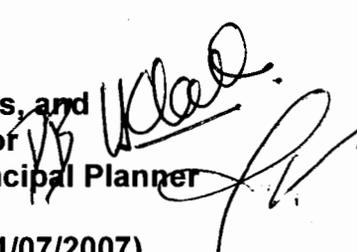


**MOORPARK CITY COUNCIL
AGENDA REPORT**

TO: Honorable City Council

FROM: Yugal Lall, Director of Public Works, and
David A. Bobardt, Planning Director
Prepared by Joseph R. Vacca, Principal Planner



DATE: October 18, 2007 (CC Meeting of 11/07/2007)

SUBJECT: Consider a Resolution Adopting a Mitigated Negative Declaration for Project No. 8039, Spring Road Widening and Railroad Crossing Improvements, South of Princeton Avenue and High Street

BACKGROUND

On July 19, 2006, the City Council reviewed a conceptual design for the widening of Spring Road, including the railroad crossing improvements, just south of the intersection with Princeton Avenue / High Street, and authorized staff to proceed with the preparation of the environmental documents and final design. Staff has prepared an Initial Study and Mitigated Negative Declaration for this project for Council's consideration at this time.

DISCUSSION

The project consists of street improvements along Spring Road south of the intersection with High Street and Princeton Avenue, including railroad crossing improvements to lengthen the rail crossing road surface improvements and install new double gates, street widening and installation of bike lanes, upgrading the traffic signal at Spring Rd. and High St./Princeton Ave., lengthening the left-turn lane at the south leg of Spring Rd. and High St., and street widening at the southeast corner of Spring Rd., and High St., to add a travel lane for north-to-east right-turn traffic. The final striping cross-section will include 2 northbound through lanes, 1 north to west left turn lane, 1 north to east right turn lane, 2 southbound lanes, and bike lanes on both sides of the street. The project will require acquisition of additional street right-of-way from properties on the East side of Spring Road, South of Princeton Avenue. A conceptual site plan is attached.

In accordance with the City's environmental review procedures adopted by resolution, the Planning Director supervised the preparation of an Initial Study to assess the level of potential environmental impacts of this project. Based upon the results of this Initial Study, a Notice of Intent to Adopt a Mitigated Negative Declaration was prepared, published in the Ventura County Star, and sent to Metrolink, a responsible permitting agency for this project. The proposed Mitigated Negative Declaration is attached in Exhibit A of the Resolution attached to this report. The comment period began on October 15, 2007, and ends on November 5, 2007. As of the writing of this report, no comments were received. The Southern California Regional Rail Authority has indicated that they will be submitting comments related to project construction details however this would have no effect on the environmental analysis presented in the proposed Mitigated Negative Declaration. Any comments received become a part of the Mitigated Negative Declaration for Council's consideration; however, the City is not required to formally respond to the comments, as in the case of an Environmental Impact Report.

The railroad crossing and road widening improvements would remove a three (3) foot wide by twenty (20) foot long landscape planter which contains roses and irrigation, located along the western property line of the Conoco Phillips "76" gas station. The road widening would also remove a four (4) foot wide by eight (8) foot long landscape planter which contains roses and irrigation and a temporary fuel price sign for the Conoco Phillips gas station, located at the south-east corner of Spring Road and High Street / Princeton Avenue. The project would, however, replace the existing landscaping with a new landscaped median which includes decorative hardscape. Mitigation is included for replacement landscaping to be provided. New street lighting will also be installed as part of the project, however, since the street is already lit, this is considered a less-than significant impact.

