

APPENDIX B

***General Biological and
Tree Survey Report***



BIOLOGICAL & CULTURAL INVESTIGATIONS & MONITORING

**GENERAL BIOLOGICAL AND TREE SURVEY REPORT FOR
NORTH SAN DIMAS AVENUE PROJECT, CITY OF SAN DIMAS, CALIFORNIA**

±11.18 Acres Surveyed

AINs 8392-013-028, 8392-013-029, 8392-013-031, 8392-013-032, & 8392-014-037,
City of San Dimas, Section 33, Township 1 North, Range 9 West,
USGS San Dimas 7.5' Topographic Quadrangle Map

Prepared For:

Matthew J. Waken
MJW Investments, LLC
1278 Glenneyre Street, Suite 439
Laguna Beach, CA 92651
Matt@walbern.com

Prepared By:

Leslie Irish, Principal	lirish@lleviroinc.com
Guy Bruyey, Biological Investigator	gbruyey@lleviroinc.com
Jeffrey Sonnentag, Technical Editor	jsonnentag@lleviroinc.com

Report Summary:

Most of the site contains no natural habitat due to various past and ongoing anthropogenic disturbances in association with an equestrian center, an active nursery, and residential land uses. The exception is a narrow band of closed-canopy coast live oak woodland that is present along the southern boundary, just south of the equestrian center. Trees suitable for raptor and migratory bird nesting are present within and around the site. Presence of this potential habitat is the basis for recommendation of a preconstruction survey for nesting birds (raptors in particular) to be conducted immediately prior to any site disturbance during the nesting season (February 1 through August 31). A total of 90 Mature Significant Trees were identified within the surveyed project area. Sixteen (16) coast live oak and eleven (11) other tree species are located in areas of planned impacts. Additional impacts may occur within the dripline of other oaks. Impacts should be reassessed following the completion of the final grading plan. An agricultural ditch is present in the central portion of the project area and runs from east to west. Because of its design for agricultural use, it is considered to not be jurisdictional.

Surveys Conducted By: Guy Bruyey (General Biological Survey) /
Leslie Irish & Rebecca Mangum (Tree Survey)

Surveys Conducted On: July 22, 30 & August 4, 2015

Report Date: August 24, 2015

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Mailing Address: 700 East Redlands Blvd., Suite U, PMB #351, Redlands CA 92373

Delivery Address: 721 Nevada Street, Suite 307, Redlands, CA 92373

Phone: 951.681.4929 & 909.335.9897 • FAX: 951.681.6531 & 909.335.9893

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MANAGEMENT SUMMARY

L&L Environmental, Inc. conducted biological surveys on MJW Investments, LLC's ±11.18 acre project in the City of San Dimas, California. The purpose of this study was to examine the subject property to determine presence/absence of biological resources on the property and potential for sensitive species to occur. L&L evaluated whether vegetation and/or habitat for special status species exists onsite and whether any jurisdictional drainages or wetlands are within project boundaries. Location and health of "mature significant trees" was also recorded.

A total of 41 plant species were observed and identified during this survey. Most of the site contains no natural habitat due to various past and ongoing anthropogenic disturbances in association with an equestrian center, an active nursery, and residential land uses. The exception is a narrow band of closed-canopy coast live oak woodland that is present along the southern boundary, just south of the equestrian center.

Trees suitable for raptor and migratory bird nesting are present within and around the site. Presence of this potential habitat is the basis for recommendation of a preconstruction survey for nesting birds (raptors in particular) immediately prior to any site disturbance during the nesting season (February 1 through August 31). If nesting raptors or migratory birds are present avoidance of nesting trees will be required and a buffer, determined by the biologist, established until juvenile birds have fledged and/or an authorized biologist has verified that the nest has become inactive.

Of the 103 trees inventoried, 90 met the criteria for Mature Significant Trees. Based upon the development plan available, 27 Mature Significant Trees are within the planned impact area. Those Mature Significant Trees that will be impacted by development on the private, previously developed land include 16 coast live oak trees measuring between 0.66 (8 inches) and 2.8 feet (34 inches) in diameter at 36 inches above the ground and 11 other species measuring between 0.83 (10 inches) and 1.75 feet (21 inches) in diameter at 36 inches above the ground. An additional seven trees may be impacted under the dripline of the trees. These impacts should be reassessed once the grading plan is finalized.

Mitigation according to the City of San Dimas municipal code generally calls for replacement at a rate of 2:1 with a tree of 15 gallons or an equivalent values and size within the project area. The exact number of mitigation trees will be outlined in the project conditions of approval.

The site does not support vernal pools, jurisdictional drainages or contain woody water dependent vegetation associated with any drainage feature, therefore there will be no jurisdictional impacts.

1.0) INTRODUCTION

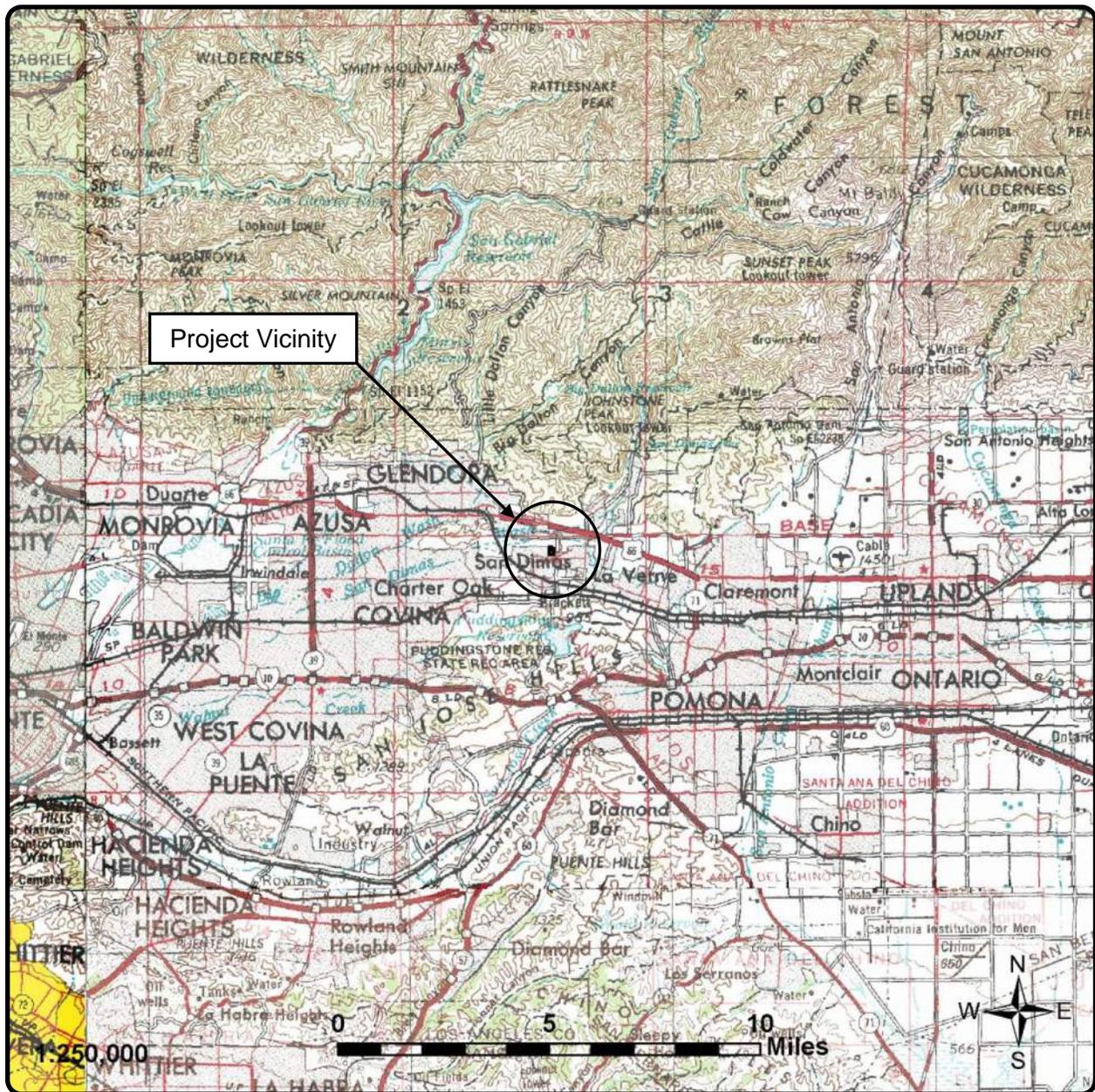
The following report was written by L&L Environmental, Inc. for MJW Investments, LLC. It describes the results of biological surveys conducted on a proposed development within the City of San Dimas. The project site consists of AINs 8392-013-028, 8392-013-029, 8392-013-031, 8392-013-032, & 8392-014-037, totaling ±11.18 acres.

Our assessment consisted of (1) a records search and literature review, conducted to determine what species of concern are in the project area and proximity to closest documented special status species, (2) field reconnaissance, intended to identify plants and animals on the property and presence/absence of habitat for species of concern, and (3) identification and recordation of location and health of “mature significant trees” as defined in the municipal code.

1.1) Location

The site is located in the City of San Dimas (Figure 1) just southwest of the intersection of West Allen Avenue and North San Dimas Avenue. The site is situated within Section 33 of Township 1 north, Range 9 west, within the USGS San Dimas 7.5' series quadrangle map (Figure 2).

The site is generally bounded as follows: to the west by greenhouses and equestrian facilities associated with houses, with North Cataract Avenue and residential housing beyond; to the east by North San Dimas Avenue, with residential housing beyond; to the north by a Southern California Edison substation and residential housing, with West Allen Avenue, a school, and the 210 freeway beyond; and to the south by residential housing, with West Gladstone Street and additional residential housing beyond (Figure 3).



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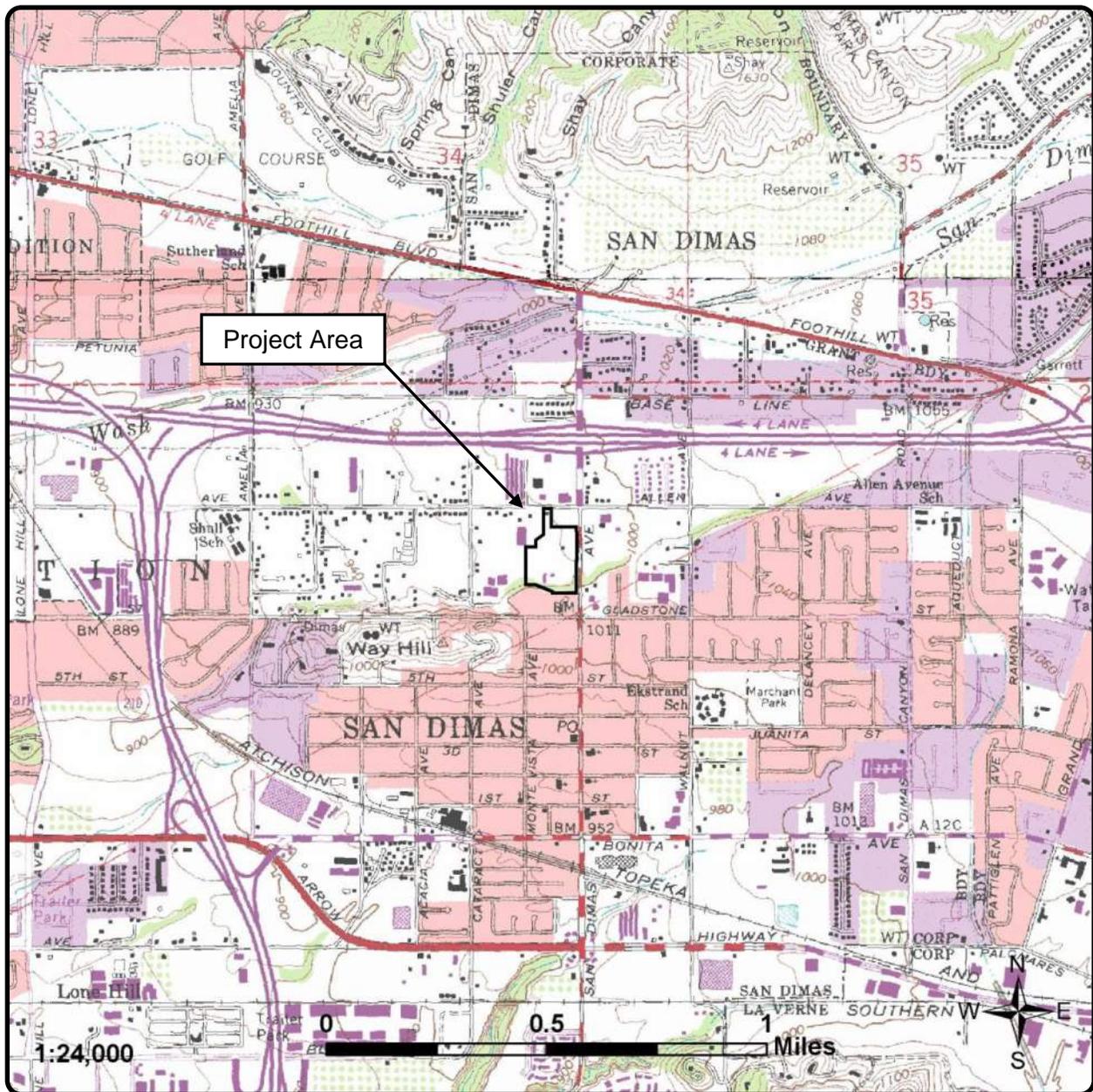
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Figure 1

