santa Barbara Airport, to the Goleta Sanitary District's (GSD's) treatment plant located on William Moffet Place next to the Santa Barbara Municipal Airport. Treatment of wastewater collected by GWSD is provided through a contract with the GSD. The GSD Goleta Wastewater Treatment Plant (GWWTP) has a capacity of 9.7 million gallons per day (mgd), based on average daily flow, but is currently limited to a permitted discharge of 7.64 million gallons per day. GWSD is allocated 40.78 percent of the sewage treatment plant capacity, which equates to about 3.12 million gallons per day. GWSD currently generates approximately 1.75 mgd of sewage that is treated at the GSD plant, resulting in about 1.37 mgd of remaining allocated capacity in the GWSD's existing system.⁴²¹⁰

⁴²¹⁰GWSD Sewer System Management Plan, Page 15, July 2009.

Regulatory Framework

Federal

There are no applicable Federal regulations pertaining to public services.

State

The Subdivision Map Act, Government Code Sections 66410 et seq.

California Government Code Sections 66410 et seq. (referred to as the Subdivision Map Act) set forth general provisions, procedures, and requirements for the division of land including the provision of public services.

Local

City of Goleta Coastal Zoning Ordinance

Section 35-317.7(1)(d) of Article 3, Chapter 35 of the Municipal Code (the City of Goleta Inland Zoning Ordinance) includes a requirement for finding of adequate public services to serve new developments.

4.11.2.2 Thresholds

The City of Goleta's *Environmental Thresholds and Guidelines Manual* does not provide thresholds for impacts related to sewer service and wastewater treatment. The following thresholds are based on Appendix G of the CEQA Guidelines. The project would result in a significant impact if it would:

- a. Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects; or
- b. Result in a determination by the wastewater treatment provider that serves or may serve the project that it does not have adequate capacity to serve the project's projected demand in addition to the provider's existing service commitments or exceed wastewater treatment requirements of the applicable RWQCB.

4.11.2.3 Project Impacts

The GWSD would provide wastewater collection service for the project's 100 multi-family residential units. Based on an average sewage generation rate of 184 gallons per day per household,⁴³¹¹ the project's 100 residential units would generate 18,400 gallons per day (or 0.018 mgd) of wastewater. GWSD has provided the applicant with a sewer availability letter indicating that available capacity exists within the system to provide conveyance and treatment of wastewater from the project's 100 residential units, pursuant to obtaining a District Sewer Service Connection Permit.⁴⁴¹² The GWSD letter also indicates that availability of this capacity is only assured if the project is connected to the system by May 5, 2012 (one year from the date of the letter). As described above in Existing Conditions, the GWSD has 1.37 mgd of remaining allocated capacity at the GSD treatment plant. The quantity of wastewater generated by the project would not exceed either the GSD's or GWSD's sewage collection and treatment capacity. In addition, GWSD maintains a Capital Improvement Plan (CIP) that outlines a

⁴³¹¹City of Goleta General Plan FEIR, page 3.12-5.

⁴⁴¹²Letter from GWSD to applicant regarding Sewer Availability Letter for APN: 073-060-(044-048), May 5, 2011.

schedule for facility upgrades and repairs to meet existing and future demands. In order to ensure adequate capacity, the project must obtain a sewer connection permit, and pay the required fee for the estimated discharge. This fee would contribute to funding of the District's CIP to ensure long-term capacity to serve the project. ~~H,~~ however, until a connection permit is obtained by the applicant, the project's impacts to treatment facilities would be considered **potentially significant (Impact WW 1)**.¹³

The project includes the construction and relocation of a sewer line connection to the existing sewer line within Willow Springs I, which ultimately connects to the GWSD collection system. The sewer line within the project would be located under the internal driveway, allowing for screen trees to be planted along the eastern property line. Therefore, no changes to the sewer pipeline for connections outside the project boundary would be necessary and **no impacts would result**.¹⁴

The potential for new sewer line installation to impact cultural resources is discussed in Section 4.4 of this EIR.¹⁵