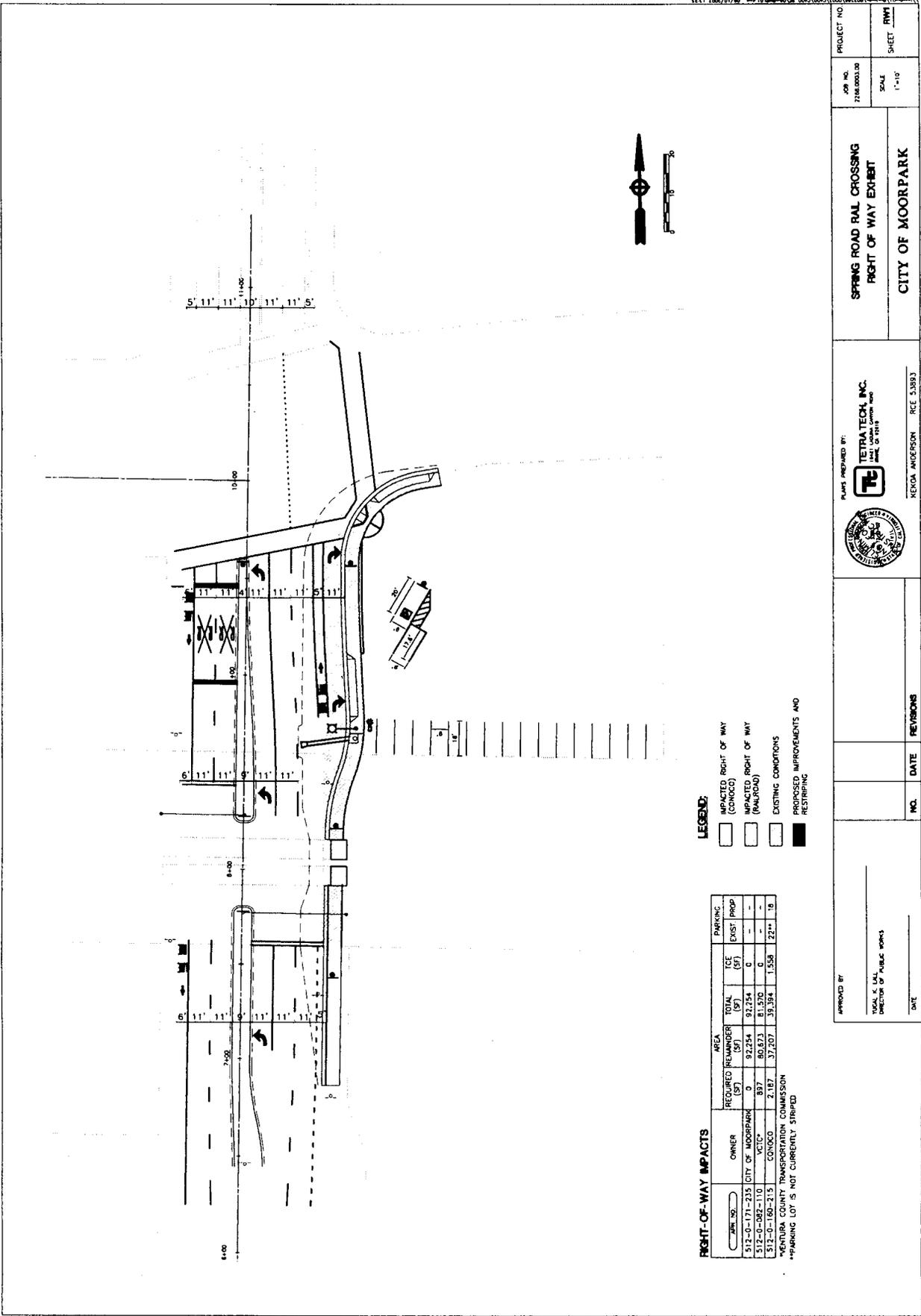
The adoption of the attached Resolution will complete the environmental analysis for this project and will allow future approvals of this project to occur, including but not limited to property acquisition and street widening and railroad crossing improvements.

STAFF RECOMMENDATION

Adopt Resolution No. 2007-____, Adopting a Mitigated Negative Declaration in Compliance with the California Environmental Quality Act for Project No. 8039: Spring Road Widening.

ATTACHMENTS:

1. Conceptual Street Improvement Plan
2. Draft CC Resolution with Mitigated Negative Declaration



RIGHT-OF-WAY IMPACTS

APR. NO.	OWNER	REQUIRED NUMBER (SF)	AREA NUMBER (SF)	PARKING	
				EXIST (SF)	PROP (SF)
512-0-171-235	CITY OF MOORPARK	0	92,254	0	-
512-0-082-110	VCTC	897	80,673	81,570	0
512-0-160-215	CONOCO	2,187	37,207	38,384	1,558
					22**

**PARKING LOT IS NOT CURRENTLY STRIPPED

LEGEND:

- IMPACTED RIGHT OF WAY (CONOCO)
- IMPACTED RIGHT OF WAY (RAILROAD)
- EXISTING CONDITIONS
- PROPOSED IMPROVEMENTS AND RESTRIPING

APPROVED BY: _____
 TITLE: _____
 DATE: _____

APPROVED BY: _____
 TITLE: _____
 DATE: _____

NO. _____ DATE _____ REVISIONS _____

PLANS PREPARED BY: **TETRA TECH, INC.**
 1000 S. GARDEN ST. SUITE 100
 OAKLAND, CA 94612
 TEL: 415.778.8888 FAX: 415.778.8889
 WWW.TETRA-TECH.COM

PROJECT NO. 2146000120
 SHEET 11/11

SCALE 1"=10'

PROJECT NO. _____
 SHEET _____

**SPRING ROAD RAIL CROSSING
 RIGHT OF WAY EXHIBIT
 CITY OF MOORPARK**

PLANS PREPARED BY: **TETRA TECH, INC.**
 1000 S. GARDEN ST. SUITE 100
 OAKLAND, CA 94612
 TEL: 415.778.8888 FAX: 415.778.8889
 WWW.TETRA-TECH.COM