Project Vicinity Map

San Dimas Avenue, City of San Dimas
County of Los Angeles, California



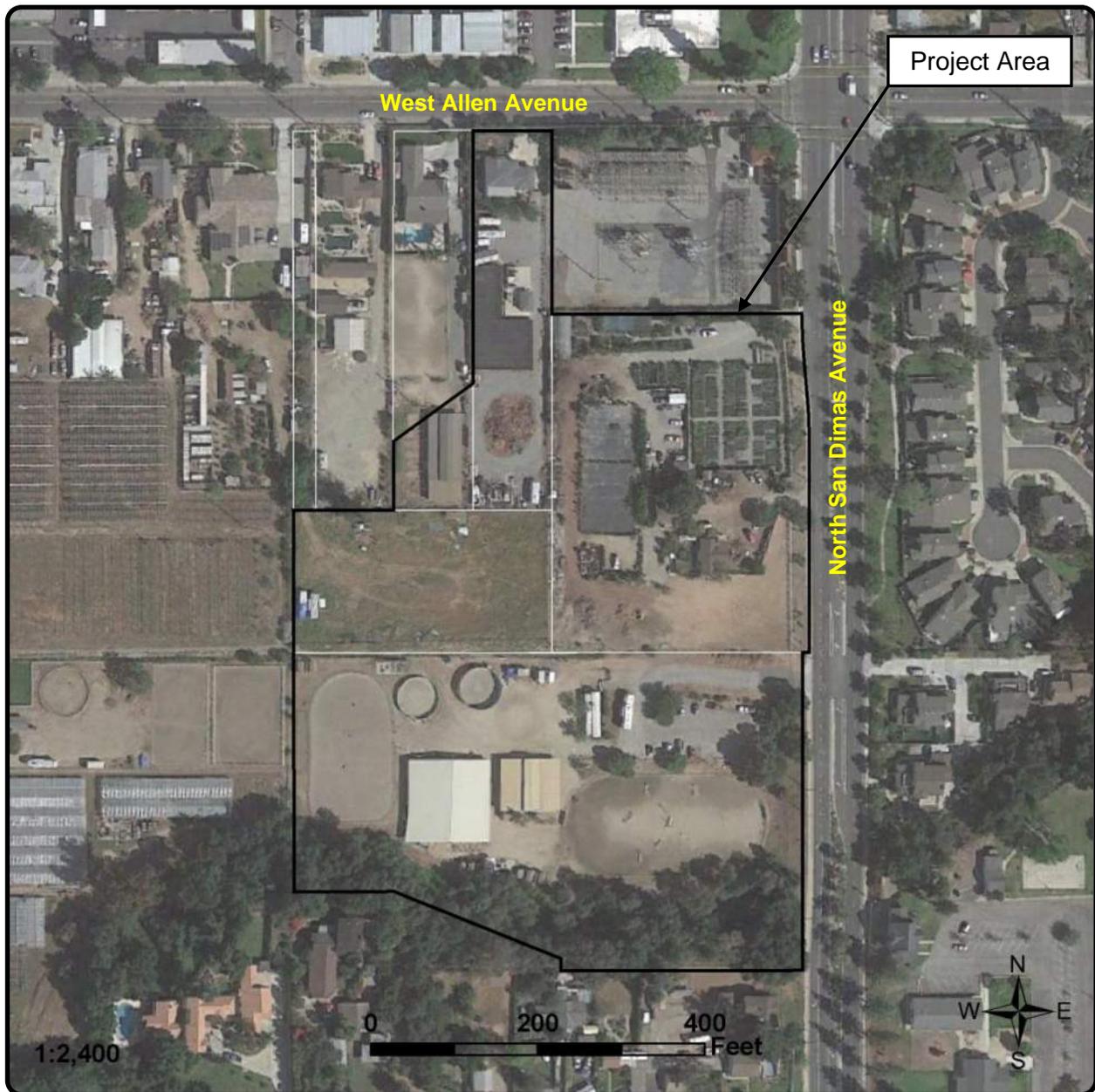
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Figure 2
Project Location Map
(USGS San Dimas [1981] quadrangle,
Section 33, Township 1 North, Range 9 West)

San Dimas Avenue, City of San Dimas
County of Los Angeles, California



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Figure 3

Aerial Photograph

(Photo obtained from Google Earth, 03/2015)

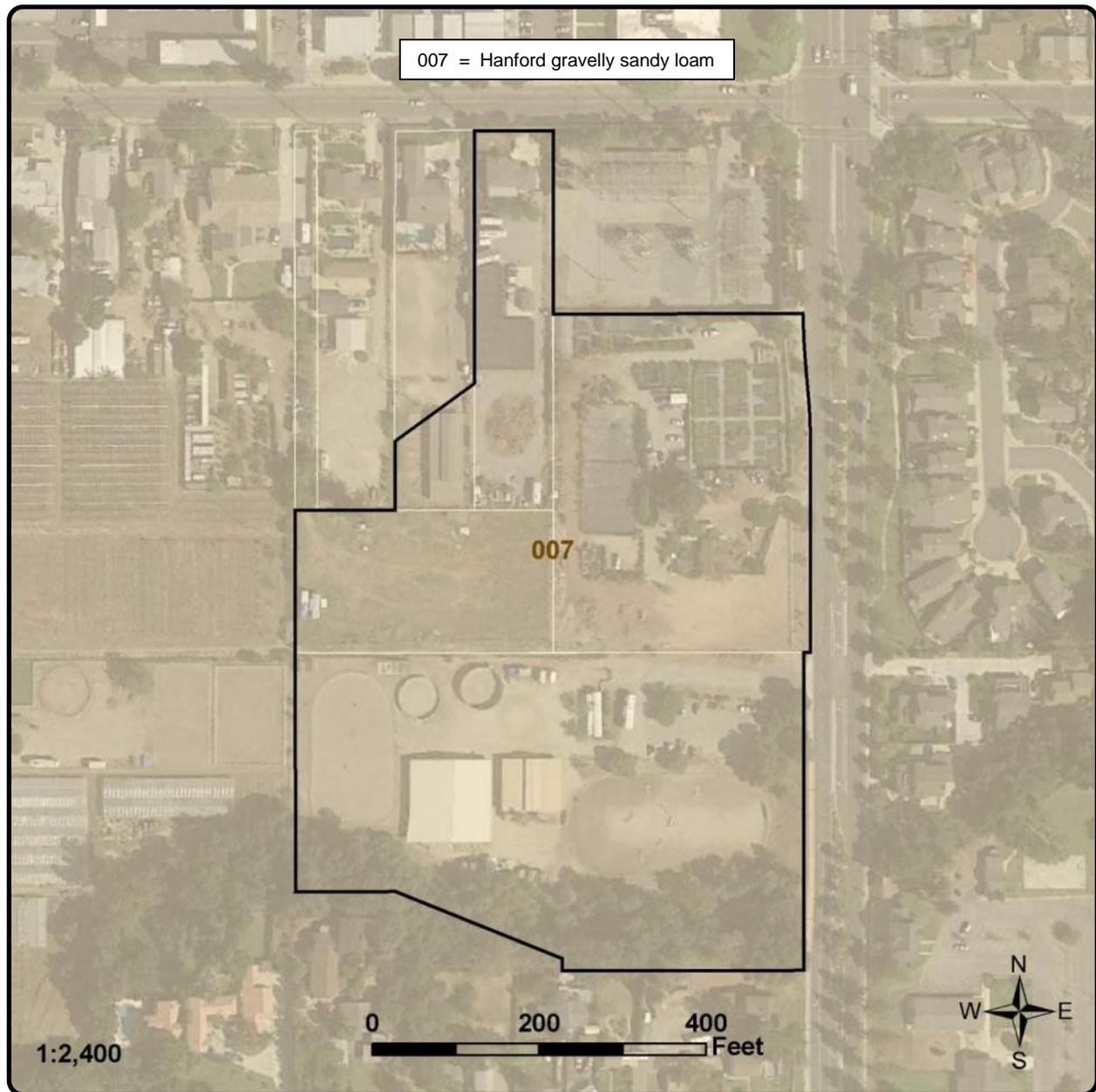
*San Dimas Avenue, City of San Dimas
County of Los Angeles, California*

1.2) Vegetation and Setting

The site is located southwest of the intersection of West Allen Avenue and North San Dimas Avenue in the City of San Dimas, Los Angeles County, California. All areas surrounding the site are developed. Adjacent land use consists of high-density residential areas, a Southern California Edison substation, Highway 210, schools, churches, and various commercial properties. The site is primarily flat, with a slight decrease in elevation from east to west and from north to south in the direction of oak woodland located along the southern boundary. Most of the site can be described as developed with varying degrees of disturbance. The largest development on the southern end of the site is an active equestrian center with a riding arena, stables, corrals, offices, and living quarters. Access is from North San Dimas Avenue. An active nursery is present on the east-central portion of the site, along North San Dimas Avenue, containing offices and a residential unit. Other areas of the site contain residential structures, stables, outbuildings, and highly disturbed empty lots. These areas were primarily accessed from West Allen Avenue. Chain-link fencing separates all developed areas of the site.

1.3) Soils and Topography

Soils onsite are mapped as Hanford gravelly sandy loam. Elevation onsite ranges between approximately 982 and 1,053 feet above mean sea level. The ground surface has been impacted by past and ongoing plant nursery and equestrian activities, as well as by houses and buildings used for storage.



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Figure 4

Soils Map

(Photo obtained from Google Earth, 03/2015,
USDA Nat. Res. Cons. Serv. SSURGO Data)

*San Dimas Avenue, City of San Dimas
County of Los Angeles, California*

2.0) REGULATORY ENVIRONMENT

2.1) Federal Endangered Species Act

The U.S. Fish and Wildlife Service (USFWS), under the auspices of the federal Endangered Species Act (FESA) of 1973 (as amended), manages and protects species listed as endangered or threatened. An endangered species is defined as a species “in danger of extinction throughout all or a significant portion of its range” while a threatened species is defined as “likely to become endangered in the foreseeable future.”

“Take” of listed species is prohibited under Section 9 (a)(1)(B) of the FESA. The term “take” is defined as follows in Section 3 (18) of the FESA: “harass, harm, pursue, hunt, shoot, wound, trap, kill, capture or collect or to engage in any such conduct.” Harm is further defined as significant habitat alteration that results in death or injury to listed species by significantly impairing behavior patterns such as breeding, feeding, or sheltering. The USFWS can issue a permit for “take” of listed species incidental to otherwise lawful activities. Procedures for obtaining a permit for incidental take are identified under Section 7 of FESA for federal properties or where federal actions are involved, and are identified under Section 10 of FESA for non-federal actions.

2.2) Jurisdictional Determination of Wetlands, “Waters of the U.S.”

Three agencies generally regulate activities within streams, wetlands, and riparian areas in California: (1) the Army Corps of Engineers (ACOE) regulates activities under section 404 of the federal Clean Water Act; (2) the Regional Water Quality Control Board (RWQCB) regulates activities under section 401 of the federal Clean Water Act (CWA); and (3) the California Department of Fish and Wildlife (CDFG) regulates activities within wetlands under Fish and Wildlife Code Sections 1600-1616.

2.2.1) United States Clean Water Act, Section 404

The ACOE has jurisdiction over “Wetlands” and “Waters of the United States” under Section 404 of the Clean Water Act (CWA). Permitting is required for activities that will result in discharge of dredge or fill material into Waters of the United States or adjacent wetlands and associated habitat. By definition these include all waterways, streams, intermittent streams, and their tributaries that could be used for interstate commerce. The term “interstate commerce” has been broadly interpreted to include use by migratory waterfowl and out-of-state tourism. In

non-tidal waters jurisdictional limits extend to the ordinary high water mark (OHWM), which is defined as that line on the shore established by fluctuations of water and indicated by physical characteristics such as clear natural line impression on the bank, shelving, changes in the character of soil, and destruction of the surrounding area. The upstream limit of ACOE jurisdiction is that point on the stream where the OHWM is no longer perceptible. Since flow patterns vary drastically from event to event alluvial fans do not always exhibit an OHWM or other evidences of repeated water flow. That portion of an alluvial fan that experiences sheet flow is not generally regulated as Waters of the United States; however, an inter-braided streambed, evidenced by an OHWM, is within ACOE jurisdiction. Vernal pools and other types of wetlands are also regulated by the ACOE as Waters of the United States.

2.2.2) United States Clean Water Act, Section 401

The RWQCB has jurisdiction over similar “Wetlands” and “Waters of the United States” under Section 401 of the CWA and the Porter-Cologne Water Quality Control Act under the California Water Code. Permitting is required for activities that will result in a discharge of soils, nutrients, chemicals, detrital materials, or other pollutants into Waters of the United States or adjacent wetlands that will affect water quality of those bodies and the area watershed.

2.2.3) California Department of Fish and Wildlife Code, Section 1600

The CDFG, through provisions of the CDFG Code (Sections 1600-1616), is empowered to issue agreements (“Streambed Alteration Agreement”) for projects that will adversely affect wildlife habitat associated with any river, stream, or lake edges. Streams and rivers are defined by the presence of a channel bed, banks, and intermittent flow. CDFG regulates wetland areas only to the extent that those wetlands are part of a river, stream, or lake as defined by CDFG.