4.11.2.4 Cumulative Impacts

The GSD's GWWTP serves the GSD, GWSD, UCSB, the City of Santa Barbara Municipal Airport, (SABMA), and Santa Barbara County (SBC). Each of these service providers owns a percentage of the GWWTP capacity under contract with the GSD. Specifically, the GSD owns 47.87 percent of the GWWTP capacity, the GWSD owns 40.78 percent, UCSB owns 7.09 percent, the SBMA owns 2.84 percent, and SBC owns 1.42 percent.⁴⁶¹⁶ Under the cumulative buildout scenario for each of the other four service providers served by the GWWTP, effluent flow into the plant would exceed the plant's current NPDES permitted capacity. In November 2004, GSD entered into a settlement agreement with the RWQCB to upgrade the existing wastewater treatment facilities from its current blended secondary treatment level to full secondary treatment process by 2014. The agreement provides for the District to continue with its current blended secondary treatment process while it plans for this upgrade. Two 5-year NPDES permit extensions will be granted given satisfactory progress made in completing the design and construction of the wastewater treatment facility upgrades to full secondary treatment standards. GSD anticipates that the complete conversion schedule will be accomplished by November 2014.⁴⁶¹⁷ Until planned upgrades are in place, wastewater treatment to serve the growing demand of the City would remain constrained. In order for the project and other related developments to connect to the wastewater system, payment of fees to reserve capacity and contribute to costs of plant upgrades would be required. The project's contribution to cumulative impacts on wastewater collection and disposal would be considered **potentially significant (Impact WW 2)**.¹⁸

¹³ Addresses Threshold "b"

¹⁴ Addresses Threshold "a"

¹⁵ Addresses Threshold 'a'

⁴⁶¹⁶ City of Goleta General Plan Background Report No. 12. Wastewater, March 26, 2004.

⁴⁶¹⁷ Cabrillo Business Park DEIR, page 4.11-5.

¹⁸ Addresses Threshold "b"

4.11.2.5 Mitigation Measures

The following Mitigation Measure is designed to reduce the significance of Impact WW 1:

WW 1-1 A Connection Permit from the Goleta West Sanitary District shall be obtained and provided to the City ~~prior to LUP issuance.~~

Plan Requirements and Timing: Prior to recordation of the Final Tract Map, a copy of the Connection Permit shall be provided to the City Planning and Environmental Services Department.

Monitoring: The Connection Permit shall be on file with the City prior to recordation of the Final Tract Map. ~~LUP issuance.~~

Mitigation Measure WW 1-1 would also apply to Impact WW 2 and would reduce the significance of project specific and cumulative impacts to wastewater treatment services to less than significant.

4.11.2.6 Residual Impacts

Through a connection permit and attainment of fees, the GWSD would have capacity to provide wastewater service to the project; therefore, impacts would be reduced to **less than significant (Class II)**.

4.11.3 Solid Waste

4.11.3.1 Existing conditions

The Santa Barbara County Public Works Department owns and operates the Tajiguas Landfill, the Santa Ynez Valley Recycling and Transfer Station, the South Coast Recycling and Transfer Station, the New Cuyama Transfer Station, and the Ventucopa Transfer Station. The Department operates three collection services: one for the South Coast, one for the Lompoc unincorporated area, and one for the Santa Ynez and Santa Maria Valley unincorporated areas. The management of solid waste by the Department includes collection, recycling, disposal, and mitigation for illegal dumping. Collection services at the project site are provided by Marborg Industries Allied Waste Services.^{17,19} Waste generated in the City is handled at the South Coast Recycling and Transfer Station where recyclable and organic materials are sorted out. The remaining solid waste is disposed of at the Tajiguas Landfill.

The 80-acre Tajiguas Landfill is located 26 miles west of Santa Barbara and can process up to 1,500 tons of trash per day. The landfill has a permitted capacity of 23.3 million cubic yards and is permitted to operate through 2020. The South Coast Recycling and Transfer Station processes 550 tons of waste per day. With an estimated annual per capita residential waste generation in Goleta of 0.95 tons per person, the City averages about 2,400 tons of waste each month, which is approximately 8 percent of the solid waste that goes to the Tajiguas Landfill.^{18,20}

^{17,19} www.cityofgoleta.org (7/20/10).

^{18,20} Goleta General Plan/Coastal Land Use Plan FEIR September 2006 3.12-5.

In February 1992, the Santa Barbara County Board of Supervisors adopted the County's Source Reduction and Recycling Element (SRRE). This was mandated by the California Integrated Waste Management Act of 1989, which requires city and county governments to be responsible for planning and monitoring solid waste management and recycling efforts. The goal of the SRRE is to reduce the amount of solid waste entering landfills by implementing, in order of priority: source reduction, recycling and composting, and environmental transformation (incineration, pyrolysis, or biological conversion). The final option is land disposal of waste. The justification for requiring such recycling programs is based on the environmental impacts associated with landfill operation, expansion, relocation, and closure, in addition to impacts caused by raw material production.