KEKOA ANKERSON REC 5.3.893

RESOLUTION NO. 2007-_____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MOORPARK, CALIFORNIA, ADOPTING A MITIGATED NEGATIVE DECLARATION IN COMPLIANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT FOR PROJECT NO. 8039: SPRING ROAD WIDENING

WHEREAS, the California Environmental Quality Act (CEQA) requires public agencies to conduct environmental review on certain projects that would result in a physical change to the environment; and

WHEREAS, an Initial Study was prepared in compliance with CEQA for proposed Project No. 8039: Spring Road Widening, in order to determine if any significant environmental effects would result from the project; and

WHEREAS, the conclusion of the Initial Study was that, with the incorporation of mitigation measures, no significant effects would result from proposed Project No. 8039 and a Mitigated Negative Declaration was prepared; and

WHEREAS, public notice of the Mitigated Negative Declaration was given in accordance with CEQA with comments accepted between October 15, 2007 and November 5, 2007 and no comments were received during this period.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MOORPARK DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. CONSIDERATION OF MITIGATED NEGATIVE DECLARATION: The City Council has considered the Mitigated Negative Declaration prepared for Project No. 8039: Spring Road Widening, together with any comments received during the public review process.

SECTION 2. ADOPTION OF MITIGATED NEGATIVE DECLARATION: The City Council finds on the basis of the whole record for Project 8039: Spring Road Widening, including the Initial Study and any comments received, that there is no substantial evidence that the project will have a significant effect on the environment with the inclusion of mitigation measures identified in the Mitigated Negative Declaration included in Exhibit A (Mitigated Negative Declaration), that these mitigation measures are incorporated into the project as conditions of approval, and that the Mitigated Negative Declaration prepared for the project reflects the independent judgment and analysis of the City of Moorpark and is hereby adopted.

SECTION 3. MITIGATION MONITORING AND REPORTING PROGRAM: The Mitigation Monitoring and Reporting Program identified in the Initial Study prepared on behalf of Project 8039: Spring Road Widening, is hereby adopted.

SECTION 4. CERTIFICATION OF ADOPTION: The City Clerk shall certify to the adoption of this resolution and shall cause a certified resolution to be filed in the book of original resolutions.

PASSED AND ADOPTED this 7th day of November, 2007.

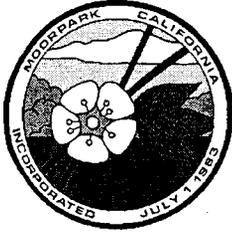
Patrick Hunter, Mayor

ATTEST:

Deborah S. Traffenstedt, City Clerk

Attachment:

Exhibit A – Mitigated Negative Declaration



MITIGATED NEGATIVE DECLARATION

CITY OF MOORPARK

799 MOORPARK AVENUE

MOORPARK, CA 93021

(805) 517-6200

The following Mitigated Negative Declaration has been prepared in accordance with the California Environmental Quality Act of 1970 as amended, the State Guidelines, and the Environmental Procedures of the City of Moorpark.

- Public Review Period:** October 16, 2007 to November 5, 2007
- Project Title/Case No.:** Railroad crossing improvements and Spring Road Widening at High Street
Case No. 8039
- Project Location:** Railroad Crossing on Spring Road south of High street; and the widening
Spring Road at the intersection of High Street / Princeton Avenue
- Project Description:** Street improvements along Spring Road at the intersection with High Street
and Princeton Avenue including railroad crossing improvements, to lengthen
the rail crossing road surface improvements, including installation of new
double gates; including street widening and installation of bike lanes;
upgrading the traffic signal at Spring Rd. and High St./Princeton Av.,
lengthening of the left-turn lane at the South leg of Spring Rd. and High St.,
and street widening at the Southeast corner of Spring Rd., and High St., to
add a travel lane for North-to-East right-turn traffic (final striping cross-section
at south leg: 2NB; 2 SB; 1-left-turn; 1 right-turn; plus bike lanes). Project will
require acquisition of additional street right-of-away from properties on the
East side of Spring Road, South of High Street / Princeton Avenue.
- Project Type:** Private Project Public Project
- Project Applicant:** City of Moorpark Department of Public Works, Yugal Lall, Director / City
Engineer
- Finding:** After preparing an Initial Study for the above-referenced project, revisions
have been made by or agreed to by the applicant consistent with the mitigation
measures identified in the Initial Study. With these revisions, it is found that
there is no substantial evidence, in light of the whole record before the City of
Moorpark, that the project may have a significant effect on the environment.
(Initial Study and Location Map Attached)
- Responsible Agencies:** Southern California Regional Rail Authority / Metrolink
- Trustee Agencies:** None
- Attachments:** Initial Study with Mitigation Measures and Monitoring and Reporting Program
and Location Map
- Contact Person:** Joseph R. Vacca, Principal Planner
Community Development Department
City of Moorpark
799 Moorpark Avenue
Moorpark, California, 93021
(805) 517-6236



Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

CITY OF MOORPARK INITIAL STUDY
799 MOORPARK AVENUE
MOORPARK, CA 93021
(805) 517-6200

Project Title: Railroad Crossing Improvements at intersection of Spring Road and High Street / Princeton Avenue	Case No.: 8039
Contact Person and Phone No.: Yugal Lall, City Engineer / Public Works Director (805) 517-6255	
Name of Applicant: City of Moorpark (Public Works Department)	
Address and Phone No.: 799 Moorpark Ave., Moorpark, CA 93021 (805) 517-6255	

Project Location: Railroad Crossing on Spring Road south of High street; and the widening Spring Road at the intersection of High Street / Princeton Avenue

General Plan Designation: n/a Zoning: n/a

Project Description: Street improvements along Spring Road at the intersection with High Street and Princeton Avenue including railroad crossing improvements, to lengthen the rail crossing road surface improvements, including installation of new double gates; including street widening and installation of bike lanes; upgrading the traffic signal at Spring Rd. and High St./Princeton Av., lengthening of the left-turn lane at the South leg of Spring Rd. and High St., and street widening at the Southeast corner of Spring Rd., and High St., to add a travel lane for North-to-East right-turn traffic (final striping cross-section at south leg: 2NB; 2 SB; 1-left-turn; 1 right-turn; plus bike lanes). Project will require acquisition of additional street right-of-way from properties on the East side of Spring Road, South of High Street / Princeton Avenue.

Surrounding Land Uses and Setting:

North: Residential and commercial uses.

South: Office, Commercial and Industrial uses.

East: Commercial and Industrial uses.

West: Commercial uses.

Responsible and Trustee Agencies: None.

ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" or "Less Than Significant With Mitigation," as indicated by the checklist on the following pages.

<input checked="" type="checkbox"/>	Aesthetics	<input type="checkbox"/>	Agricultural Resources	<input type="checkbox"/>	Air Quality
<input type="checkbox"/>	Biological Resources	<input type="checkbox"/>	Cultural Resources	<input type="checkbox"/>	Geology/Soils
<input type="checkbox"/>	Hazards and Hazardous Materials	<input type="checkbox"/>	Hydrology/Water Quality	<input type="checkbox"/>	Land Use/Planning
<input type="checkbox"/>	Mineral Resources	<input checked="" type="checkbox"/>	Noise	<input type="checkbox"/>	Population/Housing
<input type="checkbox"/>	Public Services	<input type="checkbox"/>	Recreation	<input checked="" type="checkbox"/>	Transportation/Traffic
<input type="checkbox"/>	Utilities/Service Systems	<input type="checkbox"/>	Mandatory Findings of Significance	<input type="checkbox"/>	None

DETERMINATION: On the basis of this initial evaluation, I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. Mitigation measures described on the attached Exhibit 1 have been added to the project. A **MITIGATED NEGATIVE DECLARATION** will be prepared.

Prepared by: [Signature]
Date: 10/11/07

Reviewed by: [Signature]
Date: 10/11/2007

000232

INITIAL STUDY EXHIBIT 1:

**MITIGATED NEGATIVE DECLARATION
MITIGATION MEASURES AND
MONITORING AND REPORTING PROGRAM**

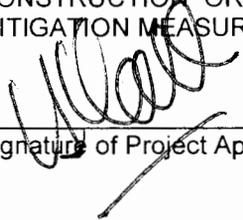
1. Prior to the removal of any sign and landscaping along Spring Road, landscaping and irrigation plans prepared by a licensed landscape architect must be submitted to the planning director for review and approval. Existing landscaping to be removed must be replaced with new landscaping, including at a minimum a variety of fifteen gallon sized rose shrubs and landscaping may include trees in tree wells.

Monitoring Action: Review of landscaping and sign plans and field inspections.
Timing: Prior to landscaping removal, after installation of landscaping.
Responsibility: Planning Director

**AGREEMENT TO PROPOSED MITIGATION MEASURES AND
MONITORING AND REPORTING PROGRAM**

In accordance with the CEQA Guidelines Section 15070 (California Code of Regulations Title 14, Chapter 3, Article 6), this agreement must be signed prior to release of the Mitigated Negative Declaration for public review.

I, THE UNDERSIGNED PROJECT APPLICANT, HEREBY AGREE TO MODIFY THE PROJECT DESIGN, CONSTRUCTION OR OPERATION AS NECESSARY TO INCLUDE ALL OF THE ABOVE-LISTED MITIGATION MEASURES IN THE PROJECT.



