

Appendix F

Mitigation Monitoring and Reporting Program

Mitigation Monitoring and Reporting Program

CEQA requires that a reporting or monitoring program be adopted for the conditions of project approval that are necessary to mitigate or avoid significant effects on the environment (Public Resources Code 21081.6). This mitigation monitoring and reporting program is intended to track and ensure compliance with adopted mitigation measures during the project implementation phase. For each mitigation measure recommended in the Final Initial Study – Mitigated Negative Declaration (Final IS-MND), specifications are made herein that identify the action required, the monitoring that must occur, and the agency or department responsible for oversight.

| Mitigation Measure/ Condition of Approval | Action Required | Monitoring Timing | Monitoring Frequency | Responsible Agency | Compliance Verification | | |
|---|---|---|---|----------------------------------|-------------------------|------|----------|
| | | | | | Initial | Date | Comments |
| Air Quality | | | | | | | |
| MM-AQ-1- ROC Construction Reduction Measures | | | | | | | |
| Per VCAPCD recommendation, during project construction, the project applicant shall use architectural coatings with ROC contents of 25 g/L or less. | During plan check, confirm that architectural coatings consistent with VCAPCD recommendations as described in this mitigation measure are specified on the project plans for use during construction of the proposed project. | Prior to granting building permits | Once | City of Oxnard Planning Division | | | |
| MM-AQ-2: NO_x Construction Reduction Measures | | | | | | | |
| Per VCAPCD Guidelines, because project construction emissions would exceed 25 pounds per day for NO _x , the following measures shall be implemented: <ul style="list-style-type: none"> ▪ Minimize equipment idling time. ▪ Maintain equipment engines in good condition and in proper tune as per manufacturers' specifications. ▪ Lengthen the construction period during smog season (May through October) to minimize the number of vehicles and equipment operating at the same time. ▪ Use alternatively fueled construction equipment, such as compressed natural gas, liquefied natural gas, or electric, if feasible. ▪ In addition, per recent VCAPCD guidance on other projects, project construction shall use Tier 3 or above construction equipment for all off-road diesel equipment that has greater than 50 horsepower. A copy of each unit's certified tier specification shall be provided at the time of mobilization of each applicable unit of equipment. | Confirm that the actions required under this mitigation measure are implemented for the proposed Project. | At beginning of and during construction | Once at beginning of, and periodically during, construction | City of Oxnard Planning Division | | | |

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|--|---|--|----------------------|----------------------------------|-------------------------|------|----------|
| | | | | | Initial | Date | Comments |
| Biological Resources | | | | | | | |
| MM-BIO-1 Nesting Bird Surveys | | | | | | | |
| Nesting bird surveys shall be conducted by a qualified biologist prior to any construction activities during bird breeding season from February 1 through August 31. If no nesting birds are detected during these surveys, then construction-related activities may proceed. Active nests in and adjacent to the construction zone shall be avoided and provided a minimum buffer as determined by the qualified biologist (CDFW recommends a 300-foot-wide nest avoidance buffer or 500 feet for all active raptor nests) prior to the commencement of construction. Construction activities within the buffer must be conducted at the discretion of the qualified biologist. | Confirm that the actions required under this mitigation measure are implemented for the proposed project if construction will take place during bird breeding season. | Prior to construction activities carried out from February 1 through August 31 | Periodically | City of Oxnard Planning Division | | | |
| Cultural Resources | | | | | | | |
| MM-CR-1 Unanticipated Archaeological or Paleontological Discoveries | | | | | | | |
| Prior to the issuance of a grading permit, the developer shall note on the plans for review and approval by the City Engineer that if historic, cultural or paleontological resources are encountered during site grading or other site work, all such work shall be halted immediately within 50 feet of discovery and the developer shall immediately notify the Planning Division of the discovery. In such case, the developer shall be required, at its own expense, to retain the services of a qualified archaeologist (or paleontologist, if it is a fossil discovery) for the purpose of recording, protecting, or curating the discovery as appropriate. The archaeologist or paleontologist shall be required to submit to the Planning Division, for review and approval, a report of the findings and method of curation or | Confirm that the actions required under this mitigation measure are implemented for the proposed project. | Prior to issuance of grading permits. | Once | City of Oxnard Planning Division | | | |

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|---|-----------------|-------------------|-------------------------|-----------------------|-------------------------|------|----------|
| | | | | | Initial | Date | Comments |
| protection of the resources. Further grading or site work within 50 feet of discovery shall not be allowed until the preceding work has occurred. | | | | | | | |