Regulatory Framework

Federal

There are no applicable Federal regulations pertaining to public services.

State

The Subdivision Map Act, Government Code Sections 66410 et seq.

California Government Code Sections 66410 et seq. (referred to as the Subdivision Map Act) set forth general provisions, procedures, and requirements for the division of land including the provision of public services.

California Integrated Waste Management Act of 1989

The California Integrated Waste Management Act of 1989 requires city and county governments to be responsible for planning and overseeing solid waste management and recycling activities.

Local

Goleta Municipal Code, Title 8

Goleta Municipal Code, Title 8, Chapter 8.10 regulates solid waste services.

City of Goleta Inland Zoning Ordinance

Section 35-317.7(1)(d) of Article 3, Chapter 35 of the Municipal Code (the City of Goleta Inland Zoning Ordinance) includes a requirement for finding of adequate public services to serve new developments.

4.11.3.2 Thresholds of Significance

The City of Goleta's *Environmental Thresholds and Guidelines Manual* and CEQA Appendix G provides the following thresholds for solid waste generation impacts:

~~Project Specific Thresholds~~

- a. The project would result in a significant impact on the County's landfill capacity if it generates more than 196 tons of solid waste per year (5 percent of the average annual increase accounted for in the County's Source Reduction and Recycling Element), after a 50 percent reduction credit is given due to recycling efforts.

~~Cumulative Thresholds~~

- b. Projects with a project specific impact as identified above (196 tons/year or more) would also be considered to result in a significant contribution to cumulative solid waste impacts, as the project specific threshold of significance is based on a cumulative growth scenario. However, as landfill space is already extremely limited, any increase in solid waste of 1 percent or more of the estimated increase accounted for in the SRRE would be considered less than significant but adverse contribution (Class III) to regional solid waste impacts. One percent of the SRRE projected increase in solid waste equates to 40.0 tons per year. To reduce adverse cumulative impacts and to be consistent with the SRRE, mitigation should be recommended for projects, which generate between 40 and 195 tons of solid waste.
- c. The project is served by a landfill with inadequate capacity to meet the project's solid waste disposal needs.
- d. The project does not comply with federal, state, and local statutes and regulations related to solid waste.

4.11.3.3 4.11.3.3 Project Impacts

Solid waste generated during the construction period and long-term operation of the Willow Springs II project, which is not otherwise recycled, would be disposed of in the County of Santa Barbara's Tajiguas Landfill. In response to the mandates of the California Department of Resources Recycling and Recovery (CalRecycle), formerly known as the Integrated Waste Management Board, regarding the need to reduce the amount of solid waste entering landfills and avoid the need to open new landfills, the City of Goleta requires implementation of waste reduction and recycling programs for new developments that generate more than 40 tons of solid waste after waste reduction/recycling is taken into account. The requirement for implementation of solid waste reduction and recycling programs extends the "life" and capacity of this landfill to provide for solid waste disposal needs.²¹

Construction Period

The project would generate solid waste during construction. Much of the solid waste generated from construction of the proposed project is recyclable, such as wood and metal scrap and formed construction board (cement and dry wall board). Because the project's long-term solid waste generation exceeds 40 tons of solid waste per year but is less than 196 tons per year (as discussed under "Operations" below), impacts related to solid waste generated during the construction period are considered **adverse, but less than significant (Impact SW 1)**.²² Mitigation is recommended, consistent with City Community Services' requirements for ~~Without implementation of a plan to recycle these materials~~ to address waste reduction and recycling of materials during the construction period.²³ as required by the City Community Services, impacts would be considered **potentially significant (Impact SW 1)**.

Operations

The project would result in the development of 100 multi-family residential units. Based on the County's averages of 2.65 people per attached residential unit, and the County's waste generation rate of 0.95 tons per year per resident, the project would generate about 252 tons

²¹ Addresses Threshold "c"

²² Addresses Thresholds "a," "b," and "d"

²³ Addresses Thresholds "a," "b," and "d"

per year. The quantity of solid waste to be disposed of at landfills (non-recycled waste) is typically estimated at 50% of the total solid waste generation. The non-recycled waste from the project is therefore estimated at 126 tons/year. This amount is below the City's project specific threshold of 196 tons per year, after recycling. Therefore, the project's impact on solid waste disposal capacity at the Tajiguas Landfill would be considered **less than significant (Impact SW 2)**.²⁴

4.11.3.4 Cumulative Impacts

The project's solid waste generation, after a 50 percent recycling credit is applied, is estimated to be 126 tons/year. According to ~~Threshold (b) the cumulative solid waste threshold discussed above from the City's *Environmental Thresholds and Guidelines Manual*~~, this level of solid waste generation is not considered a significant contribution to cumulative impacts. However, because it exceeds 40 tons/year, it is considered an adverse contribution that warrants recommended mitigation.