Signature of Project Applicant



Date

Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact
A. AESTHETICS – Would the project:				
1) Have a substantial adverse effect on a scenic vista?	_____	_____	_____	_____X_____
2) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?	_____	_____	_____	_____X_____
3) Substantially degrade the existing visual character or quality of the site and its surroundings?	_____	_____X_____	_____	_____
4) Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	_____	_____	_____	_____X_____

Response: The railroad crossing and road widening improvements would remove a three (3) foot wide by twenty (20) foot long landscape planter which contains roses and irrigation, located along the western property line of the Conoco Phillips "76" gas station. The road widening would also remove a four (4) foot wide by eight (8) foot long landscape planter which contains roses and irrigation and a temporary fuel price sign for the Conoco Phillips gas station, located at the south-east corner of Spring Road and High Street / Princeton Avenue. The project would, however, replace the existing landscaping with a new landscaped median which includes decorative hardscape and a new monument fuel price sign for the gas station. Mitigation is included that replacement landscaping shall be provided. New street lighting will be installed as part of the project, however, since the street is already lit, this is considered a less-than significant impact.

Sources: Project description, site plans.

Mitigation: Prior to the removal of any sign and landscaping along Spring Road, landscaping and irrigation plans prepared by a licensed landscape architect must be submitted to the planning director for review and approval. Existing landscaping to be removed shall be replaced with new landscaping, including at a minimum a variety of fifteen gallon sized rose shrubs and landscaping may include trees in tree wells.

B. AGRICULTURE RESOURCES – In determining whether impacts to agricultural resources are significant environmental effects, the City of Moorpark may refer to the California Agricultural Land Evaluation and Site Assessment Model (1997) prepared by the California Dept. of Conservation as an optional model to use in assessing impacts on agriculture and farmland. Would the project:

1) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources agency, to non-agricultural use?	_____	_____	_____	_____X_____
2) Conflict with existing zoning for agricultural use, or a Williamson Act contract?	_____	_____	_____	_____X_____
3) Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland, to non-agricultural use?	_____	_____	_____	_____X_____

Response: This project does not affect agricultural resources.

Sources: Project description, site plans.

Mitigation: None required

Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact
C. AIR QUALITY – Would the project:				
1) Conflict with or obstruct implementation of the applicable air quality plan?	_____	_____	_____	_____X_____
2) Violate any air quality standard or contribute substantially to an existing or projected air quality violation?	_____	_____	_____	_____X_____
3) Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non attainment under an applicable federal or state ambient air quality standard (including releasing emissions which exceed quantitative thresholds for ozone precursors)?	_____	_____	_____	_____X_____
4) Expose sensitive receptors to substantial pollutant concentrations?	_____	_____	_____X_____	_____
5) Create objectionable odors affecting a substantial number of people?	_____	_____	_____	_____X_____

Response: The railroad crossing and road widening improvements of Spring Road do not include the addition of any motor vehicle lanes, and would therefore not increase the roadway's capacity. Rather, bike lanes would be added in each direction, resulting in a potential for reduction of vehicle miles traveled. With no growth-inducing impacts that could result in increases in air pollution, no adverse impact is expected. Construction dust may result from the widening activities, but the size of the project is too small to result in significant fugitive dust as defined in the Ventura County Air Quality Assessment Guidelines.

Sources: Project description, site plans, Ventura County Air Pollution Control District: Ventura County Air Quality Assessment Guidelines

Mitigation: None required

D. BIOLOGICAL RESOURCES – Would the project:

1) 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 Game or U.S. Fish and Wildlife Service?	_____	_____	_____	_____X_____
2) 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 Game or US Fish and Wildlife Service?	_____	_____	_____	_____X_____
3) 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 pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?	_____	_____	_____	_____X_____
4) Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?	_____	_____	_____	_____X_____

Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact X
5) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	_____	_____	_____	_____X
6) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?	_____	_____	_____	_____X

Response: This project, in an urbanized location does not affect natural biological resources.

Sources: Project description, site plans

Mitigation: None required

E. CULTURAL RESOURCES – Would the project:

1) Cause a substantial adverse change in the significance of a historic resource as defined in §15064.5?	_____	_____	_____	_____X
2) Cause a substantial adverse change in the significance of an archaeological resource pursuant to §15064.5?	_____	_____	_____	_____X
3) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	_____	_____	_____	_____X
4) Disturb any human remains, including those interred outside of formal cemeteries?	_____	_____	_____	_____X

Response: This project involves the grading and paving of the existing right-of-way and additional right-of-way to be acquired. The land has previously been cleared and graded, leaving a remote possibility of cultural resources existing on site.

Sources: Project description, site plans

Mitigation: None required

F. GEOLOGY AND SOILS – Would the project:

1) Expose people or structures to potential substantial adverse effects, including the risk of loss, injury, or death involving:				
i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.	_____	_____	_____	_____X
ii) Strong seismic ground shaking?	_____	_____	_____	_____X
iii) Seismic-related ground failure, including liquefaction?	_____	_____	_____	_____X
iv) Landslides?	_____	_____	_____	_____X
2) Result in substantial soil erosion or the loss of topsoil?	_____	_____	_____	_____X
3) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?	_____	_____	_____	_____X

Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact
4) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?	_____	_____	_____	_____X_____
5) Have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water?	_____	_____	_____	_____X_____

Response: The project does not include the construction of any buildings. Soil erosion is not expected, since the site will be paved and/or landscaped.