Determining limits of a wetland is not typically done in obtaining CDFG Agreements because the intent of the 1600 program is to safeguard riparian associated wildlife habitat. Riparian habitat includes willows (*Salix* sp.), mulefat (*Baccharis salicifolia*), and other vegetation typically associated with the banks of a stream or lake shoreline. In most situations wetlands associated with a stream or lake will fall within the limits of riparian habitat. Thus, the limits of CDFG jurisdiction based on riparian habitat will automatically include any wetland areas and may include additional areas that do not meet ACOE criteria for soils and/or hydrology (e.g., where riparian woodland canopy extends beyond the banks of a stream away from frequently saturated soils).

2.3) California Department of Fish and Wildlife

2.3.1) California Endangered Species Act

California Endangered Species Act (CESA) definitions of endangered and threatened species parallel those defined in the FESA. The CESA defines an endangered species as “. . . a native species or subspecies of a bird, mammal, fish, amphibian, reptile or plant which is in serious danger of becoming extinct throughout all, or a significant portion, of its range due to one or more causes including loss of habitat, change in habitat, over exploitation, predation, competition or disease.” Endangered species are in serious danger of becoming extinct and threatened species are likely to become endangered species in the foreseeable future (according to Sections 2062 and 2067, respectively, of the California Fish and Wildlife Code). Candidate species are those under formal review by the CDFW for listing as endangered or threatened (Section 2067). Prior to being considered for protected status the CDFW designates a species as being of special concern. Species of special concern are those for which the CDFW has information indicating decline.

2.3.2) California Department of Fish and Wildlife Code, Section 1600

This section allows the CDFW to issue agreements (“Streambed Alteration Agreement”) for projects that will adversely affect wildlife habitat associated with any river, stream, or lake edges. A detailed discussion of Section 1600 under the Fish and Wildlife Code can be found in section 2.2.3 above.

2.3.3) California Natural Diversity Database

The California Natural Diversity Database (CNDDDB) is a database that ranks overall condition of sensitive species and vegetation communities on global (throughout its range) and state (within California) levels. Additionally, subspecies and varieties are assigned a ranking for global condition as well. Ranking is numerical ranging from 1 to 5, with 1 indicating very few remaining individuals or little remaining habitat and 5 indicating a demonstrably secure to ineradicable population condition. State ranks may also include a threat assessment ranging from 1 (very threatened) to 3 (no current threats known).

2.4) California Native Plant Society

The California Native Plant Society (CNPS) has cataloged California's rare and endangered plants into lists according to population distributions and viability. These lists are numbered and

indicate the following: (1A) presumed extinct in California; (1B) rare, threatened, or endangered throughout their range; (2) rare, threatened, or endangered in California, but more common in other states; (3) more information is needed to establish rarity; and (4) plants of limited distribution in California (i.e., naturally rare in the wild) but whose populations do not appear to be susceptible to threat.

2.5) California Environmental Quality Act

The California Environmental Quality Act (CEQA) requires identification of environmental effects from discretionary projects. Significant effects are to be mitigated by avoidance, minimization, rectification, or compensation whenever possible.

Effects to all state and federal listed species are considered significant under CEQA. In addition to formally listed species, CEQA Section 15380(d) considers effects to species that are demonstrably endangered or rare as important or significant. These definitions can include state designated species of special concern, federal candidate and proposed species, CNDDDB tracked species, and California Native Plant Society 1B and 2 plants.

Appendix G of the CEQA Guidelines specifically addresses biological resources and encompasses a broad range of resources to be considered.

2.6) Migratory Bird Treaty Act

The Migratory Bird Treaty Act (MBTA) of 1918 (16 USC 703-711) is an international treaty that makes it unlawful to take, possess, buy, sell, purchase, or barter any migratory bird listed in 50 CFR Part 10, including feathers or other parts, nests, eggs, or products, except as allowed by implementing regulations (50 CFR 21). Sections 3503, 3503.5, and 3800 of the CDFW Code prohibit the take, possession, or destruction of birds, their nests, or eggs. The MBTA requires that project-related disturbance at active nesting territories be reduced or eliminated during critical phases of the nesting cycle (February 1 through August 31). Disturbance that causes nest abandonment and/or loss of reproductive effort (e.g., killing or abandonment of eggs or young) or loss of habitat upon which the birds depend could be considered “take” and constitute a violation of the MBTA.

2.7) City of San Dimas Municipal Code Chapter 18.162 Tree Preservation

The City of San Dimas has outlined tree preservation requirements in Chapter 18.162 of the municipal code (<http://qcode.us/codes/sandimas>). Most mature significant trees require a permit for removal or relocation. Within the code “mature significant trees” are defined as:

(18.162.020 Definitions)

A mature significant tree shall refer to any tree within the city of an oak genus which measures eight inches or more in trunk diameter and/or any other species of trees which measure ten inches or more in trunk diameter and/or a multi-trunk tree(s) having a total circumference of thirty-eight inches or more; the multi-trunk tree shall include at least one trunk with a diameter of a minimum of four inches.

The trunk diameter shall be measured at a point thirty-six inches above the ground at the base of the tree.

(18.162.110 Protection of existing trees)

Care shall be exercised by all individuals, developers and contractors working near mature significant trees to be preserved so that no damage occurs to the trees. All construction shall preserve and protect the health of trees to remain in place, to be relocated, and new trees planted to replace those removed and any trees adjacent to the subject property in accordance with the following measures:

A. All trees to be saved shall be enclosed by an appropriate construction barrier, such as chain link fence or other means acceptable to the director of development services, prior to the issuance of any grading or building or building permit and prior to commencement of work. Fences are to remain in place during all phases of construction and may not be removed without the written consent of the director of development services, until construction is complete;

B. Any tree which is adjacent to the subject property and may be potentially impacted by persons or activity on the subject property shall be protected pursuant to the provisions of Section 18.162.110. It shall be the responsibility of the agent of the subject property to obtain the written permission from adjacent property owners prior to action for the protection of trees on adjacent property as required by Section 18.162.110;

C. No substantial disruption or removal of the structural or absorptive roots of any tree shall be performed;

D. No fill material shall be placed within the drip line of any tree;

E. No construction, including structures and walls, that disrupts the root system shall be permitted. As a guideline, no cutting of roots should occur within the drip line of the tree as measured at ground level. Actual setbacks may vary to meet the needs of individual tree species as determined by an arborist or

landscape architect. Where some root removal is necessary, the tree crown may require thinning to prevent wind damage;

F. Topping and/or severe pruning of trees that results in significant damage to the tree to the point that reasonable future growth may be limited, as determined by a Certified Arborist, shall constitute a tree removal and is subject to the penalties outlined in Section 18.162.130; and

G. The director of development services may impose such additional measures determined necessary to preserve and protect the health of trees to remain on site. (Ord. 1165 § 8, 2006)

3.0) METHODS AND PERSONNEL

3.1) Literature Review

Pertinent literature was reviewed to identify local occurrences and habitat requirements of special status species and communities occurring in the region. Literature reviewed included compendia provided by resource agencies and CNDDDB (2015) reports for the vicinity.

Latin names of plants follow *The Jepson Manual* (Hickman 1993). Latin names of animals follow *A Field Guide to Western Reptiles and Amphibians* (Stebbins 1985) for reptiles and amphibians, *California Mammals* (Jameson and Peeters 1988) for mammals, National Audubon Society, *The Sibley Guide to Birds* (2000) for birds, and *American Insects: A Handbook of the Insects of America North of Mexico* (Arnett 2000) for insects.

3.2) General Biological Survey Methods

L&L biologist Guy Bruyeya visited the project area on July 22, 2015 to describe vegetation and habitat and evaluate probabilities that special status animals and plants might occur within the project site. Temperature ranged between 70° to 75° F and conditions were overcast, with wind speed ranging between 0-2 mph.

Date	Time	° F	Cloud %	Wind B	Surveyor
	Start-End	Start/End	Start/End	Start/End	
07-22-2015	0630-0830	70/75	50/0	0/1	Bruyeya

A total of about two (2) person-hours (between 6:30 and 8:30 AM) were spent on the site. All habitat types on the site were visited on foot. The site was surveyed by conducting a series of transects across the subject property where possible, stopping periodically for observations and notations. A general habitat map and field notes were completed at the time of the survey. All field surveys were conducted during daylight hours. Digital photographs were taken to record the condition of the site during the present survey.

Plants of uncertain identity were collected and subsequently identified from keys, descriptions, and illustrations in Abrams (1923, 1944, 1951, 1960), Abrams and Ferris (1960), Hickman (1993), Munz (1974), and Parker (1999). These procedures provide a general assessment of habitat and vegetation on a site and act as a tool to determine the probability of special status species occurring onsite. A species list is included in Appendix A (Table 2).

3.3) Mature Significant Tree Survey Methods

The entire project area was surveyed on July 30 and August 4 by L&L Regulatory Analyst and Jurisdictional Delineator Leslie Irish in the company of her assistant Rebecca Mangum, in order to identify and evaluate trees for their inclusion on a map and table identifying those that meet the city code definition of “mature significant trees.” A total of 14 person hours were spent on the property. A Trimble GPS with sub-meter accuracy was used to record location of trees (while Google Earth was used in those instances where satellite coverage was low), tree height was estimated, trunk diameter of all trunks at a height of 36 inches was measured, and health/condition of each tree was noted and recorded.

Date	Time	° F	Cloud %	Wind B	Surveyor
	Start-End	Start/End	Start/End	Start/End	
07-30-2015	0700-1350	70/75	100/30	0/1	Irish/Mangum
08-04-2015	1100-1200	85/90	20/00	00/00	Irish/Mangum

As a backup to the Trimble GPS data, photos were taken with a cellular telephone using the Theodolite application (which embeds GPS data into the picture). Following this the data were post-processed using Google Earth to correct any errors that occurred due to tree canopy or cloud cover and the information was verified during a second site visit.

4.0) RESULTS

4.1) Literature Review Results

Certain plants and animals have been listed as threatened or endangered under state or federal Endangered Species Acts. Other species have not been formally listed but declining populations or habitat availability are reasons for concern in regard to their long-term viability. These species are included in lists compiled by resource management agencies or private conservation organizations. In this report the term “special status species” refers to all species included in one or more compendia or formal list of threatened or endangered species. The CNDDDB was examined to determine if sensitive species have been previously documented onsite or in the immediate vicinity.

The only species identified within the CNDDDB located relatively nearby is many-stemmed dudleya. The species is not on state or federal endangered species lists, but has a California Native Plant Society rating of 1B.2 (“fairly threatened in CA”). The two accounts from 1987 list the plant about ¼ mile southwest of the project area. No state or federal listed species have been identified nearby and the project area is not within critical habitat of any species.

4.2) Vegetation Series

4.2.1) Coast Live Oak Woodland (Holland Type 71.060.09)

This habitat type consists of evergreen woodland dominated by coast live oak (*Quercus agrifolia*), found mostly on north-facing slopes and shaded ravines. A diverse shrub understory is usually present. Closed-canopied coast live oak woodland is present on the southern edge of the site on a north-facing slope adjacent to the equestrian center. This woodland continues offsite to the northeast and southwest and may serve as a wildlife corridor. Non-native grasses dominate the understory of this woodland, but other plants observed on the site included (but were not limited to) poison oak (*Toxicodendron diversilobum*), toyon (*Heteromeles arbutifolia*), wild cucumber (*Marah macrocarpus*), holly-leaved cherry (*Prunus illicifolia*), and blue elderberry (*Sambucus mexicana*). A single California black walnut (*Juglans californica*) was observed within this woodland. Vinca (*Vinca* sp.) a low-growing evergreen plant that is considered an invasive species, was commonly observed within the understory mixing with non-native grasses.

4.2.2) Disturbed / Ruderal / Developed Habitat

Disturbed habitat includes areas that contain mostly non-native plant species, including ornamentals and ruderal exotics. Several non-native, weedy species have invaded open areas and previously disturbed areas of the site. The most common invasive plants observed include mustards (*Sisymbrium*), puncture vine (*Tribulus terrestris*), tocalote (*Centaurea melitensis*), and several non-native grasses, including rippgut (*Bromus diandrus*), barnyard grass (*Echinochloa crus-galli*), large crabgrass (*Digitaria sanguinalis*), slender wild oat (*Avena barbata*), and Mediterranean grass (*Schismus barbatus*). Other plants, including tumble pigweed (*Amaranthus albus*), knotweed (*Polygonum aviculare*), annual sunflower (*Helianthus annuus*), Italian thistle (*Carduus pycnocephalus*), cheeseweed (*Malva parviflora*), tree tobacco (*Nicotiana glauca*), prickly-lettuce (*Lactuca serriola*), sow-thistle (*Sonchus oleraceus*), and little white nightshade (*Solanum americanum*) are present. Native plants that are tolerant of disturbed areas observed on the site include western jimsonweed (*Datura wrightii*) and horseweed (*Conyza canadensis*).

Non-native ornamental landscaping is present on the site in association with an equestrian center, nursery, and residential areas. Various ornamental trees and shrubs, including liquidamber (*Liquidamber* sp.), olive (*Olea europea*), Brazilian pepper tree (*Schinus terebinthifolius*), crepe myrtle (*Lagerstroemia* sp.), tree of heaven (*Ailanthus altissima*), mulberry (*Morus* sp.), and Mexican fan palm (*Washingtonia robusta*) were observed. Several additional unidentified ornamental trees and shrubs are present in association with residential and commercial landscaping.

4.3) Plant Species

A total of 41 plant species were observed and identified during this survey. Most of the site contains no natural habitat due to various past and ongoing anthropogenic disturbances in association with an equestrian center, an active nursery, and residential land uses. The exception is a narrow band of closed-canopy coast live oak woodland that is present along the southern boundary, just south of the equestrian center. A list of all observed plant species is included in Table 2 (see Appendix A).