4.11.3.5 Mitigation Measures

SW 1-1 A Construction Waste Reduction and Recycling Plan (WRRP) shall be submitted to the Community Services Department for review and approval. The plan shall include ~~a in~~ minimum 50 percent waste diversion requirement, including the following ~~mitigation measures~~:

- a. A minimum 50 percent diversion goal shall be met during construction. Demolition and/or excess construction materials shall be separated on-site for reuse/recycling or proper disposal (e.g., concrete asphalt).
- b. During grading and construction, separate bins for recycling of construction materials and brush shall be provided on-site. The ~~permittee applicant/property owner~~ shall contract with a City approved hauler to facilitate the recycling of all construction recoverable/recyclable material. (Copy of contract ~~shall to~~ be provided to the City.)
- c. Recoverable construction material shall include ~~but not be limited to~~ asphalt, lumber, concrete, glass, metals, ~~and drywall~~ and any other material determined by the hauler to be recoverable construction material.
- d. ~~Prior to occupancy clearance~~At the end of the project, ~~permittee applicant~~ shall submit a Post-Construction Waste Reduction & Recycling Summary Report documenting the types and amounts of materials that were generated during construction of the project and how much was reused, recycled, composted, salvaged, or landfilled.

Plan Requirements and Timing: Prior to issuance of any Land Use permit for grading and any Land Use Permit for construction, recycling requirements shall be printed on the grading and construction plans. Materials shall be recycled as necessary throughout construction. Trash control shall occur throughout all grading and construction activities. All materials shall be recycled prior to occupancy clearance.

²⁴ Addresses Thresholds "a", "c," and "d"

Monitoring: City staff shall site inspect during grading and construction activities ~~and prior to permit compliance sign-off~~ to ensure waste reduction and recycling components included in the WRRP are ~~established and~~ implemented. Additional covered receptacles shall be provided as determined necessary by City staff.

The following mitigation measure is recommended:

SW 1-2 The permittee applicant shall develop and implement an operational Solid Waste Management Program (SWMP). The program shall identify the amount of ongoing waste generated onsite at the project.

Plan Requirements: The program shall include, ~~but is not limited to,~~ the following measures:

- a. Provide that solid waste enclosure areas within the project site that is approved by Marbog include dedicated space for recyclable materials storage of at least 50 percent of the total enclosure area, not to equal less than a total of 50 square ft.
- b. Implementation of a green waste source reduction program focusing on recycling of all green waste generated on-site.
- c. Development of a Source Reduction Plan (SRP), describing the recommended program(s) and the estimated reduction of the solid waste disposed by the project.
- d. Implementation of a program to purchase materials that have recycled content for project construction and/or operation (i.e., plastic lumber, office supplies, etc.). The program could include requesting suppliers to show recycled materials content. To ensure compliance, the permittee applicant shall develop an integrated solid waste management program, including recommended source reduction, recycling, composting programs, and/or a combination of such programs.
- e. Covenants, Conditions and Restrictions (CC&Rs) shall include the requirement that the Homeowners Association shall be responsible for implementation of the SWMP.

Timing: The permittee applicant shall submit a Solid Waste Management Program to the Community Services Department of the City for review and approval prior to any LUP issuance for construction. All program components shall be implemented prior to occupancy clearance and shall be maintained in perpetuity. The permittee shall submit CC&Rs to the City for review and approval prior to occupancy clearance.

Monitoring: Prior to occupancy clearance final inspection, City staff shall ensure compliance with the Solid Waste Management Plan. Once the project is occupied, the permittee developer and homeowners association shall be responsible for implementation of the Solid Waste Management Plan. City staff shall inspect the site periodically for the first five (5) years after completion of project construction to verify compliance with the Solid Waste Management Plan. The permittee developer shall be responsible for funding such inspections

through a permit compliance account to be established with the City to verify compliance with all project conditions of approval.

4.11.3.6 Residual Impacts

With implementation of mitigation measures SW 1-1, the project's construction-related solid waste impacts would be **less than significant (Class II)**. With implementation of SW 1-2, the project's operational solid waste impacts would remain **less than significant (Class III)**.