Sources: Project description, site plans

Mitigation: None required

G. HAZARDS AND HAZARDOUS MATERIALS – Would the project:

1) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	_____	_____	_____	_____X_____
2) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?	_____	_____	_____	_____X_____
3) Emit hazardous emission or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?	_____	_____	_____	_____X_____
4) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	_____	_____	_____	_____X_____
5) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard for people residing or working in the project area?	_____	_____	_____	_____X_____
6) For a project within the vicinity of a private airstrip, would the project result in a safety hazard for people residing or working in the project area?	_____	_____	_____	_____X_____
7) Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?	_____	_____	_____	_____X_____
8) Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?	_____	_____	_____	_____X_____

Response: This project does not affect hazards of hazardous materials and does not include any "Cortese list" properties.

Sources: Project description, site plans, Cortese list (from Cal EPA website)

Mitigation: None required

Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact
H. HYDROLOGY AND WATER QUALITY – Would the project:				
1) Violate any water quality standards or waste discharge requirements?	_____	_____	_____	_____X_____
2) Substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned uses for which permits have been granted)?	_____	_____	_____	_____X_____
3) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on- or off-site?	_____	_____	_____	_____X_____
4) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site?	_____	_____	_____	_____X_____
5) Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?	_____	_____	_____	_____X_____
6) Otherwise substantially degrade water quality?	_____	_____	_____	_____X_____
7) Place housing within a 100-year flood hazard area as mapped on a federal Flood Hazard boundary or Flood Insurance Rate Map or other flood hazard delineation map?	_____	_____	_____	_____X_____
8) Place within a 100-year flood hazard area structures which would impede or redirect flood flows?	_____	_____	_____	_____X_____
9) Expose people or structures to a significant risk of loss, injury or death involving i) flooding, including flooding as a result of the failure of a levee or dam?	_____	_____	_____	_____X_____
ii) inundation by seiche, tsunami, or mudflow?	_____	_____	_____	_____X_____

Response: This project involves minor widening of Spring Road. Proper NPDES Best Management Practices will be employed during construction.

Sources: Project description, site plans

Mitigation: None required

I. LAND USE AND PLANNING – Would the project:

1) Physically divide an established community?	_____	_____	_____	_____X_____
2) Conflict with any applicable land use plan, policy, or regulation of an agency with jurisdiction over the project (including, but not limited to the general plan, specific plan, local coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?	_____	_____	_____	_____X_____

Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact
3) Conflict with any applicable habitat conservation plan or natural community conservation plan?	_____	_____	_____	_____X_____

Response: This project involves the widening of Spring Road to accommodate bicycle lanes in both directions. Spring Road is designed consistent with the Circulation Element Highway Network Plan.

Sources: City of Moorpark General Plan, Zoning Ordinances, Project description, site plans.

Mitigation: None required

J. MINERAL RESOURCES – Would the project:

1) Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?	_____	_____	_____	_____X_____
2) Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?	_____	_____	_____	_____X_____

Response: This project is not in a mineral resource zone and does not affect mineral resources.

Sources: Project description, site plans, OSCAR Element

Mitigation: None required

K. NOISE – Would the project result in:

1) Exposure of persons to or generation of noise levels in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?	_____	_____	_____	_____X_____
2) Exposure of persons to or generation of excessive groundborne vibration or groundborne noise levels?	_____	_____	_____	_____X_____
3) A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?	_____	_____	_____	_____X_____
4) A substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?	_____	_____	_____X_____	_____
5) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?	_____	_____	_____	_____X_____
6) For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?	_____	_____	_____	_____X_____

Response: Construction noise would be temporary and would not be considered significant.

Sources: City of Moorpark General Plan, Moorpark Municipal Code.

Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact
<u>Mitigation:</u> None required.				

L. POPULATION AND HOUSING – Would the project:

1) Induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	_____	_____	_____	_____X_____
2) Displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?	_____	_____	_____	_____X_____
3) Displace substantial numbers of people, necessitating the construction of replacement housing elsewhere?	_____	_____	_____	_____X_____

<u>Response:</u> The widening of Spring Road will accommodate bicycle lanes and will not stimulate additional population and housing growth.
<u>Sources:</u> Project description, site plans
<u>Mitigation:</u> None required

M. PUBLIC SERVICES

1) Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:				
Fire protection?	_____	_____	_____	_____X_____
Police protection?	_____	_____	_____	_____X_____
Schools?	_____	_____	_____	_____X_____
Parks?	_____	_____	_____	_____X_____
Other public facilities?				_____X_____

<u>Response:</u> This project does not affect public service levels.
<u>Sources:</u> Project description, site plans
<u>Mitigation:</u> None required

N. RECREATION

1) Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	_____	_____	_____	_____X_____
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Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact X
2) Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?	_____	_____	_____	_____X

Response: This project does not affect parks or recreation.