This survey included a habitat assessment and general search for several sensitive plant species known from the region, including (but not limited to) thread-leaved brodiaea (*Brodiaea filifolia*), many-stemmed dudleya (*Dudleya multicaulis*), Robinson's pepper grass (*Lepidium virginicum* var. *robinsonii*), round-leaved filaree (*Erodium macrophyllum*), mesa horkelia



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Figure 5

Habitat Map

(Photo obtained from Google Earth, 03/2015)

San Dimas Avenue, City of San Dimas
County of Los Angeles, California

(*Horkelia cuneata* var. *puberula*), white rabbit-tobacco (*Pseudognaphalium leucocephalum*), and Plummer's mariposa lily (*Calochortus plummerae*). None of the above-referenced sensitive plant species were observed during the botanical evaluation of the site and habitat to support these species is largely absent from the site due to past and ongoing disturbances associated with onsite developments and continued use. In addition, some special status plants are absent or have a very low potential for occurrence due to improper soil requirements, the introduction of invasive weedy vegetation, and other factors. Based on the scope of this survey (habitat assessment only) and a July survey date, not all plants that may be present on the site were necessarily observable (or identified) during this study. For an exhaustive botanical assessment, surveys should be conducted throughout the year (especially during the spring and early summer months) to achieve thorough plant inventories. A focused botanical survey is not recommended here due to the extensive disturbance and lack of habitat.

4.4) Jurisdictional Areas

The site does not contain woody water dependent vegetation associated with any drainage feature. An agricultural ditch is present in the central portion of the project area and runs from east to west (Figure 6). Where the rock lined ditch meets North Cataract Avenue it enters the same storm drain that street runoff enters. Because of its design for agricultural use, it is considered to not be jurisdictional.

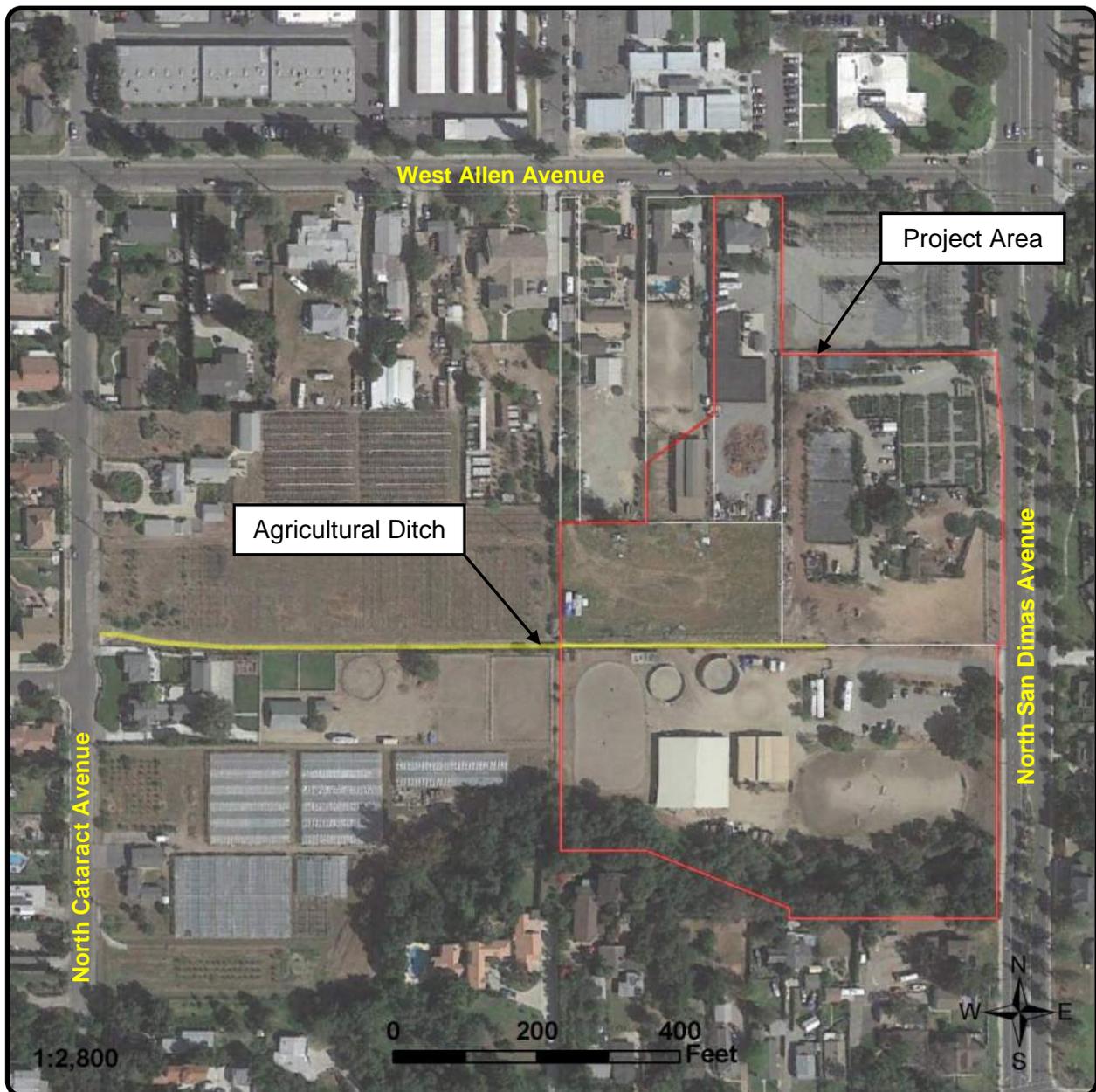
Soil types are not consistent with an alkali playa or vernal pool complex and pools or depressions characteristic of vernal habitat were not noted as present on the subject property. No fairy shrimp or fairy shrimp habitat was observed during this study.

4.5) Wildlife Species

A total of 13 wildlife species (all birds) were observed and identified during the survey. No federal or state-listed endangered or threatened species were observed. A list of all observed wildlife species is included in Table 2 (see Appendix A).

Raptor Nesting

Trees suitable to support raptor species or other nesting birds are present within the project area, with the greatest concentration along and adjacent to the southern site boundary. No raptors or active raptor nest sites were observed during this survey.



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Figure 6

Agricultural Ditch Map

(Photo obtained from Google Earth, 03/2015)

*San Dimas Avenue, City of San Dimas
County of Los Angeles, California*

4.6) Sensitive Biological Resources

One (1) sensitive species (a single southern California walnut) was observed. Coast live oak woodland, a sensitive plant community, is present within the southern portion of the project area. No other special status plant or wildlife species were identified within the survey area. Several special status wildlife species are historically known from San Dimas and the general vicinity of the site, including California gnatcatcher, southern California Rufous-crowned sparrow, two-striped garter snake, pallid bat, and western mastiff bat. Based on the results of this survey, habitat to support these species is not present on the site and focused surveys for the above-referenced wildlife species are not recommended.

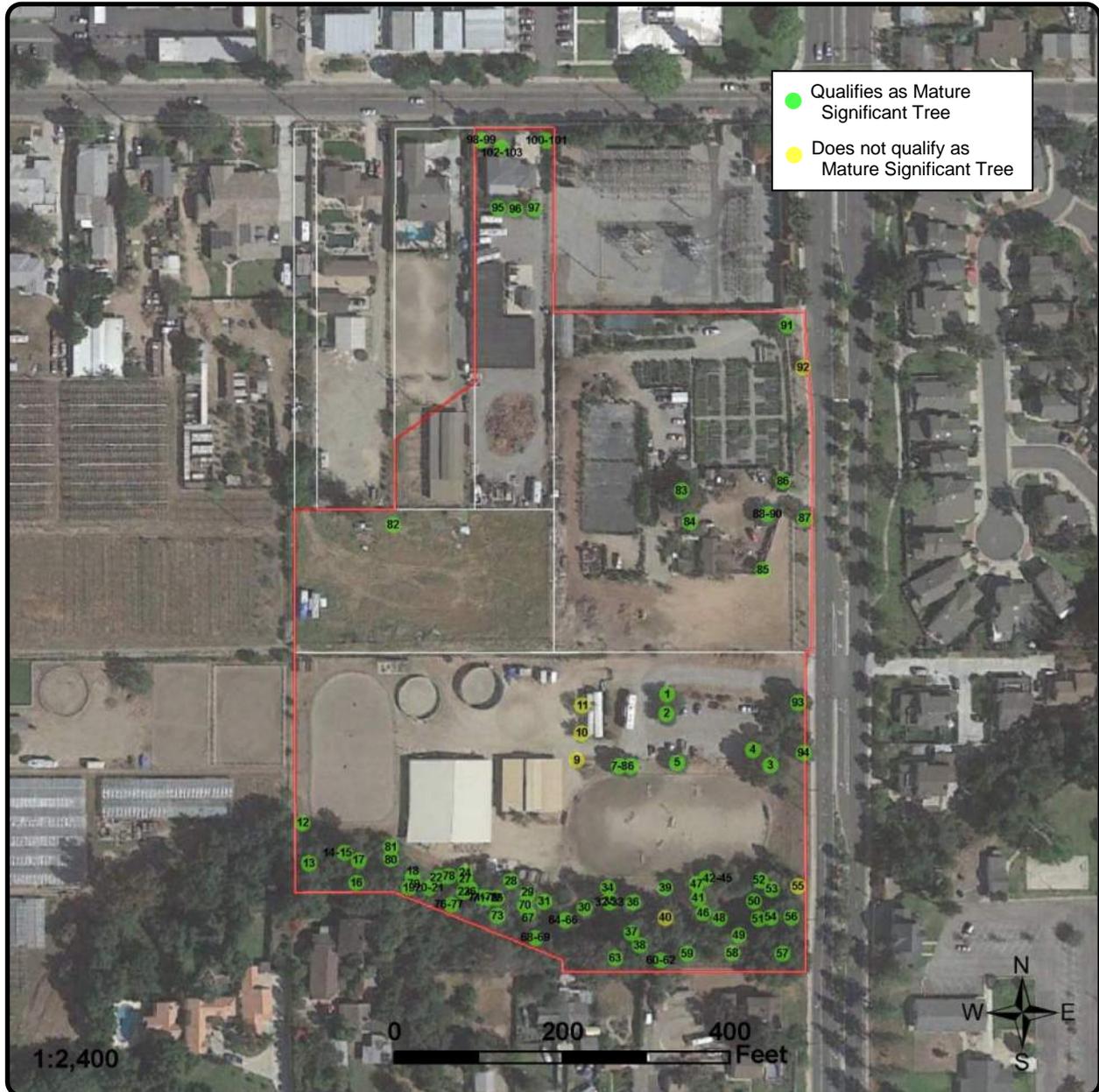
Table 3 in Appendix A contains a list of all special status species identified within 10 miles of the project area that are recorded in the California Natural Diversity Database. Each species is evaluated regarding its potential for presence within the project area.

Of the 66 sensitive species evaluated, four (4) sensitive wildlife species were found to have high or moderate potential for occurrence onsite, coastal whiptail (*Aspidoscelis tigris stejnegeri*), coast-horned lizard (*Phrynosoma blainvillii*), merlin (*Falco columbarius*) and hoary bat (*Lasiurus cinereus*). Three (3) additional species, western mastiff bat (*Eumops perotis californicus*), Yuma myotis (*Myotis yumanensis*) and pocketed free-tailed bat (*Nyctinomops femorosaccus*), were determined to have a low potential of roosting on the project site, but a moderate potential to forage onsite. No other sensitive species are expected to occur due to mostly absent or low quality / disturbed habitat. Since almost all impacts are anticipated within the disturbed/ruderal habitat, impacts should be minimal.

4.7) Mature Significant Trees

A total of 103 trees were identified, evaluated, and inventoried during the survey (Figure 7) of those 90 fall under the City of San Dimas definition of “mature significant tree.” Table 1 lists the trees identified during the survey and Figure 7 displays their locations within the project area. The species documented were overwhelmingly coast live oak, but other species observed include California sycamore, soapberry, mulberry, weeping fig, Brazilian pepper, Mexican fan palm, other palm species and unidentified ornamental or exotic species.

Trees, including oaks, that were identified, but were immature and substantially smaller the minimum requirements were not included in the inventory.



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Figure 7

Mature Significant Trees

(Photo obtained from Google Earth, 03/2015)

*San Dimas Avenue, City of San Dimas
County of Los Angeles, California*

Table 1. Mature Significant Trees identified within the North San Dimas Avenue Project area.

