DRAFT FINAL ENVIRONMENTAL IMPACT REPORT

Sugarbush Residential Development Project

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Prepared for:

County of San Diego
Department of Planning and Land Use
5201 Ruffin Road, Suite B
San Diego, California 92123

Prepared by:

HELIX Environmental Planning, Inc.
7578 El Cajon Boulevard, Suite 200
La Mesa, California 91942

Project Proponent:

Sugarbush, LLC
P.O. Box 231639
Encinitas, California 92023

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TECHNICAL APPENDICES

A Notice of Preparation (NOP)
Initial Study
Comments on the NOP
L Service Availability Letters

Bound in Separate Volumes

B Conceptual FPP
C Visual Impact Analysis
D Biological Technical Report
E Cultural Resource Survey and Rock Feature Test Program
F Traffic Impact Analysis
G Environmental Noise Assessment
H Air Quality Technical Report
I Global Climate Change Evaluation
J Hydrology Report
K Storm Water Management Plan
M Geotechnical Investigation

Separately bound but related project documents are the General Plan Amendment Report and Specific Plan (see Chapter 5).

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LIST OF ACRONYMS AND ABBREVIATIONS

A70	Limited Agriculture Zone
AB	Assembly Bill
ACOE	U.S. Army Corps of Engineers
ADT	average daily trips
AGR	agricultural supply
AEP	Association of Environmental Professionals
amsl	above mean sea level
APCD	San Diego County Air Pollution Control District
APN	Assessor's Parcel Number
AQUA	aquaculture
ARB	California Air Resources Board
AWSC	all-way stop controlled
B	Boron
BAT	best available technology
BCT	best conventional pollutant control technology
BIOL	biological habitats of special significance
BMI	benthic macroinvertebrate
BMO	Biological Mitigation Ordinance
BMPs	best management practices
BOD	Biochemical Oxygen Demand
BSD	Buena Sanitation District
BTU	British thermal units
CAA	Clean Air Act
CAAQS	California Ambient Air Quality Standard
CAFÉ	Corporate Average Fuel Economy
CalEPA	California Environmental Protection Agency
CALINE4	California Line Source Dispersion Model (Version 4)
Caltrans	California Department of Transportation
CAPCOA	California Air Pollution Control Officers' Association
CASQA	California Stormwater Quality Association
CBC	California Building Code
CCAP	Climate Change Action Plan
CCAR	California Climate Action Registry
CDFG	California Department of Fish and Game
CEQA	California Environmental Quality Act
CESA	California Endangered Species Act
cfs	cubic square feet
CGS	California Geologic Survey
CH_4	methane
CIP	Capital Improvement Project
CIWMB	California Integrated Waste Management Board
Cl	chlorides
CLUP	Comprehensive Land Use Plan
CNEL	community noise equivalent level
CO	carbon monoxide
CO_2	carbon dioxide
CO_2e	carbon dioxide equivalent

COD	chemical oxygen demand
COM	commercial
COMM	commercial and sport fishing
County	County of San Diego
CRDA	Country Residential Development Area
Cu	copper
CWA	Clean Water Act
dB	decibel
dBA	A-weighted decibel
DPLU	Department of Planning and Land Use
DPW	Department of Public Works
DWR	California Department of Water Resources
EDA	Estate Development Area
EIR	Environmental Impact Report
EMFAC2007	Caltrans emission factor model for on-road traffic
ESA	Endangered Species Act
EST	estuarine habitat
F	fluoride
Fe	iron
FEMA	Federal Emergency Management Agency
FHWA	Federal Highway Administration
FIRM	Flood Insurance Rate Maps
FPA	Focused Planning Area
FPP	Fire Protection Plan
g	acceleration due to gravity
GCC	global climate change
GHGs	greenhouse gases
GPA	General Plan Amendment
gpm	gallons per minute
GWP	global warming potential
H_2S	hydrogen sulfide
HA	hydrologic area
HELIX	HELIX Environmental Planning, Inc.
HEM	Habitat Evaluation Model
HCM	Highway Capacity Manual
HCP	habitat conservation plan
HDR	high-density residential
HLP	Habitat Loss Permit
HLTH	health services
HMP	Habitat Management Plan
HOA	homeowners' association
HP	horsepower
HSA	hydrologic subarea
HU	hydrologic unit
I-	Interstate
IBC	International Building Code
IBI	Index of Biotic Integrity
IND	industrial