Sources: Project description, site plans

Mitigation: None required

O. TRANSPORTATION/TRAFFIC – Would the project:

1) Cause an increase in traffic which is substantial in relation to the existing traffic load and capacity of the street system (i.e., result in a substantial increase in either the number of vehicle trips, the volume to capacity ratio on roads, or congestion at intersections)?	_____	_____	_____	_____X
2) Exceed, either individually or cumulatively, a level of service standard established by the county congestion management agency for designated roads or highways?	_____	_____	_____	_____X
3) Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?	_____	_____	_____	_____X
4) Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	_____	_____	_____	_____X
5) Result in inadequate emergency access?	_____	_____	_____	_____X
6) Result in inadequate parking capacity?	_____	_____	_____X	_____
7) Conflict with adopted policies, plans, or programs supporting alternative transportation (e.g., bus turnouts, bicycle racks)?	_____	_____	_____	_____X

Response: This project will accommodate bicycle lanes on Spring Road between High Street and the rail crossing south of High Street. Spring Road will continue to have four (4) travel lanes, consistent with the General Plan Circulation Element Highway Network Plan. The widening of Spring Road at the south east corner of Spring Road and High Street / Princeton Avenue may result in the reorientation of three parking stalls and may result in the loss of one parking stall on the Conoco Phillips gas station property. Based on the number of existing parking stalls on the property this represents a less than significant issue. The fuel pump islands and automobile service station bays will remain completely accessible and the widening of Spring Road will not significantly impact the existing on-site circulation.

Sources: Project description, site plans.

Mitigation: None Required

P. UTILITIES AND SERVICE SYSTEMS – Would the project:

1) Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?	_____	_____	_____	_____X
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Railroad crossing improvements and Spring Rd. Widening at High Street
Project 8039

	Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact X
2) Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	_____	_____	_____	_____X
3) Require or result in the construction of new storm water drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	_____	_____	_____	_____X
4) Have sufficient water supplies available to serve the project from existing entitlements and resources, or are new or expanded entitlements needed?	_____	_____	_____	_____X
5) Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?	_____	_____	_____	_____X
6) Be served by the landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?	_____	_____	_____	_____X
7) Comply with federal, state, and local statutes and regulations related to solid waste?	_____	_____	_____	_____X

Response: This project does not involve any land uses that would affect water supplies, wastewater, or solid waste.

Sources: Project description, site plans

Mitigation: None required

Q. MANDATORY FINDINGS OF SIGNIFICANCE

1) Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?	_____	_____	_____	_____X
2) Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effect of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and effects of probable future projects)?	_____	_____	_____	_____X
3) Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?	_____	_____	_____	_____X

Response: This project involves improving the railroad crossing on Spring Road just south of High Street and widening of the right-of-way by seventeen (17') feet and the road way by eleven (11') feet to create a dedicated right turn lane northbound on Spring Road; along with north bound and south bound bike lane connections on Spring Road from the rail road tracks north up to High Street. Landscaping and a monument sign on Conoco Phillips property will be provided. The area of work is fully urbanized.

Potentially Significant Impact	Less Than Significant With Mitigation	Less Than Significant Impact	No Impact
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Sources:

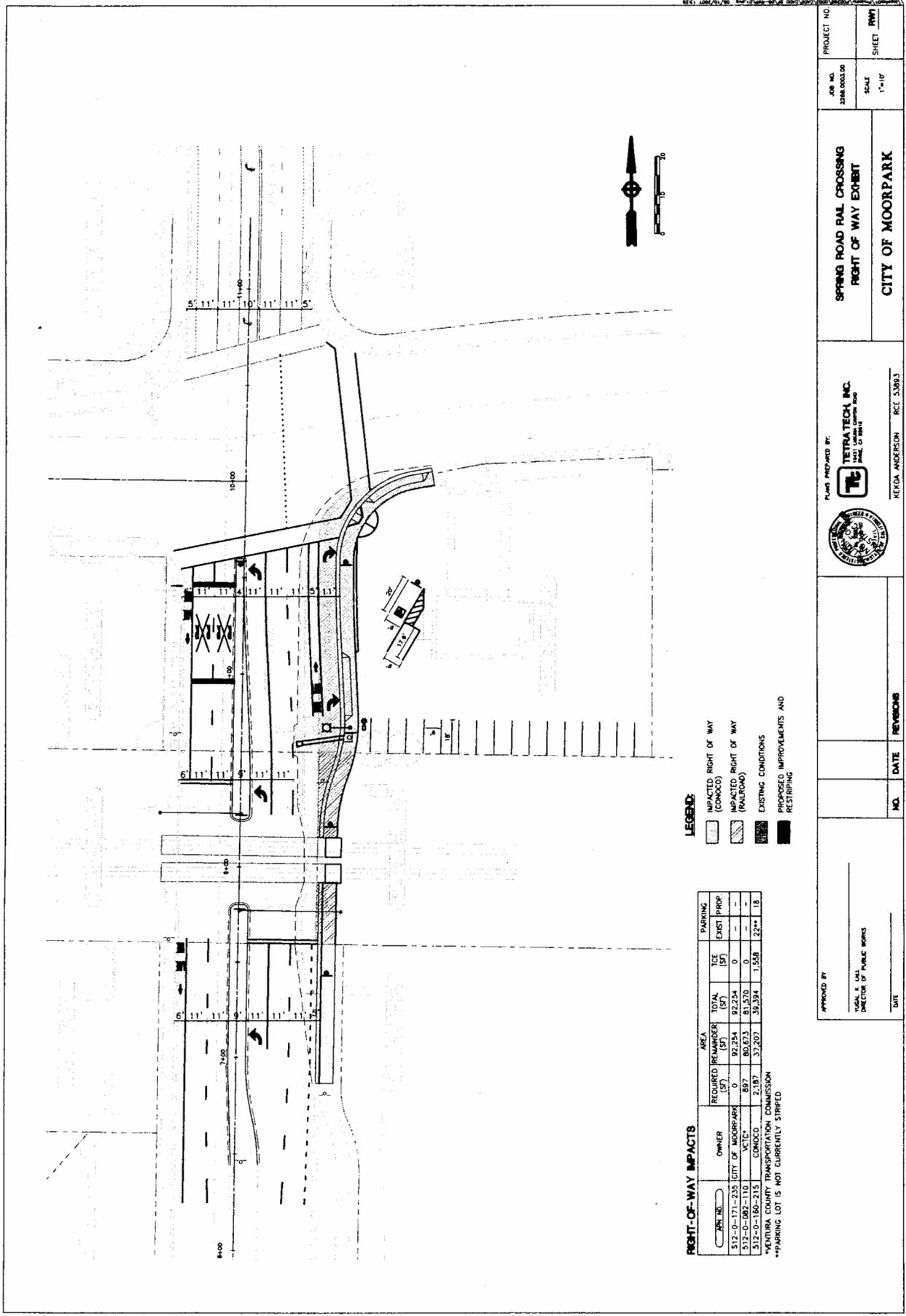
Earlier Environmental Documents Used in the Preparation of this Initial Study

None

Additional Project References Used to Prepare This Initial Study

One or more of the following references were incorporated into the Initial Study by reference, and are available for review in the Community Development Office, City Hall, 799 Moorpark Avenue, Moorpark, CA 93021. Items used are referred to by number in the Response Section of the Initial Study Checklist.

1. The City of Moorpark's General Plan, as amended.
2. The Moorpark Municipal Code, as amended.
3. The City of Moorpark Procedures for the Implementation of the California Environmental Quality Act (CEQA) and the State CEQA Guidelines adopted by Resolution No. 2004-2224
4. Public Resources Code Section 21000 et. seq. and California Code of Regulations, Title 14 Section 15000 et. seq.
5. Email from Kenneth C. Gilbert, Consultant for the Public Works Director dated August 14, 2007 detailing project description.
6. Email from Yugal Lall, City Engineer / Public Works Director dated October 10, 2007 with attached site plan and improvement plans for the project.



RIGHT-OF-WAY IMPACTS

JOB NO.	OWNER	AREA		PARKING	
		REQUIRED REMAINDER (SF)	TOTAL (SF)	ICE (SF)	EXIST PROP (SF)
512-0-171-235	CITY OF MOORPARK	0	92,254	0	0
512-0-062-110	VCTC*	897	80,673	81,670	0
512-0-160-213	CONOCO	2,187	37,207	39,394	1,558
					22**
					18

*VENTURA COUNTY TRANSPORTATION COMMISSION
 **PARKING LOT IS NOT CURRENTLY STRIPED

- LEGEND:**
- IMPACTED RIGHT OF WAY (CONOCO)
 - IMPACTED RIGHT OF WAY (RAILROAD)
 - EXISTING CONDITIONS
 - PROPOSED IMPROVEMENTS AND RESTRIPING

<p>APPROVED BY: _____ SEAL & SIGN DIRECTOR OF PUBLIC WORKS DATE: _____</p>	<p>NO. _____ DATE _____ REVISIONS _____</p>
<p>PLANS PREPARED BY: TERRATECH, INC. 11011 LINDSEY DRIVE SUITE 100 MOORPARK, CA 93021</p> <p>KEKOA ANDERSON REC 53883</p>	
<p>PROJECT NO. 2308 0003.00 JOB NO. 2308 0003.00 SCALE 1"=10' SHEET RMY</p>	
<p>SPRING ROAD RAIL CROSSING RIGHT OF WAY EXHIBIT CITY OF MOORPARK</p>	