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	1	425499.15 m E	3775268.46 m N	Sapindaceae Soapberry Family (<i>Cupaniopsis anacardioides</i>) Carrotwood	1.75	25	A	Ornamental or Exotic Species 1 Trunk 3 Branches		
★	2	425498.85 m E	3775261.46 m N	Sapindaceae Soapberry Family (<i>Cupaniopsis anacardioides</i>) Carrotwood	1.3	25	A	Ornamental or Exotic Species 1 Trunk 5 Branches		
★	3	425536.52 m E	3775242.27 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.1	35	B	California Native Die back Swing 1 Trunk		
★	4	425530.19 m E	3775247.96 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.6	45	A	California Native Die back Nails 2 Branches		
★	5	425502.59 m E	3775243.49 m N	Moraceae Mulberry Family <i>Morus</i> species Mulberry	1.4	30	A	Ornamental or Exotic Species Trimmed 1 Tree 1 Trunk /5 Branches		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	6	425485.67 m E	3775242.39 m N	Unspecified Ornamental or Exotic Species	1	30	A	Ornamental or Exotic Species Trimmed 1 Trunk /2 Branches		
★	7-8	425481.34 m E	3775242.42 m N	Unspecified Ornamental or Exotic Species	1.1 .33 2 trees	30	A	Ornamental or Exotic Species Trimmed 2Trees 1 Trunk 1Trunk /2 Low Branches		
	9	425465.89 m E	3775244.80 m N	Plantanaceae Plantanus racemosa California or Western Sycamore	.66	25	B	California Native Trimmed 1 Trunk		
	10	425467.82 m E	3775254.64 m N	Liquid Amber Note: 2 other trees at this location are Not counted due to size	.66	25	A	Ornamental or Exotic Species Trimmed 1 Trunk		
	11	425468.11 m E	3775264.70 m N	Plantanaceae Plantanus racemosa California or Western Sycamore	.41	20	B	California Native Trimmed 1 Trunk		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	12	425365.97 m E	3775222.96 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	40	B	California Native Die back 1 Trunk Bent		
★	13	425368.14 m E	3775208.23 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.66	45+	B	California Native Die back 1 Trunk 2 Branches		
★	14-15	425381.23 m E	3775211.89 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cluster 2 oaks	.5 1.0 Two trees	45+	B	California Native Die back 2 Trees 1 Trunk 2 Trunks		
★	16	425385.25 m E	3775200.87 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.8	45+	B	California Native Die back 1 Trunk Bent		
★	17	425386.18 m E	3775209.11 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.25	45+	B	California Native Die back 1 Trunk		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	18	425405.88 m E	3775202.66 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.0	40	B	California Native Die back 1 Trunk		
★	19	425404.42 m E	3775198.87 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.0	45+	B	California Native Die back 1 Trunk / 4 Branches		
★ ★	20-21	425411.81 m E	3775198.81 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cluster of 2 Trees	1.0 1.0	45+	B	California Native Die back Bark Damage Visable 1 Trunk / 2 Branches 1 Trunk / 2 Branches		
★	22	425415.31 m E	3775202.47 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.0	45+	B	California Native Die back 1 Trunk 2 Branches		
★	23	425424.51 m E	3775197.23 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.91	45+	B	California Native Die back 1 Trunk / 3 Branches		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	24	425425.00 m E	3775204.12 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.66	45+	B	California Native Die back 1 Trunk /2 Branches		
★	25	425436.46 m E	3775194.95 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak 4 trunks	2.25	45+	B	California Native Die back 1 Tree /4 Trunks		
★	26	425426.66 m E	3775198.30 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	40	B	California Native Die back 1 Tree Two Trunks	Location Only	Location Only
★	27	425424.87 m E	3775201.92 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	2.5	45+	B	California Native Die back Four Trunks	Location Only	Location Only
★	28	425441.58 m E	3775200.99 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.8	40	C	California Native Die back 1 Trunk Branched Enclosed in Poison Oak		
★	29	425447.58 m E	3775196.15 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	2.0	40	D	California Native Die back 1 Trunk Split / Broken Trunk, Bark Damage Re-spouting	Not available Due to cloud cover	

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	30	425468.32 m E	3775191.07 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.25	45	B	California Native Die back 1 Trunk 2 Low Branches		
★	31	425453.78 m E	3775193.44 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak (bent)	.83	45	D	California Native Die back 2 Trunks Broken and Bark Damaged Enclosed in Poison Oak		
★ ★	32-33	425477.48 m E	3775192.92 m N	Cluster of 2 Oaks One has bark damage Major dieback	.83 .66 Two trees	45	C	California Native Die back Cluster of 2 Oaks 1 Trunk Each Bent		
★	34	425476.96 m E	3775198.23 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.66	30	C	California Native Die back Cut / broken Two Trunks	Not available Due to cloud cover	
★	35	425477.38 m E	3775193.33 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	35	C	California Native Die back 2 Trunks Bent Bark Damage Broken		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	36	425486.00 m E	3775192.78 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak cut and re-sprouting	1.5	10	D	California Native Die back Cut to 10 feet Resprouting Bark Damage 1 Trunk		
★	37	425485.22 m E	3775181.59 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.16	35	C	California Native Die back 1 Trunk		
★	38	425488.22 m E	3775177.19 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.0	30	B	California Native Die back 1 Trunk /2 Low Branches		
★	39	425497.80 m E	3775198.02 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak with seat	1.5	40	B	California Native Die back Cut off 1 Trunk /2 Branches		
	40	425497.69 m E	3775187.12 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.58	30	D	California Native Die back 1 Trunk		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	41	425509.84 m E	3775194.15 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.91	45	B	California Native Die back 1 Trunk		
★ ★	42-45	425512.61 m E	3775201.25 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cluster of 4 Oaks Within or adjacent to a Hollyleaf Cherry bush	.83 .33 .66 .50	30	C	California Native Die back Cluster of 4 Trees 1 Trunk Each		
★	46	425511.51 m E	3775188.73 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak With fort	1.5	20	B	California Native Die back Child's fort 1 Trunk /2 Branches		
★	47	425509.14 m E	3775199.31 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cut and Re-sprouting	.91	20	D	California Native Die back Cut off 1 Trunk		Not Available
★	48	425517.39 m E	3775186.69 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.91	30	C	California Native Die back Bent 1 Trunk		

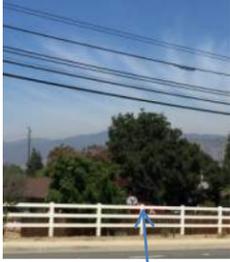
Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	49	425524.43 m E	3775180.47 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	2.0	20	D	California Native Die back 1 Trunk /3 Branches Bent		
★	50	425530.00 m E	3775192.75 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Branches cut	.75	30	D	California Native Die back 1 Trunk		
★	51	425531.57 m E	3775186.21 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.08	35	D	California Native Die back 1 Trunk		
★	52	425532.61 m E	3775200.35 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.2	40	C	California Native Die back 1 Trunk		
★	53	425536.58 m E	3775197.05 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.16	35	C	California Native Die back 2 Trunks		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	54	425536.12 m E	3775186.90 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.0	35	C	California Native Die back 1 Trunk 2 Branches		
	55	425546.23 m E	3775198.05 m N	Ficus	.75	30	A	California Native Die back 3 Trucks		
★	56	425543.61 m E	3775186.83 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.91	30	A	California Native Die back 1 Trunk		
★	57	425540.20 m E	3775173.59 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	2.0	45	A	California Native Die back 1 Trunk		
★	58	425521.87 m E	3775174.00 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	45	A	California Native Die back 1 Trunk		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	59	425505.58 m E	3775173.98 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	45	B	California Native Die back 1 Trunk		
★ ★ ★	60-62	425495.84 m E	3775171.54 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Clump of 3	1.5 1.5 1.5	35	C	California Native Die back Bark Damage Trimmed 1 Trunk		
★	63	425479.32 m E	3775172.56 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	2.0	8	B	California Native Die back Bark Damage 1 Trunk /3 Branches		
★ ★	64-66	425461.41 m E	3775186.51 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Clump of 3 Oaks	.91 .66 .41 3 Trees	40	B	California Native Die back Cluster of 3 Oaks Bark Damage 1 Trunk Each		
★	67	425447.65 m E	3775189.41 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	2.0	45	A	California Native Die back 1 Trunk /3 Branches		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★ ★	68-69	425450.21 m E	3775180.22 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cluster of Two	.83 .66 2 Trees	45	B	California Native Die back Cluster of 2 Oaks		
★	70	425446.50 m E	3775192.10 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	40	D	California Native Die back Bark Damage 1 Trunk		
★ ★	71-72	425432.98 m E	3775194.98 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cluster of 2 Oaks	1.5 1.5	40	C	California Native Die back Cluster of 2 Oaks 1 Trunk / 2 branches 1 Trunk		
★	73	425436.48 m E	3775188.35 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak One Tree	2.5	45	B	California Native Die back 1 Tree with 4 Trunks and 1 low Branch		
★ ★	74-75	425431.30 m E	3775195.21 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cluster of 2 Oaks	1.58 .66 2 Trees	45	B	California Native Die back Cluster of 2 Oaks 1 Trunk 1 Trunk w/ 2 Branches		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★ ★	76-77	425419.69 m E	3775192.58 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cluster of 2 Oaks	.91 .66 2 Trees	40	C	California Native Die back 1 Trunk 1 Trunk / 2 Branches		
★	78	425419.08 m E	3775203.01 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak Cut Oak	1.66	<10	D	California Native Die back Tree Cut Resprouting 1 Trunk / 3 Branches		
★	79	425406.11 m E	3775200.16 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.91	35	C	California Native Die back 1 Trunk		
★	80	425397.99 m E	3775209.51 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	40	B	California Native Die back 1 Trunk		
★	81	425398.02 m E	3775213.81 m N	Arecaceae Palm Family <i>Washingtonia robusta</i> Mexican Fan Palm*	1.0	40	A	Naturalized or California Native Die back 1 Trunk		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	82	425400.02 m E	3775207.91 m	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	45	B	California Native Die back 1 Trunk /3 Branches		
★	83	425505.05 m E	3775342.54 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	2.8	45+	A	California Native Die back Fenced		
★	84	425508.08 m E	3775331.13 m N	Plantanaceae <i>Plantanus racemosa</i> California or Western Sycamore	1.5	35	B	California Native Die back Fenced		
★	85	425534.42 m E	3775313.41 m N	Moraceae Ficeae Conosycea Ficus Family <i>benjamina</i> Weeping Fig	1.16	20	A	Ornamental or Exotic Species Fenced		
★	86	425542.04 m E	3775345.57 m N	Anacardiaceae Cashew Family <i>Schinus terebinthifolius</i> Brazilian pepper	.91	25	A	Ornamental or Exotic Species 1 Trunk		

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	87	425550.01 m E	3775332.02 m N	Anacardiaceae Cashew Family <i>Schinus terebinthifolius</i> Brazilian pepper	1.33	30	A	Ornamental or Exotic Species 2 Trunks /3 Branches		
★	88-90	425536.40 m E	3775333.73 m N	Moraceae Mulberry Family <i>Morus</i> species Mulberry Cluster of 3 small	.75 .66 .83 3 Trees	12-15	A	Ornamental or Exotic Species Fenced	N/A	
★	91	425544.02 m E	3775402.32 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	20	A	California Native Cut 1 Trunk /3 Branches	N/A	
	92	425549.76 m E	3775386.98 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	.41	12	A	California Native Die back 1 Trunk	N/A	
★	93	425546.88 m E	3775264.97 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.5	30	A	California Native 1 Trunk /3 Branches	N/A	

Mat. Sig. Tree	Tree #(s)	Location UTM	Location UTM	Description / Tree Name	Diameter at 36" above ground (in feet, = sum of all trunks)	Height in Feet	Health A-E (A = Best)	Description / Comment	Photo (Cell)	Photo (Nikon)
★	94	425548.68 m E	3775246.61 m N	Fagaceae Oak Family <i>Quercus agrifolia</i> Coast Live Oak	1.25	25	A	California Native 1 Trunk /2 Branches	N/A	
★	95	425439.35 m E	3775446.11 m N	Sapindaceae Soapberry Family (<i>Cupaniopsis anacardioides</i>) Carrotwood	.91	20	A	Ornamental or Exotic Species 1 Trunk	N/A	Not Available
★	96	425445.68 m E	3775445.72 m N	Sapindaceae Soapberry Family (<i>Cupaniopsis anacardioides</i>) Carrotwood	.91	15	A	Ornamental or Exotic Species 1 Trunk	N/A	Not Available
★	97	425452.52 m E	3775445.91 m N	Sapindaceae Soapberry Family (<i>Cupaniopsis anacardioides</i>) Carrotwood	.91	12	A	Ornamental or Exotic Species 1 Trunk	N/A	Not Available
★ ★	98-99 Cluster of 2	425433.35 m E	3775470.95 m N	Palm Species Ornamental Cluster of 2	.91 .91	18	C	Ornamental or Exotic Species 1 Trunk	N/A	Not Available
★ ★	100-101	425457.04 m E	3775470.53 m N	Palm Species Ornamental Cluster of 2	1.0 .91	18	C	Ornamental or Exotic Species 1 Trunk	N/A	Not Available
★ ★	102-103	425440.76 m E	3775468.12 m N	Palm Species Ornamental Cluster of 2	1.0 .83	5-7	C	Ornamental or Exotic Species 1 Trunk	N/A	Not Available

5.0) IMPACTS AND RECOMMENDATIONS

The purpose of this study was to identify possible biological resources on the subject property. Potential for presence of state and federal listed species was evaluated and “mature significant trees” (as defined by the San Dimas City Code) were identified and recorded.

The effects and recommendations identified are based on the literature review, L&L’s biological knowledge of species and habitats in the site vicinity, and the biological field survey. The information in this section is intended to serve as a planning tool for making decisions about future development of the project site.

Most of the site contains no natural habitat due to various past and ongoing anthropogenic disturbances in association with an equestrian center, an active nursery, and residential land uses. The exception is a narrow band of closed-canopy coast live oak woodland that is present along the southern boundary, just south of the equestrian center.

Impacts to Sensitive Species

One (1) sensitive tree species, the California walnut, is present but will not be impacted by the current design. This tree is not considered a mature significant tree. Four wildlife were determined to have a moderate potential of occurring onsite and three additional species have a moderate potential of foraging onsite. Based on the results of this survey, habitat to support special status species is, for the most part, not present on the site and impacts to special status species are not expected. Impacts to these sensitive species, if they were to occur, are generally not regulated. No additional surveys are recommended, other than the nesting bird survey discussed below.