IPCC	Intergovernmental Panel on Climate Change
ITE	Institute of Transportation Engineers
ITS	Institute of Transportation Studies
lb/acre/day	pounds per acre per day
LCFS	Low Carbon Fuel Standard
LDR	low-density residential
L_{eq}	equivalent sound level
LID	low impact development
LLG	Linscott, Law & Greenspan
LOS	level of service
LPC	Light Pollution Code
MAR	marine habitat
MBAS	methylene blue activated substances
MBTA	Migratory Bird Treaty Act
MDR	medium-density residential
MEP	maximum extent practicable
mg/m^3	milligrams per cubic meter
MHCP	Multiple Habitat Conservation Plan
MIGR	migration of aquatic organisms
MMT	million metric tons
Mn	manganese
MND	Mitigated Negative Declaration
mph	miles per hour
MRZ-3	undetermined mineral resources
MSCP	Multiple Species Conservation Program
MU	mixed use
MUN	municipal and domestic supply
MWh	megawatt hours
N/A	not available/insufficient data
N&P	nitrogen and phosphorus
N_2O	nitrous oxide
Na	sodium
NAAQS	National Ambient Air Quality Standard
NAHC	Native American Heritage Commission
NCCP	Natural Communities Conservation Planning
NCM	North County Metropolitan
NDIR	non-dispersive infrared spectroscopy
NH_3 – N	ammonia – nitrogen
NPDES	National Pollutant Discharge Elimination System
NO_2	nitrogen dioxide
$NO_2 + NO_3$ – N	nitrite + nitrate – nitrogen
NO_3	nitrate
NOP	Notice of Preparation
NO_x	oxides of nitrogen
NSLU	noise-sensitive land use
NTU	nephelometric turbidity units
O_3	ozone
OEHHA	Office of Environmental Health Hazard Assessment

OPR	Office of Planning and
P	planned/pending
PAMA	Pre-approved Mitigation Area
Pb	lead
PF	public facility
PLDO	Park Lands Dedication Ordinance
$PM_{2.5}$	fine particulate matter (particulate matter with an aerodynamic diameter of 2.5 microns or less)
PM_{10}	respirable particulate matter (particulate matter with an aerodynamic diameter of 10 microns or less)
ppm	parts per million
Protocol	Caltrans ITS Transportation Project-Level Carbon Monoxide Protocol
R	rezone
RAQS	San Diego County Regional Air Quality Strategy
RARE	rare, threatened, or endangered species
REC1	contact water recreation
REC2	non-contact water recreation
RES	residential
RMP	Resource Management Plan
ROCs	reactive organic compounds
RPO	Resource Protection Ordinance
RTIP	Regional Transportation Improvement Program
RWQCB	Regional Water Quality Control Board
S	Site Plan
S82	Extractive Use zone
S88	Specific Planning Area zone
SANDAG	San Diego Association of Governments
SANTEC	San Diego Traffic Engineers' Council
SCAQMD	South Coast Air Quality Management District
SCIC	South Coastal Information Center
SDAB	San Diego Air Basin
SDCGGI	San Diego County Greenhouse Gas Inventory
SDCWA	San Diego County Water Authority
SF_6	sulfur hexafluoride
SHELL	shellfish harvesting
SIP	State Implementation Plan
SO_2	sulfur dioxide
SO_4	sulfate
SO_x	oxides of sulfur
SP	Specific Plan
SPA	Specific Plan Amendment
SPWN	spawning, reproduction, and/or early development
SR-	State Route
SR-10	semi-rural residential
SRA	Scientific Resources Associated
STP	shovel test pit
SUSMP	Standard Urban Storm Water Mitigation Plan
SWMP	Stormwater Management Plan
SWPPP	Storm Water Pollution Prevention Program
SWSAS	Storm Water Sampling and Analysis Strategy

TACs	toxic air contaminants
T-BACT	Toxics Best Available Control Technology
TDS	total dissolved solids
TIA	Traffic Impact Analysis
TIF	Traffic Impact Fee
TIS	Traffic Impact Study
TKL	total Kjeldahl nitrogen
TM	Tentative Map
TMDL	total maximum daily load
TP	total phosphorous
TRB	Transportation Resources Board
TSS	total suspended solids
Turb	turbidity
TWSC	two-way stop controlled
UNFCCC	United Nations Framework Convention on Climate Change
UR	under review
URMP	urban runoff management programs
U.S.	United States
USEPA	United States Environmental Protection Agency
USFWS	United States Fish and Wildlife Service
USGS	United States Geological Survey
UWMP	Urban Waste Management Plan
V/C	volume-to-capacity
VC/GS	Visiting Commercial/Gas Station
VFPD	Vista Fire Protection District
VID	Vista Irrigation District
VMT	vehicle miles traveled
VOCs	volatile organic compounds
VR-2	Village Residential
VTM	Vesting Tentative Map
WARM	warm freshwater
WILD	wildlife habitat
Weston	Weston Solutions, Inc.
Zn	zinc
$\mu g/m^3$	micrograms per cubic meter

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