Trees suitable for raptor and migratory bird nesting are present within and around the site. L&L recommends a preconstruction survey for nesting birds (raptors in particular) immediately prior to any site disturbance during the nesting season (February 1 through August 31). If nesting raptors or other migratory birds are present avoidance of nesting trees will be required and a buffer, determined by the biologist, established until juvenile birds have fledged and/or an authorized biologist has verified that the nest has become inactive.

Coast live oak woodland is present along the southern edge of the surey area. The project was designed to avoid the majority of impacts to this sensitive habitat, but impacts will occur to six of

the oaks contiguous to the northern edge of the woodland and there may be impacts within the dripline of an additional six oaks.

Mature Significant Trees

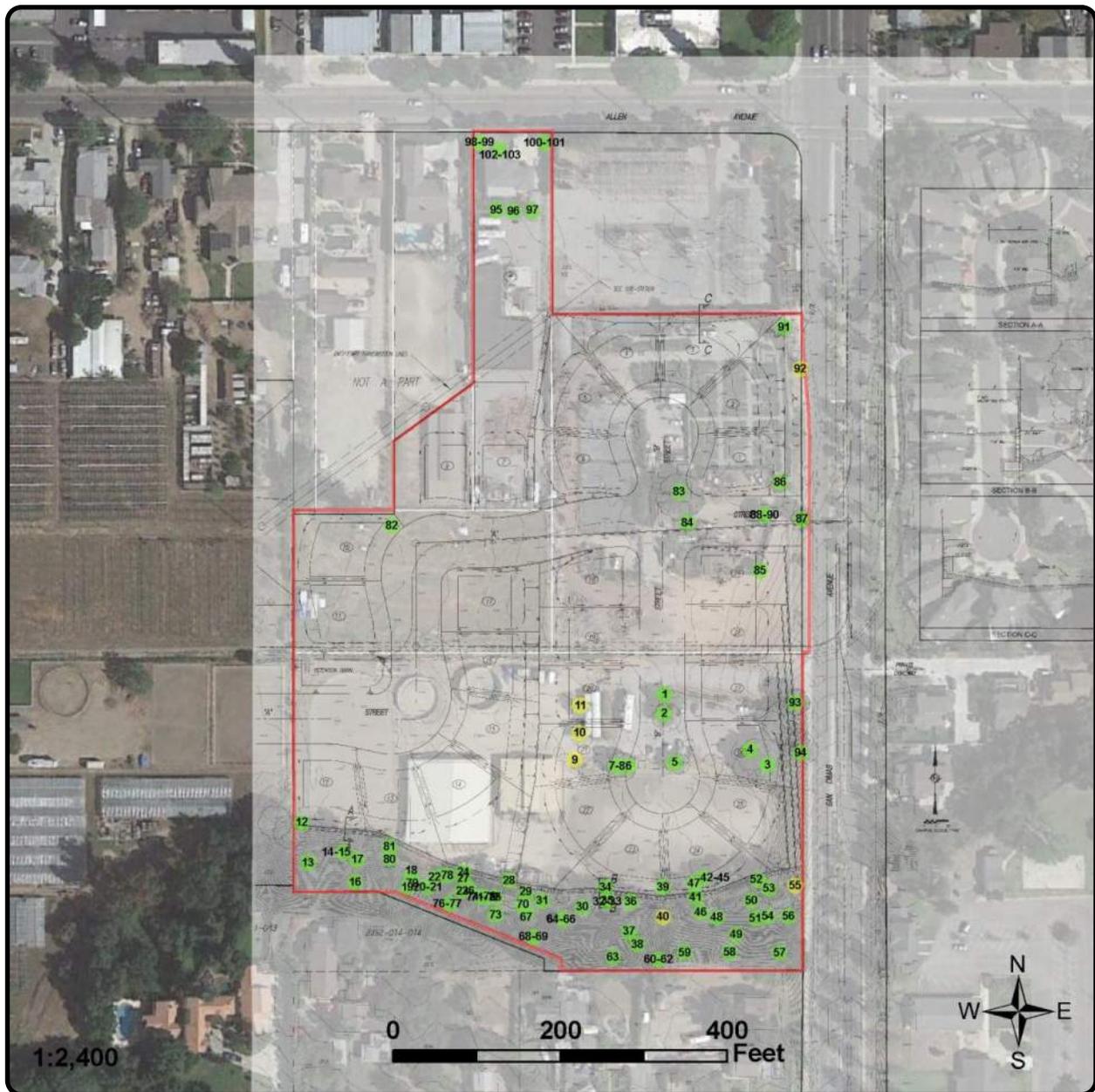
Based upon the development plan available, 27 of the 90 Mature Significant Trees in the survey area fall within the planned impact area (see Figure 8). Trees numbered 1, 2, 3, 4, 5, 6, 7, 8, 12, 28, 34, 39, 42, 43, 44, 45, 47, 82, 83, 84, 85, 86, 87, 90, 91, 93, and 94 fall within the planned impact zone. Those Mature Significant Trees that will be impacted by development on the private, previously developed land include 16 coast live oak trees measuring between 0.66 and 2.8 feet at 36 inches above the ground and 11 other species measuring between 0.83 and 1.75 at 36 inches above the ground.

Additional Mature Significant Trees 24, 29, 35, 36, 41, 52 and 81 may be affected by impacts under the dripline of the tree. L&L recommends impacts to these trees be reassessed after the grading plan is finalized, prior to impacts.

L&L recommends mitigating for impacts to Mature Significant Trees according to the City of San Dimas municipal code, which generally calls for replacement at a rate of 2:1 with a tree of 15 gallons or an equivalent values and size within the project area. The exact number of mitigation trees will be outlined in the project conditions of approval.

Impacts to Jurisdictional Areas

The site does not support a jurisdictional drainage or contain woody water dependent vegetation associated with any drainage feature. Soil types are not consistent with an alkali playa or vernal pool complex and pools or depressions characteristic of vernal habitat were not noted as present on the subject property. The project will not impact any jurisdictional features.



L&L Environmental, Inc.

BIOLOGICAL AND CULTURAL
INVESTIGATIONS AND MONITORING

STF-15-486
August 2015

Figure 8

Development Plan
(Photo obtained from Google Earth, 03/2015)

San Dimas Avenue, City of San Dimas
County of Los Angeles, California

6.0) REFERENCES

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APPENDIX A

Table 2. List of plant and wildlife species identified on the North San Dimas Avenue Project site. *Ornamental species are included only if planted or naturalized. Potted plants observed at the onsite nursery are excluded from this list.

<u>Scientific Name</u>	<u>Plants</u>	<u>Common Name</u>
Aizoaceae <i>Carpobrotus</i> sp.		Fig-Marigold Family Pigface Iceplant*
Amaranthaceae <i>Amaranthus albus</i>		Pigweed Family Tumble Pigweed*
Anacardiaceae <i>Schinus terebinthifolius</i> <i>Toxicodendron diversilobum</i>		Sumac Family Brazilian Pepper* Poison Oak
Apocynaceae <i>Vinca</i> sp.		Dogbane Family Vinca*
Asteraceae <i>Ambrosia acanthicarpa</i> <i>Artemisia douglasiana</i> <i>Carduus pycnocephalus</i> <i>Centaurea melitensis</i> <i>Conyza canadensis</i> <i>Gnaphalium luteo-album</i> <i>Helianthus annuus</i> <i>Lactuca serriola</i> <i>Senecio vulgaris</i> <i>Sonchus oleraceus</i>		Sunflower Family Annual Bur-Weed Mugwort Italian Thistle* Tocalote* Horseweed Everlasting Cudweed Annual Sunflower Prickly-lettuce* Common Groundsel* Sow-thistle*
Brassicaceae <i>Sisymbrium irio</i>		Mustard Family London Rocket*
Cactaceae <i>Opuntia</i> sp.		Cactus Family Prickly Pear
Caprifoliaceae <i>Sambucus mexicana</i>		Honeysuckle Family Blue Elderberry
Chenopodiaceae <i>Salsola tragus</i> <i>Chenopodium album</i>		Goosefoot Family Russian Thistle* Lamb's Quarters*

Scientific Name

Plants (continued)

Common Name

Convolvulaceae

Convolvulus arvensis

Mourning-Glory Family

Bindweed*

Cucurbitaceae

Marah macrocarpus

Gourd Family

Wild-cucumber

Fagaceae

Quercus agrifolia

Oak Family

Coast Live Oak

Hamamelidaceae

Liquidamber sp.

Witchhazel Family

Sweetegum*

Juglandaceae

Juglans californica

Walnut Family

Southern California Black Walnut

Lythraceae

Lagerstroemia sp.

Loosestrife Family

Crepe Myrtle*

Malvaceae

Malva parviflora

Mallow Family

Cheeseweed*

Moraceae

Morus sp.

Mulberry Family

Mulberry*

Polygonaceae

Polygonum aviculare

Buckwheat Family

Knotweed*

Solanaceae

Nicotiana glauca

Nightshade Family

Tobacco Tree*

Rosaceae

Heteromeles arbutifolia

Prunus illicifolia

Rose Family

Toyon

Holly-leaved Cherry

Simaroubaceae

Ailanthus altissima

Ailanthus Family

Tree of Heaven*

Solanaceae

Datura wrightii

Solanum americanum

Nightshade Family

Western Jimsonweed

Little White Nightshade

Zygophyllaceae

Tribulus terrestris

Caltrop Family

Puncture Vine*

Arecaceae

Washingtonia robusta

Palm Family

Mexican Fan Palm*

Scientific Name

Plants (continued)

Common Name

Poaceae

Avena barbata
Bromus diandrus
Digitaria sanguinalis
Echinochloa crus-galli
Schismus barbatus

Grass Family

Slender Wild Oat*
Ripgut Brome*
Large Crabgrass*
Barnyard Grass*
Mediterranean Grass

Birds

Columbidae

Zenaida macroura

Pigeon Family

Mourning Dove

Corvidae

Aphelocoma californica
Corvus brachyrhynchos
Corvus corax clarionensis

Jay and Crow Family

Western Scrub Jay
American Crow
Common Raven

Emberizidae

Pipilo crissalis
Pipilo maculatus

Emberizine Sparrow Family

California Towhee
Spotted Towhee

Fringillidae

Carpodacus mexicanus

Finch Family

House Finch

Mimidae

Mimus polyglottos polyglottos

Mockingbird Family

Northern Mockingbird

Paridae

Baeolophus inornatus

Titmouse Family

Oak Titmouse

Picidae

Picoides nuttallii

Woodpecker Family

Nuttall's Woodpecker

Timaliidae

Chamaea fasciata

Babbler Family

Wrentit

Trochilidae

Calypte anna

Hummingbird Family

Anna's Hummingbird

Tyrannidae

Sayornis nigricans

Tyrant Flycatchers

Black Phoebe

* Excludes invertebrates

Table 3. Evaluation of special status species recorded within the California Natural Diversity Database within 10 miles of the project area for potential presence onsite.

Plants

Special Status Species	Habitat and Distribution	Flower Season	Status Designation	Occurrence Probability
<i>Arctostaphylos glandulosa</i> ssp. <i>gabrielensis</i> San Gabriel manzanita	Chaparral. Rocky outcrops; can be dominant shrub where it occurs. 1500 m.	March	Fed: none Calif: S2 CNPS: 1B.2	ABSENT Habitat not present.
<i>Atriplex coulteri</i> Coulter's saltbush	Coastal bluff scrub, coastal dunes, coastal scrub, valley and foothill grassland. Ocean bluffs, ridgetops, as well as alkaline low places. 10-440 m.	March - October	Fed: none Calif: S2 CNPS: 1B.2	ABSENT Habitat not present.
<i>Berberis nevinii</i> (<i>Mahonia nevinii</i>) Nevin's barberry	Coastal sage scrub, chaparral, oak woodland, riparian scrub on sandy or gravelly soils usually below 2700 ft.; scattered localities in LA, San Bern, Riv, and San Diego Cos.	March - June (can ID all year)	Fed: END Ca: 2.2, END CNPS: 1B.1	LOW Not observed (readily identifiable, all year) Potential habitat.
<i>Brodiaea filifolia</i> Thread-leaved brodiaea	Grasslands, vernal pools/alkali sink in inland valleys; often on upland heavy clay soils nearer coast; scattered in S CA foothills and valleys (LA Co to S Bern. & San Diego Cos.), below ±2500 ft. el.	May - June	Fed: THR Ca: S2.1 END CNPS: 1B.1	LOW Not found and no similar plant associations.
<i>California macrophylla</i> Round-leaved filaree	Clay soils, open places in shrubland or grassland, below about 3500 ft. elev.; Central Valley South to N Mexico and east to Utah.	March-May	Fed: none Calif: S2.1 CNPS: 2	ABSENT Habitat not present.
<i>Calochortus clavatus</i> var. <i>gracilis</i> Slender mariposa lily	Openings in chaparral, coastal scrub, valley and foothill grassland. 1000 – 3300 ft. elevation. Los Angeles and Ventura Counties. Southern base of San Gabriel Mountains	March - June	Fed: none Calif: S2 CNPS: 1B.2	LOW Prefers open areas in habitat. Much of potential habitat developed/disturbed. Not observed.
<i>Calochortus plummerae</i> Plummer's mariposa lily	Chaparral, coastal scrub, pine forest, valley and foothill grassland, 300 - 5600 ft. el.; widespread but uncommon throughout S Ca. mtns., foothills, and valleys	May - July	Fed: none Calif: S3.2 CNPS: 1B.2	LOW Much of potential habitat developed/disturbed. Not observed.
<i>Calochortus weedii</i> var. <i>intermedius</i> Intermediate mariposa lily	Chaparral, coastal sage scrub, valley grassland, sandy or clay soils, often on sandstone outcrops between 950-2800 ft. el.; coastal S and cent. Calif. Cos.	May - July	Fed: none Calif: S2.2 CNPS: 1B.2	LOW Much of potential habitat developed/disturbed. Not observed.
<i>Calystegia felix</i> Lucky morning-glory	Meadows and seeps, riparian scrub. Sometimes alkaline, alluvial. 30-215 m.		Fed: none Calif: SH CNPS: 3.1	ABSENT Habitat not present.
<i>Chorizanthe parryi</i> var. <i>parryi</i> Parry's spineflower	LA, San Bernardino, and Riverside Cos.; sandy places in alluvial washes, scrublands, valley and foothill grasslands, ±1000-4000 ft. elev.	April - June	Fed: none Calif: S2 CNPS: 1B.1	LOW Much of potential habitat developed/disturbed. Not observed.
<i>Dodecahema leptoceras</i> Slender-horned spineflower	Open, sandy alluvial benches in valleys and canyons. Shrubland and cismontane woodland; San Fernando Vally, Santa Ana River Valley, W Riverside Co. Range 650 – 2500 ft. El.	April - June	Fed: END Calif: 1.1, END CNPS: 1B.1	LOW Much of potential habitat developed/disturbed. Not observed.

Special Status Species	Habitat and Distribution	Flower Season	Status Designation	Occurrence Probability
<i>Dudleya cymosa</i> ssp. <i>crebrifolia</i> San Gabriel River dudleya	Perennial herb found in chaparral, on granitic slopes and flats along the San Gabriel River and in the San Gabriel Mts. between 0 - 1312 feet in elevation.	April - July	Fed: none Calif: S1.2 CNPS: 1B.2	LOW Limited distribution.
<i>Dudleya densiflora</i> San Gabriel Mountains dudleya	Succulent Perennial in chaparral, yellow pine forest and coastal sage scrub found on the granitic, steep rocky slopes/ cliffs of the San Gabriel Mts. 800-2000 ft in el. 3 pops in Fish, Roberts, San Gabriel Canyon.	May - June	Fed: none Calif: S1.1 CNPS: 1B.1	ABSENT Habitat not present.
<i>Dudleya multicaulis</i> Many-stemmed dudleya	Heavy soils, often clay, in grassland or shrubland, SW Calif., below about 2600 ft. elev.	April - July	Fed: none Calif: S2 CNPS: 1B.2	ABSENT Habitat not present.
<i>Fimbristylis thermalis</i> Hot springs fimbristylis	Found in fresh water wetlands, freshwater marsh, Mineralized sands of springs, meadows and alkaline seeps. El. range 360 – 4400ft.	July - Sept	Fed: none Calif: S2.2 CNPS: 2.2	ABSENT Habitat not present.
<i>Galium grande</i> San Gabriel bedstraw	Broadleafed upland forest, chaparral, cismontane woodland, lower montane coniferous forest, elev. of 1400 – 5000ft . From the San Gabriel Mts.	Jan - July	Fed: none Calif: S2.2 CNPS: 1B.2	ABSENT Habitat not present.
<i>Horkelia cuneata</i> ssp. <i>puberula</i> Mesa horkelia	Perennial herb found in chaparral, cismontane woodland and coastal scrub on sandy or gravelly soils. Elevational range 229 – 2296 feet.	Feb – July (Sept rare)	Fed: none Calif: S2.1 CNPS: 1B.1	LOW Much of potential habitat developed/ disturbed. Not observed.
<i>Imperata brevifolia</i> California satintail	Perennial herb found in wet springs, meadows, streamsides, flood plains in chaparral, coastal scrub, Mojavean desert scrub. San Joaquin Valley, San Gabriel Mts, San Bernardino Mts., Elevational range 0 – 1640ft.	Sept - May	Fed: none Calif: S2.1 CNPS: 2.1	ABSENT Habitat not present.
<i>Juglans californica</i> var. <i>californica</i> S. California black walnut	Walnut woodland, coastal sage scrub, chaparral, gen. < ±3000 ft. elev.; Ventura, LA, Orange, San Bernardino Cos.	Mar – Aug Can ID all year	Fed: none Calif: S3.2 CNPS: 4.2	OCCURS
<i>Lepidium virginicum</i> var. <i>robinsonii</i> Robinson's pepper-grass	Shrublands (chaparral & coastal sage scrub) below about 2900 ft. elev.; Los Angeles Co, inland to Riverside & San Bernardino Cos, and S to Baja Calif	Jan - July	Fed: none Calif: S2.2 CNPS: 1B.2	LOW Much of potential habitat developed/ disturbed. Not observed.
<i>Monardella macrantha</i> ssp. <i>hallii</i> Hall's monardella	Montane forests, valley and foothill grassland and mixed chaparral, on slopes and ridges +/-2500-6500 ft. el.; San Bern. and San Gabriel Mts., Peninsular Ranges (Riv. and SD Cos.)	June – Oct	Fed: none Calif: S3.3 CNPS: 1B.3	ABSENT Habitat not present.
<i>Orobanche valida</i> ssp. <i>valida</i> Rock creek broomrape	Chaparral and Pinyon juniper woodland. In Inyo, LA, San Bernardino and Ventura Counties. Elevational range 4100-6562 ft.		Fed: none Calif: S2 CNPS: 1B.2	ABSENT Habitat not present.
<i>Pseudognaphalium leucocephalum</i> White rabbit-tobacco	Dry, sandy creek bottoms in chaparral, cismontane woodland, coastal scrub, riparian woodland. Elevational range 0 – 6890 ft.	Aug - Nov	Fed: none Calif: S2S3.2 CNPS: 2.2	ABSENT Habitat not present.
<i>Quercus agrifolia</i> Coast live oak woodland	More mesic areas of coastal California from Sonoma County south into Baja California.	Feb. - April	Fed: none Calif: S4 CNPS: -----	OCCURS

Special Status Species	Habitat and Distribution	Flower Season	Status Designation	Occurrence Probability
<i>Senecio aphanactis</i> Chaparral ragwort	Chaparral, cismontane woodland, coastal scrub, in alkaline flats below about 1300 ft. elev.; W Calif. (from Solano Co. south) and Baja Calif.	Jan - April	Fed: none Calif: S1.2 CNPS: 2.2	LOW Much of potential habitat developed/ disturbed. Not observed.
<i>Sidalcea neomexicana</i> Salt Spring checkerbloom	Playas, chaparral, coastal scrub, lower montane coniferous forest, Mojavean desert scrub. Alkali springs and marshes. 0-1530 m.	March - June	Fed: none Calif: S2 CNPS: 2B.2	ABSENT Habitat not present.
<i>Symphotrichum defoliatum</i> San Bernardino aster	Meadows and seeps, cismontane woodland, coastal scrub, lower montane coniferous forest, marshes and swamps, valley and foothill grassland. Vernally mesic grassland or near ditches, streams and springs; disturbed areas. 2-2040 m.	July - Nov.	Fed: none Calif: S2 CNPS: 1B.2	LOW Much of potential habitat developed/ disturbed. Not observed.
<i>Symphotrichum greatae</i> Greata's aster	Perennial herb. Mesic Canyons, Broadleafed upland forest, chaparral, cismontane woodland, lower montane coniferous forest, riparian woodland. Between 984-6888 ft. elev.	June - October	Fed: none Calif: S2.3 CNPS: 1B.3	ABSENT Habitat not present.
<i>Thelypteris puberula</i> var. <i>sonorensis</i> Sonoran maiden fern	Meadows, seeps/streambanks between ±150 and 1800 ft. el.; coastal ft. hills of Santa Monica, San Gabriel, San Bern. Mts., desert ft. hills of San Jacinto Mts; to AZ and Baja CA.	Jan - Sept	Fed: None Calif: S2.2? CNPS: 2.2	ABSENT Habitat not present.
<i>Thysanocarpus rigidus</i> Rigid fringe pod	Pinyon and juniper woodland. Dry, rocky slopes and ridges of oak and pine woodland in arid mountain ranges. 600-2200 m.	Feb. - May	Fed: none Calif: S1S2 CNPS: 1B.2	ABSENT Habitat not present.

Plant references: CDFW (1998, 1999, 2015), Hickman (ed., 1993) Munz (1974), Skinner & Pavlik (1994), USFWS (1993, 1996), CNPS 2015, Calflora 2015.

Invertebrates

Special Status Species	Habitat and Distribution	Status Designation	Occurrence Probability
<i>Callophrys mossii hidakupa</i> San Gabriel Mountains elfin butterfly	San Gabriel & San Bernardino mountains at elevations of 3,000 to approximately 5,500 ft. Foodplant is <i>Sedum spathulifolium</i> . Type locality is southern mixed evergreen forest.	Fed: None Calif: None NDDB: S1S2	ABSENT Habitat not present.
<i>Diplectrona californica</i> California diplectronan caddisfly	Aquatic.	Fed: None Calif: None NDDB: S1S2	ABSENT Habitat not present.

Fish

Special Status Species	Habitat and Distribution	Status Designation	Occurrence Probability
<i>Catostomus santaanae</i> Santa Ana sucker	Silver fish with dark irregular blotches on the dorsal surface. 200m. in length. In small to medium permanent streams. LA and San Gabriel drainage, lower Santa Ana River.	Fed: THR Calif: None NDDB: S1	ABSENT Habitat not present.
<i>Rhinichthys osculus</i> "subspecies 3" Santa Ana speckled dace	Endemic to Santa Ana and San Gabriel Riv. watersheds, historic in Big Tujunga Cyn. Santa Ana Riv. populations in lower San Bernardino Mtn. foothills & washes.	Fed: None Calif: None NDDB: S1	ABSENT Habitat not present.

Special Status Species	Habitat and Distribution	Status Designation	Occurrence Probability
<i>Gila orcutti</i> Arroyo chub	Slow-moving or backwater sections of warm/cool streams with mud or sand substrates. LA, San Gabriel, San Luis Rey, Santa Ana & Santa Margarita Riv. and Malibu and San Juan creeks.	Fed: None Calif: None NDDB: S2.1	ABSENT Habitat not present.

Reptiles & Amphibians

Special Status Species	Habitat and Distribution	Status Designation	Occurrence Probability
<i>Anaxyrus californicus</i> Arroyo toad	Semi-arid regions near washes or intermittent streams, including valley-foothill and desert riparian, desert wash, etc. Rivers with sandy banks, willows, cottonwoods, and sycamores; loose, gravelly areas of streams in drier parts of range.	Fed: END Calif: SSC NDDB: S2S3	LOW Manmade ditch has rocky, not sandy/gravelly, bottom.
<i>Anniella pulchra pulchra</i> Silvery legless lizard	Various habitats, mainly shrublands, <6000' elevation; Coast Ranges from Bay area to northern Baja Calif., sw Sierra Nevada, parts of the Central Valley, Trans. and Penins. ranges	Fed: None Calif: SSC NDDB: S3	LOW Developed/ disturbed site.
<i>Aspidoscelis tigris stejnegeri</i> Coastal whiptail	Woodlands, shrublands; SW CA through much of Baja CA, below ±7500 ft. elev.	Fed: None Calif: None NDDB: S2S3	MODERATE Potential disturbed habitat.
<i>Emys marmorata</i> Western pond turtle	A thoroughly aquatic turtle of ponds, marshes, rivers, streams & irrigation ditches, usually with aquatic vegetation, below 6000 ft elevation. Need basking sites and suitable (sandy banks or grassy open fields) upland habitat up to 0.5 km from water for egg-laying.	Fed: None Calif: SSC NDDB: S3	ABSENT Habitat not present.
<i>Ensatina klauberi</i> Large-blotched salamander	Found in conifer and woodland associations. Found in leaf litter, decaying logs and shrubs in heavily forested areas.	Fed: None Calif: SSC NDDB: S3	ABSENT Habitat not present.
<i>Phrynosoma blainvillii</i> Coast horned lizard	Coastal sage scrub, low elevation chaparral, annual grassland, oak and riparian woodlands, and coniferous forests. SW CA to NW Baja CA, Mex.	Fed: None Calif: SSC NDDB: S3S4	MODERATE Potential disturbed habitat.
<i>Rana muscosa</i> Southern mountain yellow-legged frog	Always encountered within a few feet of water. Tadpoles may require up to 2 years to complete development	Fed: END Calif: SSC NDDB: S1	ABSENT No suitable aquatic habitat present.
<i>Taricha torosa</i> Coast range newt	Wet forests, oak forest, chaparral, and rolling grasslands. This species frequents terrestrial habitats, but breeds in ponds, reservoirs, and slow moving streams. Endemic to Ca. Coast range mountains from Mendocino to San Diego Co.	Fed: None Calif: SSC NDDB: S4	ABSENT No suitable aquatic habitat present.
<i>Thamnophis hammondi</i> Two-striped garter snake	In or near perennial fresh water and adjacent riparian habitat, usu. about pools in streams; SW CA & NW Baja CA.	Fed: None Calif: SSC NDDB: S2	ABSENT No suitable aquatic habitat present.

Birds

Special Status Species	Habitat and Distribution	Status Designation	Occurrence Probability
<i>Accipiter cooperii</i> Cooper's hawk	Cismontane woodland, riparian forest, riparian woodland (including oak woodland, walnut woodland and gum trees), upper montane coniferous forest. Forages in open areas over scrublands; California, Mexico, Central America.	Fed: None Calif: None NDDB: S3 (breeding)	LOW Developed/ disturbed site.
<i>Agelaius tricolor</i> Tricolored blackbird (nesting colony)	Breeds colonially in freshwater marshes, nomadic among marshes and fields in winter; almost completely endemic to Calif.	Fed: None Calif: SSC NDDB: S2	ABSENT Habitat not present.
<i>Aimophila ruficeps canescens</i> Southern California Rufous-crowned sparrow	Sparse, mixed chaparral, scrub, rocky, brushy slopes. Central California to Baja California.	Fed: None Calif: None NDDB: S2S3	LOW Much of potential habitat developed/ disturbed. Not observed.
<i>Aquila chrysaetos</i> Golden eagle	Nests on rock ledge of cliff or in large tree (e.g., oak or eucalyptus in California). Pair may have several alternate nests; may use same nest in consecutive years or shift to alternate nest used in different years. Forages in grassland and open habitats in rolling foothills, mountainous areas, sage-juniper flats, and deserts. Western North America. This species is very sensitive to disturbance.	Fed: None Calif: None NDDB: S3	LOW-ABSENT Developed/ disturbed site.
<i>Buteo swainsoni</i> Swainson's hawk	Grassland/agricultural; large trees for nesting, desert scrub with Joshua Tree & Freemont cotton-wood overstory, near streams and open fields. Breeds overwhelmingly in Great Basin and Central Valley of California.	Fed: None Calif: THR NDDB: S2	LOW-ABSENT Developed/ disturbed site.
<i>Coccyzus americanus occidentalis</i> Western yellow-billed cuckoo	Inhabits extensive, relatively broad, well-shaded riparian forests. Declined to only a handful of tiny populations in California. Historically it occurred in most of the United States (excluding the northwestern states), and into Baja California and northern Mexico.	Fed: THR Calif: END NDDB: S1	ABSENT Habitat not present.
<i>Cypseloides niger</i> Black swift	Mtn. regions of central and SW coastal CA. require waterfalls for nesting; typically falls are perm. or intermit. in the breeding season (June to Sept). Nesting sites encircled by coniferous forests, often mixed conifer or spruce-fir forests, may include mountain shrub, aspen, or alpine components. Streams are typic. mountain riparian hab.	Fed: None Calif: SSC NDDB: S2	ABSENT Habitat not present.
<i>Falco columbarius</i> Merlin	Woodlands, grasslands, agricultural fields, and areas around livestock feed lots. Winter migratory bird to southern California.	Fed: None Calif: None NDDB: S3	MODERATE Potential disturbed habitat.
<i>Icteria virens</i> Yellow-breasted chat	Summer resident, inhabits riparian thickets of willow near watercourses, low dense riparian willow.	Fed: None Calif: SSC NDDB: S3	ABSENT Habitat not present.
<i>Poliophtila californica californica</i> Coastal California gnatcatcher	Sage scrub comms. also chaparral, grasslands & riparian comms. adjacent to or mixed with sage scrub. S. Ventura Co. to LA, Orange, Riv., San Bern., San D. Cos into Baja CA, Mexico.	Fed: THR Calif: SSC NDDB: S2	ABSENT Habitat not present.
<i>Vireo bellii pusillus</i> Least Bell's vireo	Found in riparian woodlands, bottomlands, and mesquite. Ranges from northern Mex. and Baja CA, into S. CA and the S. mid-western US.	Fed: END Calif: END NDDB: S2	ABSENT Habitat not present.

Mammals

Special Status Species	Habitat and Distribution	Status Designation	Occurrence Probability
<i>Antrozous pallidus</i> Pallid bat	Rock outcrops of shrublands, below about 6000' elevation; in Calif. (excludes high mountains), southwest North America to interior Oregon and Washington; hibernates in winter	Fed: None Calif: SSC NDDB: S3	ABSENT Habitat not present.
<i>Chaetodipus fallax fallax</i> Northwestern San Diego pocket mouse	Coastal scrub, chaparral, grasslands, sagebrush, etc. in western San Diego Co. Sandy, herbaceous areas, usually in association with rocks or coarse gravel.	Fed: None Calif: SSC NDDB: S3S4	LOW Developed/ disturbed site.
<i>Eumops perotis californicus</i> Western mastiff bat	Lowlands (with rare exceptions); Cent. and S. CA, southern AZ, NM, southwest TX; roosts in deep rock crevices, often cliff faces. Forages over wide area. Can roost in trees.	Fed: None Calif: None NDDB: S3?	Nesting: LOW Foraging: MODERATE Potential foraging habitat.
<i>Lasiurus cinereus</i> Hoary bat	Wooded areas where it roosts in the open by hanging from a branch, forages over wide area. Prefers trees at the edge of clearings, but can occur in heavy forests, open areas, and urban areas. Widespread from Canada through the US into Central and S. America.	Fed: None Calif: None NDDB: S4	MODERATE Appropriate habitat. Early Records in San Dimas Creek and Big Dalton Dam.
<i>Lasiurus xanthinus</i> Western yellow bat	Found in valley foothill riparian, desert riparian, desert wash, and palm oasis habitats. Roosts in trees, particularly palms. Forages over water and among trees.	Fed: None Calif: SSC NDDB: S3	LOW- MODERATE Some potential habitat.
<i>Lepus californicus bennettii</i> San Diego black-tailed jackrabbit	Chaparral, coastal or Riversidean sage scrub with adjacent open grassland. Los Angeles County south to San Quintin, Baja Ca, Mex.	Fed: None Calif: SSC NDDB: S3S4	LOW- MODERATE Some potential dist. habitat.
<i>Myotis yumanensis</i> Yuma myotis	Variety of habitats, i.e., Juniper and riparian woodlands, arid shrublands. Closely associated with water. Roosts in caves, attics, buildings, mines, under bridges and similar structures. W. North Am. from Canada to central Mex. as far east as OK. Widespread in CA.	Fed: None Calif: None NDDB: S4	Nesting: LOW Foraging: MODERATE Potential foraging habitat.
<i>Neotoma lepida intermedia</i> San Diego desert woodrat	Arid shrublands, rocky outcrops and crevices; cismontane CA, San Luis Obispo to San Diego County and northwest Baja Calif.	Fed: None Calif: SSC NDDB: S3S4	ABSENT-LOW No rocky outcrops and no sign (evidence relatively easily identified)
<i>Nyctinomops femorosaccus</i> Pocketed free-tailed bat	Variety of arid areas in Southern California; pine-juniper woodlands, desert scrub, palm oasis, desert wash, desert riparian, etc. Rocky areas with high cliffs.	Fed: None Calif: SSC NDDB: S3	Nesting: LOW Foraging: MODERATE Potential foraging habitat.
<i>Nyctinomops macrotis</i> Big free-tailed bat	Low-lying arid areas in Southern California. Need high cliffs or rocky outcrops for roosting sites. Feeds principally on large moths.	Fed: None Calif: SSC NDDB: S3	LOW Long distance to roosting sites.
<i>Ovis canadensis nelsoni</i> Nelson's bighorn sheep	Open shrublands and conifer forest, remote mountains; scattered populations in Transverse ranges, Mojave Desert Ranges, White Mtns. Typically inhabits slopes at elevations of 2500-5000 ft. in winter and 6000-8500 in summer.	Fed: None Ca: None NDDB: S3	ABSENT Habitat not present.
<i>Taxidea taxus</i> American badger	Mountains, deserts, interior valleys where burrowing animals are available prey and soil permits digging; Usually open treeless areas. Throughout Central and western North America.	Fed: None Calif: SSC NDDB: S4	LOW Disturbed developed site.

APPENDIX B

Site Photographs





(1)



(4) Oak woodland in the background



(2)



(5) Oak woodland in the background



(3)



(6) Disturbed/Ruderal vegetation



(7)



(10)



(8)



(11)



(9)



(12)

Certification

Certification: I hereby certify that the statements furnished above and in the attached exhibits present the data and information required for this biological evaluation, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief.

DATE: August 17, 2015 SIGNED: _____
Leslie Irish, Principal, L&L Environmental, Inc.
951-681-4929

1) Fieldwork Performed By:
Guy Bruyea
Name

2) Fieldwork Performed By:
Leslie Irish
Name

3) Fieldwork Performed By:
Rebecca Mangum
Name

4) Fieldwork Performed By:

Name

5) Fieldwork Performed By:

Name

6) Fieldwork Performed By:

Name

Check here if adding any additional names / signatures below or on other side of page.

BIOLOGICAL REPORT SUMMARY SHEET

Applicant Name: <u>MJW Investments, LLC</u>		
Assessor's Identification Number(s): <u>8392-013-028, 8392-013-029, 8392-013-031,</u> <u>8392-013-032, & 8392-014-037</u>		
Section, Township and Range: <u>Section 33, Township 1 North, Range 9 West</u>		
Building and Safety Log Number: _____		
Case Number: _____	Lot/Parcel _____	EA Number _____

MARK ITEM(S) SURVEYED FOR	SPECIES or ENVIRONMENTAL ISSUE of CONCERN	<i>(Mark Yes, No, or N/A regarding species findings on the referenced site)</i>		
		Yes	No	n/a
	Arroyo Southwestern Toad	Yes	No	n/a
X	Blueline Stream(s)	Yes	No	n/a
X	Burrowing Owl	Yes	No	n/a
	Coachella Valley Fringed-toed Lizard	Yes	No	n/a
X	Coastal California Gnatcatcher	Yes	No	n/a
X	Coastal Sage Scrub	Yes	No	n/a
	Delhi Sands Flower-loving Fly	Yes	No	n/a
	Desert Pupfish	Yes	No	n/a
	Desert Slender Salamander	Yes	No	n/a
	Desert Tortoise	Yes	No	n/a
	Flat-tailed Horned Lizard	Yes	No	n/a
X	Least Bell's Vireo	Yes	No	n/a
X	Oak Woodlands	Yes	No	n/a
	Quino Checkerspot Butterfly	Yes	No	n/a
	Riverside Fairy Shrimp	Yes	No	n/a
	Santa Ana River Woollystar	Yes	No	n/a
	San Bernardino Kangaroo Rat	Yes	No	n/a
	Slender-horned Spineflower	Yes	No	n/a
	Stephens' Kangaroo Rat	Yes	No	n/a
X	Vernal Pools	Yes	No	n/a
X	Wetlands	Yes	No	n/a

MARK ITEM(S) SURVEYED FOR	SPECIES or ENVIRONMENTAL ISSUE of CONCERN	(Mark Yes, No, or N/A regarding species findings on the referenced site)		
		Yes	No	n/a
X	"Mature Significant Trees"	Yes	No	n/a
	Other	Yes	No	n/a
	Other	Yes	No	n/a
	Other	Yes	No	n/a
	Other	Yes	No	n/a
	Other	Yes	No	n/a

Species of concern shall be any unique, rare, endangered, or threatened species. It shall include species used to delineate wetlands and riparian corridors. It shall also include any hosts, perching, or food plants used by any animals listed as rare, endangered, threatened, or candidate species by either state, or federal regulations, as listed by the California Department of Fish and Wildlife Natural Diversity Data Base (CNDDDB).

I declare under penalty of perjury that the information provided on this summary sheet is in accordance with the information provided in the biological report or habitat assessment.

L & L Environmental, Inc.
 Signature and Company Name

 August 11, 2015
 Date

 10(a) Permit Number (if applicable)

 Permit Expiration Date

**LEVEL OF SIGNIFICANCE CHECKLIST
For Biological Resources**

Case Number: _____ Lot/Parcel No. _____ EA Number _____

Assessor's Identification Number(s): 8392-013-028, 8392-013-029, 8392-013-031, 8392-013-032, & 8392-014-037

Date: August 11, 2015

Biological Resources: (Check the level of impact that applies to the following questions.)

Potentially Significant Impact	Less than Significant Impact with Mitigation Incorporated	Less than Significant Impact	No Impact
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
a) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Conservation Community Plan, or other approved local, regional, or state conservation plan?			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Have a substantial adverse effect, either directly or through habitat modifications, on any endangered, or threatened species, as listed in Title 14 of the California Code of Regulations (Sections 670.2 or 670.5) or in Title 50, Code of Federal Regulations (Sections 17.11 or 17.12)?			
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Wildlife, or U. S. Wildlife Service?			
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Interfere substantially with the movement of any native resident or migratory fish or wildlife species, or with established native resident migratory wildlife corridors, or impede the use of native wildlife nursery sites?			
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**LEVEL OF SIGNIFICANCE CHECKLIST
For Biological Resources**

e) Have a substantial adverse effect on any riparian habitat, or other sensitive natural community identified in local or regional plans, policies, regulations, or by the California Department of Fish and Wildlife, or the U.S. Fish and Wildlife Service?

f) Have a substantial adverse effect on federally protected wetlands, as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pools, coastal, etc.) through direct removal, filling, hydrological interruption)

g) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?

Findings of Fact:

Mature Significant Trees and Oak Woodlands are present onsite.

An agricultural drainage feature (non-jurisdictional) is present onsite.

Only one sensitive species, California black walnut, was observed in the project area. Impacts to this species are generally regulated when there is a black walnut woodland present, not as an individual tree except under local tree policies. This species is not proposed for impacts. Habitat suitable for special status species is very marginal. Impacts to those species with a moderate potential of occurring are not generally regulated.

Proposed Mitigation:

Preconstruction clearance survey for nesting birds if disturbance will begin between February 1 and August 31.

Minimize, to the extent possible, impacts to Mature Significant Trees present onsite and replace those that cannot be avoided according to City of San Dimas municipal code.

Monitoring Recommended: