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STATE OF CALIFORNIA -- THE RESOURCES AGENCY

CALIFORNIA COASTAL COMMISSION

SOUTH CENTRAL COAST AREA
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July 24, 2001

TO: Commissioners and Interested Persons

FROM: Charles Damm, Senior Deputy Director
Gary Timm, District Manager
Shana Gray, Coastal Program Analyst

RE: **Notice of Impending Development 5-00, Pursuant to the University of California Santa Barbara Certified Long Range Development Plan (LRDP)** for Public Hearing and Commission Action at the meeting of August 7-10, 2001, in Santa Barbara.

SUMMARY AND STAFF RECOMMENDATION

The impending development consists of the portion of the Campus Sewer System Renewal Project located on the Main Campus at University of California, Santa Barbara. The project includes the following seven components:

(1) demolish the existing Pump Station 559 and construct a larger pump station requiring approximately 1,900 cu. yds. of grading (1,100 cu. yds cut, 800 cu. yds. fill); (2) install 1,600 feet of 12-inch high density polyethylene (HDPE) sewer main from Pump Station 559 to an existing manhole in Robertson Field involving approximately 1,720 cu. yds. of grading (420 cu. yds. cut, 420 cu. yds. fill, 880 cu. yds. overexcavation), abandon the existing 10-inch techite sewer force main in place, and reconstruct manhole; (3) make improvements to Lift Station 579 (modify piping and equipment within the interior of the pump station, construct concrete pad for a storage tank, install biofilter media bed, and construct an 18-inch high soil berm along south side of pump station); (4) reconstruct the sewer manhole west of Noble Hall; and (5) upgrade Pump Station 529 (modify the piping and equipment within the interior of the pump station) and realign 215 feet of the existing bike path; (6) excavate an access pit for pipe bursting replacement of sewer pipeline adjacent to Pump Station 529 involving approximately 15 cu. yds. of grading (9 cu. yds cut, 6 cu. yds. fill); and (7) replace existing equipment and make interior modifications to Lift Station 550.

The required items necessary to provide a complete notice of impending development were received in the South Central Coast Office on July 13, 2001, and the notice was deemed filed on July 17, 2001. Staff is recommending that the Commission determine that the impending development **is consistent** with the certified University of California at Santa Barbara Long Range Development Plan (LRDP) with twelve (12) special conditions regarding (1) plans conforming to geologic recommendations, (2) applicant's assumption of risk, (3) removal of excess graded material and debris, (4) landscape and erosion control plans, (5) implementation of habitat restoration and monitoring program, (6) drainage and polluted runoff control plan, (7) emergency response plan,

(8) timing of construction, (9) biological surveys and monitoring, (10) construction responsibilities, (11) future abandonment and removal of facilities; (12) archaeological resources; and (13) revised plans which are necessary to bring the development into conformance with the certified LRDP.

SUBSTANTIVE FILE DOCUMENTS: 1990 Long Range Development Plan (UCSB, 1990, 1994 Update); Initial Study/Negative Declaration, Campus Sewer System Renewal Project (AICP, May 2000); Phase-1 Cultural Resources Survey for UCSB Campus Renewal Project (Applied EarthWorks, Inc., November 2000); Geologic Consultation, Campus Sewer Renewal Project, Pump Station 559 Improvements, UCSB (Fugro West, Inc., 6/22/00); Geologic Consultation, Campus Sewer Renewal Project, Sewer Pipeline from Pump Station 559 to Rob Field Manhole, UCSB (Fugro West, Inc., 9/11/00); Geologic Consultation, Campus Sewer Renewal Project, Improvements to Pump Stations 550 and 579 and to Noble Hall Manhole, UCSB (Fugro West, Inc., 9/11/00); Geotechnical Data Report, Campus Sewer System Renewal Project, Pipe Bursting Segment, UCSB (Fugro West, Inc., 5/2/00); and Geotechnical Engineering Study, Campus Sewer System Renewal Project, Pump Station 559 Improvements, UCSB (Fugro West, Inc., 11/30/99).

I. Procedure

Section 30606 of the Coastal Act and Article 14, §13547 through §13550 of the California Code of Regulations govern the Coastal Commission's review of subsequent development where there is a certified LRDP. Section 13549(b) requires the Executive Director or his designee to review the notice of impending development (or development announcement) within ten days of receipt and determine whether it provides sufficient information to determine if the proposed development is consistent with the certified LRDP. The notice is deemed filed when all necessary supporting information has been received.

Within thirty days of filing the notice of impending development, the Executive Director shall report to the Commission the pendency of the development and make a recommendation regarding the consistency of the proposed development with the certified LRDP. After public hearing, by a majority of its members present, the Commission shall determine whether the development is consistent with the certified LRDP and whether conditions are required to bring the development into conformance with the LRDP. No construction shall commence until after the Commission votes to render the proposed development consistent with the certified LRDP.

II. Staff Recommendation: Motion and Resolution

MOTION: ***I move that the Commission determine that the development described in the Notice of Impending Development 5-00, as conditioned, is consistent with the certified University of California at Santa Barbara Long Range Development Plan.***

STAFF RECOMMENDATION:

Staff recommends a **YES** vote. Passage of this motion will result in a determination that the development described in the Notice of Impending Development 5-00, as conditioned, is consistent with the certified University of California at Santa Barbara Long Range Development Plan and adoption of the following resolution and findings. The motion passes only by affirmative vote of a majority of the Commissioners present.

RESOLUTION TO DETERMINE DEVELOPMENT IS CONSISTENT WITH LRDP:

The Commission hereby determines that the development described in the Notice of Impending Development 5-00, as conditioned, is consistent with the certified University of California at Santa Barbara Long Range Development Plan for the reasons discussed in the findings herein.

III. Special Conditions

1 Plans Conforming to Geologic Recommendation

All recommendations contained in the: Geologic Consultation, Campus Sewer Renewal Project, Pump Station 559 Improvements, UCSB (Fugro West, Inc., 6/22/00); Geologic Consultation, Campus Sewer Renewal Project, Sewer Pipeline from Pump Station 559 to Rob Field Manhole, UCSB (Fugro West, Inc., 9/11/00); Geologic Consultation, Campus Sewer Renewal Project, Improvements to Pump Stations 550 and 579 and to Noble Hall Manhole, UCSB (Fugro West, Inc., 9/11/00); Geotechnical Data Report, Campus Sewer System Renewal Project, Pipe Bursting Segment, UCSB (Fugro West, Inc., 5/2/00); and Geotechnical Engineering Study, Campus Sewer System Renewal Project, Pump Station 559 Improvements, UCSB (Fugro West, Inc., 11/30/99) shall be incorporated into all final design and construction plans. All plans must be reviewed and approved by the geotechnical and engineering consultant. Prior to the commencement of development, the applicant shall submit, for review and approval by the Executive Director, evidence of the geotechnical and engineering consultants' review and approval of all project plans.

2. Assumption of Risk

Prior to the commencement of development, the University shall submit a signed document in a form and content acceptable to the Executive Director, which shall provide: (a) that the applicant understands the sites may be subject to extraordinary hazard from seismic activity, liquefaction, storm waves, surges, erosion, landslide, and flooding and the University assumes the risk from such hazards; and (b) the applicant assumes the liability from such hazards and unconditionally waives any claim of liability against the Commission or its successors in interest for damage from such hazards and agrees to indemnify and hold harmless the Commission, its offices, agents, and employees against any and all claims, demands, damages, costs, expenses or liability arising from the project and relating to such hazards.

3. Removal of Excess Graded Material and Debris

Prior to the commencement of development, the University shall provide evidence to the Executive Director of the location of the disposal site for all excess excavated material and debris from the project. Excess graded materials and debris shall be deposited at an approved dumping location either outside the coastal zone or to a site within the coastal zone permitted to receive such material.

4. Landscape and Erosion Control Plans

Prior to the commencement of development, the University shall submit, for the review and approval of the Executive Director, landscape and interim erosion control plans designed by a licensed landscape architect, licensed engineer, or other qualified specialist. The plans shall be reviewed and approved by the consulting engineering geologist as required pursuant to Special Condition Number One (1) to ensure that the plans are in conformance with the consultants' recommendations and shall provide the following:

A) Landscaping Plan

(1) All disturbed areas on the subject sites shall be planted with and maintained for erosion control purposes within (60) days of completion of construction for each segment of the project. Such planting shall be adequate to provide 90 percent coverage within three (3) years, and this requirement shall apply to all disturbed soils. All landscaping shall consist primarily of native/drought resistant plants. Non-native plant materials consistent with the University Landscape Concept shall be allowed when compatible with the surrounding developed environment.

(2) Prior to the commencement of development, the University shall submit, for the review and approval of the Executive Director, a Habitat Restoration and Monitoring Program prepared by a qualified biologist or environmental resource specialist, which outlines revegetation and restoration performance standards to ensure that revegetation and habit enhancement for Belding's savannah sparrow in the Pump Station 529 project area is adequate to provide 90 percent coverage by the end of the three (3) year monitoring period and is able to survive without additional outside inputs such as supplemental irrigation. All disturbed ground surface in the vicinity of Pump Station 529 shall be removed of debris, weeded to remove non-native species, planted with seeds and cuttings of native species from local sources, and planted with appropriate foraging materials for the Belding's savannah sparrow.

(3) All development noticed herein shall be undertaken in accordance with the final approved plans. Any proposed changes to the approved final landscape plans shall be reported to the Executive Director to determine if

a notice of impending development or amendment to the certified Long Range Development Plan is required to authorize such work.

B) Interim Erosion Control Plan

(1) The plan shall delineate the areas to be disturbed by grading or construction activities and shall include any temporary access roads, staging areas, and stockpile areas. The natural areas on the site shall be clearly delineated on the project site with fencing or survey flags, including the eucalyptus groves along the Robertson Force Main project alignment.

(2) The plan shall specify that temporary construction fencing shall be placed around the perimeter of construction zones for any construction activities at the Pump Station 529 project area and Pump Station 559 project area, including the emergency bypass pipeline to Goleta West Sanitary District. In addition, silt fencing, straw bales and/or sandbags shall be installed immediately adjacent to the protective construction fencing during both the rainy season and the dry season.

(3) The plan shall specify that should grading take place during the rainy season (November 1 – March 31) the applicant shall install or construct temporary sediment basins (including debris basins, desilting basins or silt traps), temporary drains and swales, sand bag barriers, silt fencing, stabilize any stockpiled fill with geofabric covers or other appropriate cover, install geotextiles or mats on all cut or fill slopes and close and stabilize open trenches as soon as possible. These erosion control measures shall be required on the project site prior to or concurrent with the initial grading operations and maintained throughout the development process to minimize erosion and sediment from runoff waters during construction. All sediment should be retained on-site unless removed to an appropriate approved dumping location either outside the coastal zone or to a site within the coastal zone permitted to receive fill.

(4) The plan shall also include temporary erosion control measures should grading or site preparation cease for a period of more than 30 days, including but not limited to: stabilization of all stockpiled fill, access roads, disturbed soils and cut and fill slopes with geotextiles and/or mats, sand bag barriers, silt fencing; temporary drains and swales and sediment basins. These temporary erosion control measures shall be monitored and maintained until grading or construction operations resume.

C) Monitoring

Five years from the date of the completion of the project the applicant shall submit for the review and approval of the Executive Director, a landscape monitoring report, prepared by a licensed landscape architect or qualified resource specialist, that certifies that the landscaping at all sites is in

conformance with the landscape plan approved pursuant to this Special Condition. The monitoring report shall include photographic documentation of plant species and plant coverage.

If the landscape monitoring report indicates the landscaping is not in conformance with or has failed to meet the performance standards specified in the landscaping plan approved pursuant to this permit, the applicant, or successors in interest, shall submit a revised or supplemental landscape plan for the review and approval of the Executive Director. The revised landscaping plan must be prepared by a licensed Landscape Architect or a qualified Resource Specialist and shall specify measures to remediate those portions of the original plan that have failed or are not in conformance with the original approved plan.

5. Implementation of the Habitat Restoration and Monitoring Program

The University shall commence to implement the Habitat Restoration and Monitoring Program required by Special Condition Four (A)(2) within sixty (60) days after construction of the proposed development has been completed. The Executive Director may grant additional time for good cause.

6. Drainage and Polluted Runoff Control Plan

Prior to the commencement of development, the applicant shall submit for the review and approval of the Executive Director, a drainage and polluted runoff control plan designed by a licensed engineer which minimizes the volume, velocity and pollutant load of stormwater leaving Pump Station 559 and Lift Station 579 project areas. The plan shall be reviewed and approved by the consulting engineering geologist to ensure the plan is in conformance with the geologists' recommendations. The program shall include but not be limited to the following criteria:

(a) Post-development peak runoff rates and average volumes shall not exceed pre-development conditions.

(b) Runoff from all roofs, parking areas, driveways and other impervious surfaces shall be collected and directed through a system of vegetated and/or gravel filter strips or other media filter devices. The filter elements shall be designed to 1) trap sediment, particulates and other solids and 2) remove or mitigate contaminants through filtration and/or biological uptake. The drainage system shall also be designed to convey and discharge runoff in excess of this standard from the building site in a non-erosive manner.

(c) The program shall include provisions for maintaining the drainage and filtration systems so that they are functional throughout the life of the approved development. Such maintenance shall include the following: (1) the drainage and filtration system shall be inspected, cleaned and repaired prior to the onset of the storm season, no later than September 30th each year and (2) should any of the project's surface or

subsurface drainage/filtration structures fail or result in increased erosion, the applicant/landowner or successor-in-interest shall be responsible for any necessary repairs to the drainage/filtration system and restoration of the eroded area. Should repairs or restoration become necessary, prior to the commencement of such repair or restoration work, the applicant shall submit a repair and restoration plan to the Executive Director to determine if a notice of impending development or amendment to the certified Long Range Development Plan is required to authorize such work.

7. Emergency Response Plan

Prior to the commencement of development, the University shall submit, for the review and approval of the Executive Director, an emergency response plan to address any potential spills or other release of hazardous materials during construction prepared by a qualified specialist which identifies areas at risk from potential spills and specifies measures to contain spills and prevent accidental releases to the Goleta Slough, Pacific Ocean, or other sensitive receptor sites.

8. Timing of Construction

Construction activity in the Pump Station 529 project area shall be restricted during the breeding season of the Belding's savannah sparrow, from February 1 through August 30.

Construction activity for the portion of the Robertson Field Force Main project that is south of Parking Lot 31, shall be restricted from February 1 through August 30 to avoid disturbance during the breeding season of the red-shouldered hawk (February through July), red-tailed hawk (March through July) and American kestrel (April through August).

9. Biological Surveys and Monitoring

A biologist(s) or environmental specialist(s) with appropriate qualifications acceptable to the Executive Director shall conduct a breeding survey(s) for Belding's savannah sparrow (BSS) no more than ten (10) days prior to any construction activities in the Pump Station 529 project vicinity. Prior to the commencement of the survey(s), the biologist(s) or environmental specialist(s) shall provide a survey methodology report subject to the approval of the Executive Director. The survey(s) shall determine the breeding status of the BSS in the Goleta Slough region. If any breeding activities are observed outside of the recognized breeding season (September 1 though January 31), then no construction activity shall be allowed unless by written authorization of the California Department of Fish and Game and subject to the approval of the Executive Director. The biological monitor(s) shall immediately notify the Executive Director after the survey(s) whether breeding BSS were found to be present in the Goleta Slough region.

A biologist(s) or environmental specialist(s) with appropriate qualifications acceptable to the Executive Director shall be present during all construction, grading, restoration, or other project-related activities at Pump Station 529 and vicinity. The biological monitor(s) shall immediately notify the Executive Director if activities outside of the scope of Notice of Impending Development (NOID) 5-00 occur or if habitat is removed or impacted beyond

the scope of the work indicated in NOID 5-00. This monitor shall have the authority to require the applicant to cease work should any breach in compliance occur, or if any unforeseen sensitive habitat issues arise.

A biologist(s) or environmental specialist(s) with appropriate qualifications acceptable to the Executive Director shall conduct a raptor breeding survey(s) no more than ten (10) days prior to any construction activities for the Robertson Field Force Main Project that is located south of Parking Lot 31. Prior to the commencement of the survey(s), the biologist(s) or environmental specialist(s) shall provide a survey methodology report subject to the approval of the Executive Director. The survey(s) shall determine the breeding status of the raptors utilizing the eucalyptus groves, including red-shouldered hawk, red-tailed hawk, and American kestrel. If any breeding activities are observed outside of the recognized breeding season (September 1 though January 31), then no construction activity shall be allowed unless approval of the Executive Director. The biological monitor(s) shall immediately notify the Executive Director after the survey(s) whether breeding raptors were observed to be present in the eucalyptus groves.

A biologist(s) or environmental specialist(s) with appropriate qualifications acceptable to the Executive Director shall be present during all construction, grading, restoration, or other project-related activities for the Robertson Field Force Main alignment. The biological monitor(s) shall immediately notify the Executive Director if activities outside of the scope of Notice of Impending Development (NOID) 5-00 occur or if habitat is removed or impacted beyond the scope of the work indicated in NOID 5-00. This monitor shall have the authority to require the applicant to cease work should any breach in compliance occur, or if any unforeseen sensitive habitat issues arise.

10. Construction Responsibilities

It shall be the University's responsibility to assure that the following occurs during project construction: a) that excess graded material and debris be removed to a facility licensed to receive such material on the same day that it is excavated; b) that all grading shall be properly covered, sand-bagged, and ditched to prevent runoff and siltation; c) that measures to control erosion shall be implemented at the end of each day's work, d) that temporary construction fencing shall be placed around the perimeter of the construction zones as delineated in the interim erosion control plan prepared pursuant to Special Condition Four (4) above; e) that construction sites shall be secured and trenches or excavations shall be covered at the end of each working day; and f) that excavation work shall be restricted to the staging areas delineated on the interim erosion plan prepared pursuant to Special Condition Four (4).

11. Future Abandonment and Removal of Facilities

In the event that any component of the impending development is abandoned (not used for a period of more than one year's time), the University shall be required to either (a) submit a new notice of impending development to retain the development or (b) submit a new notice of impending development to remove the structure(s) from the project site within 120 days of such abandonment.

12. Archaeological Resources

Prior to construction, the University shall retain the services of an independent qualified archaeologist(s) and appropriate Native American consultant(s) with appropriate qualifications acceptable to the Executive Director. The independent qualified archaeologist(s) and appropriate Native American consultant(s) shall be present on-site during all grading, excavation and site preparation that involve earth moving operations for the Pump Station 559, the Robertson Field Force Main, and Pump Station 529 project areas. The number of monitors shall be adequate to observe the earth moving activities of each piece of active earth moving equipment. Specifically, the earth moving operations on the project site shall be controlled and monitored by the archaeologist(s) with the purpose of locating, recording and collecting any archaeological materials. In the event that any significant archaeological resources are discovered during operations, grading work in this area shall be halted and an appropriate data recovery strategy shall be developed, subject to review and approval of the Executive Director, by the applicant's archaeologist and the Native American consultant consistent with CEQA guidelines.

13. Revised Project Plans

Prior to commencement of development, the University shall submit, for the review and approval of the Executive Director, two (2) sets of final revised project plans for the Robertson Field Force Main pipeline alignment. The revised final project plans shall clearly illustrate the eucalyptus and oak tree canopies drawn to scale for Oak Tree #1, Oak Tree #2, and Eucalyptus Tree #1 as shown on Exhibit 7. The pipeline alignment shall be relocated outside of the protected zone (5 feet from the outer dripline) of these trees.

IV. Findings and Declarations

The Commission finds and declares as follows:

A. Background

On March 17, 1981, the University's Long Range Development Plan (LRDP) was effectively certified by the Commission. The LRDP has been subject to nine major amendments. Under LRDP Amendment 1-91, the Commission reviewed and approved the 1990 UCSB LRDP; a 15-year long range planning document, which substantially updated and revised the certified 1981 LRDP. The 1990 LRDP provides the basis for the physical and capital development of the campus to accommodate a student population in the academic year 2005/06 of 20,000 and for the new development of no more than 1.2 million sq. ft. of new structural improvements and 830,000 sq. ft. of site area on Main Campus for buildings other than parking garages and student housing. Since the certification of the 1990 LRDP by the Commission, less than 50% of the available identified potential areas for development on campus have been developed.

The proposed sewer renewal improvements will not be applied toward the 830,000 sq. ft. limit of the site area available on Main Campus for development.

B. Description of Impending Development

The impending development consists of the portion of the Campus Sewer System Renewal Project located on the Main Campus at University of California, Santa Barbara (Exhibit 1 and 2). The project includes the following seven components: (1) demolish the existing Pump Station 559 and construct a larger pump station requiring approximately 1,900 cu. yds. of grading (1,100 cu. yds cut, 800 cu. yds. fill); (2) install 1,600 feet of 12-inch high density polyethylene (HDPE) sewer main from Pump Station 559 to an existing manhole in Robertson Field involving approximately 1,720 cu. yds. of grading (420 cu. yds. cut, 420 cu. yds. fill, 880 cu. yds overexcavation), abandon the existing 10-inch techite sewer force main in place, and reconstruct manhole; (3) make improvements to Lift Station 579 (modify piping and equipment within the interior of the pump station, construct concrete pad for a storage tank, install biofilter media bed, and construct an 18-inch high soil berm along south side of pump station); (4) reconstruct the sewer manhole west of Noble Hall; and (5) upgrade Pump Station 529 (modify the piping and equipment within the interior of the pump station) and realign 215 feet of the existing bike path; and (6) excavate an access pit for pipe bursting replacement of sewer pipeline adjacent to Pump Station 529 involving approximately 15 cu. yds. of grading (9 cu. yds cut, 6 cu. yds. fill); and (7) replace existing equipment and make interior modifications to Lift Station 550. These components are described in further detail below.

The University has asserted that a number of component deficiencies exist in the existing sewer collection system. The proposed project is intended to correct sewage collection system deficiencies, provide the campus with a reliable and safe system, and design and provide sewage system components that will safely accommodate peak sewage discharges from campus. The proposed design would be adequate to accommodate expected peak flows resulting from new development described in the 1990 LRDP.

1. Pump Station 559

Pump Station 559 is located in the northwest corner of the Main Campus off of Mesa Road between the Public Safety building and the Facilities Management complex (Exhibit 2). This area is developed with campus buildings, parking areas, and associated landscaping. Pump Station 559 is surrounded by landscaping primarily comprised of Bermuda grass and large acacia shrubs. The Goleta Slough is located approximately 200 feet to the north of the pump station and more than 100 feet from the Goleta Slough Bluffs, a designated environmentally sensitive habitat in the certified LRDP. Stormwater runoff in this area is collected within the campus storm drain system and ultimately directed to the Goleta Slough.

Pump Station 559 was declared inoperable in 1997 and sewage was subsequently routed to the Goleta West Sanitation District via an emergency bypass connection. Under the impending development, Pump Station 559 would be demolished and a larger pump station building would be constructed in the same general location as the existing building (Exhibit 3). The applicant has indicated that the new pump station would be approximately 957 sq. ft. The redevelopment of Pump Station 559 includes installation of a covered biofiltration unit and transformer station in addition to interior component modifications. The biofilter would serve to control odor. The project further includes a driveway to the facility and new 5-foot wide sidewalk roughly around the perimeter of the complex as shown on the project plans (Exhibit 2).

The project includes the abandonment in-place of an existing 6-inch emergency bypass pipeline and the construction of a new 225 foot section (as indicated on the project plans) of 18-inch HDPE emergency bypass pipeline extending from Pump Station 559 to the Goleta West Sanitary District manhole, which the University has represented lies within the University-owned property. The new 18-inch force main would extend through an existing landscaped area, parking lot 32, and the paved road adjacent to the Goleta West Sanitary District. The new bypass would be installed using trench construction methods.

2. Robertson Field Force Main and Manhole

The existing 10-inch force main pipeline and the manhole in the southern portion of Robertson Field connects Pump Station 559 to the campus sewer system. The impending development includes the abandonment in-place of the existing 10-inch techite force main which runs southeast and south under areas developed with buildings, parking lots, and recreational facilities. A new 12-inch HDPE force main would extend from Pump Station 559 to the Robertson Field manhole along a more direct route, extending through landscaped areas, under Mesa Road, through parking lot 31, and through a relatively undeveloped area between the athletic fields that has been disturbed by past activities, including vehicle use, a roadway, grading, and remnants of athletic equipment. The new route roughly follows an alignment west of a large grove of eucalyptus trees. The 1,600 linear feet of new pipeline would be installed approximately 3 feet below existing grade using trench construction methods. The existing manhole in the southern portion of Robertson Field would be removed and reconstructed. Stormwater runoff from this area is directed to the Goleta Sough.

3. Lift Station 579

Lift Station 579 is located in the southern portion of the Main Campus approximately 250 feet north of the Campus Lagoon (Exhibit 2). The lagoon is identified as an environmentally sensitive habitat area (ESHA) in the certified LRDP. The station pumps sewage from a low area of the Main Campus to the main pump station. The lift station is located in a developed part of the campus between the Art Museum and a paved campus road. Lift Station 579 is surrounded by landscaping shrubs and turfgrass. Improvements to this lift station are primarily interior except for construction of a

concrete pad for a storage tank, a covered biofilter media bed, an 18-inch high soil berm along south side of pump station, and replacement of a six foot high chain link fence with 8-foot high black vinyl fencing (Exhibit 4). The proposed berm is a landscaped feature which is intended to direct surface runoff from the adjacent boat yard area to an existing storm drain. Runoff from this area ultimately drains to the Campus Lagoon.

4. Noble Hall Manhole

The sewer manhole west of Noble Hall serves as a major juncture in the campus sewer collection system, providing connection to six existing sewer lines. The manhole is west of, and adjacent to, the Noble Hall building and east of Parking Lot 7 (Exhibit 2). The manhole is proposed to be removed and reconstructed. Runoff from this project area ultimately drains to the Campus Lagoon.

5. Pump Station 529 and Bike Path Realignment

Pump Station 529, also known as the Main Pump Station, is located near the east entrance of the Main Campus. The main pump station is situated near the western end of the Goleta Beach County Park and is setback approximately 40 feet from the ocean bluff. A bike path is adjacent to the north side of the pump station, and State Route 217 is approximately 75 feet to the north. All of the campus sewage is routed to this pump station which directs the sewage into pipelines to the Goleta Sanitary District (GSD) wastewater treatment plant located approximately ½-mile to the northeast. Some components of this pump station are inoperable and other components are inadequate to handle the existing volume of sewage.

The University has confirmed with staff that all Pump Station improvements would consist of interior replacement and addition of equipment, that the exterior walls of the existing building will remain, and that no grading is proposed in conjunction with these improvements (Exhibit 5). The biofiltration unit shown on the project plans in Exhibit 5 shall be entirely contained within the existing pump station building. The project also includes realignment of 215 feet of the existing bike path further northwest in order to enhance the line-of-sight around the pump station and improve overall safety (Exhibit 5). The University also proposes installation of new landscaping adjacent to the pump station building for visual screening purposes and revegetation of removed bike path area. Runoff from this project area drains to the Pacific Ocean.

The project plans indicate a 10-foot wide, 600-foot long dirt road along the coastal bluff terminating near Pump Station 529 (Exhibit 6). The University asserts that this is an existing dirt road that currently provides access for service vehicles to Pump Station 529 and proposes that it be maintained in its current condition for continued use incidental to the operation of the pump station. A visit to the site by Commission staff confirmed that the area has experienced use, however a formal road has not been developed. A paved entrance has been established near the parking kiosk for admittance to this accessway. The site does not appear to receive any formal

maintenance, and compaction for service vehicle use is not considered routine maintenance. Any formal changes to the present access route, including grading, paving, or increased traffic (above the anticipated occasional service vehicle) would require a notice of impending development, and may be determined by the Executive Director to require an amendment to the Long Range Development Plan to formalize a roadway.

The immediate vicinity of Pump Station 529 supports non-native ice plant to the west and northeast and native species to the southwest and southeast. The University has provided documentation which states that several years of observations indicate that Belding's savannah sparrows, a State Endangered species, use the plants around the main pump station for foraging, specifically saltbush and coyote brush. Savannah sparrows have been noted to perch on the fence surrounding the main pump station.

6. Pump Station 529 Force Main Access Pit

The overall Campus Sewer System Renewal Project includes the replacement of a 12-inch techite force main pipeline with a 14-inch high density polyethylene pipeline, extending from Pump Station 529 to the Goleta Sanitary District. The new pipeline would be installed in the same alignment as the existing 12-inch line using a "pipe bursting" process. Pipe bursting requires the excavation of access pits. Once two access pits have been excavated, a pneumatic pipe bursting tool is inserted into one end of the existing pipe with the new HDPE pipe attached to the end of the tool. The bursting tool is pulled through this section of the existing force main, along with the new pipe. As the bursting tool is pulled through the pipe compressed air is fed to the head of the tool which is then repeatedly expanded (over 200 times per minute), bursting the existing techite pipe and compressing the fragments into the surrounding soil, and creating a bore through which the new pipe is pulled. Once the new pipe is in place, it is connected to the next segment of the new pipe and the access pit is filled and returned to its pre-existing topography.

Thirteen access pits will be excavated as part of the overall Sewer System Renewal Project to allow for the insertion of the pipe bursting tool and to feed the replacement pipe. Most of these access pits are located off of the campus and are subject to coastal development permits by surrounding jurisdictions (see Section C below). However, one of these access pits is located in the northeast corner of the campus, adjacent to Pump Station 529, and is included as part of the impending development (see Exhibit 5). Consistent with the other off-site access pits, the access pit adjacent to the Pump Station would be approximately 5 feet by 6 feet in size, and excavated to a depth equivalent to the existing force main, approximately 5 feet below grade. The University has estimated that the construction zone of impact around each access pit to be approximately 25 feet by 25 feet. The area of disturbance is proposed to be planted in accordance with the East Bluff Revegetation Project, Propose Plan, prepared by the Museum of Systematics and Ecology and the Department of Ecology, Evolution, and Marine Biology at the University.

The access pit is located east of Pump Station 529 in an area of non-native ruderal vegetation. As noted in Section B(5) above, Belding's savannah sparrow, a State Endangered species, has been noted to forage in the vicinity the pump station.

7. Lift Station 550

Lift Station 550 is located in the southern portion of the Main Campus in the restroom structure that is provided on the beach near Goleta Point (Exhibit 2). The Pacific Ocean is to the east and south of the structure, and the Campus Lagoon, a designated environmentally sensitive habitat area, is located to the west. The station pumps sewage from a low area of the Main Campus to the main pump station. Improvements to this lift station would be entirely contained within the interior of the lift station in order to replace and update station equipment. No changes to the incoming/outgoing pipelines are proposed. Runoff from this area drains to the Pacific Ocean.

C. Overall Project Description (Outside of the LRDP Boundary)

The improvements subject to this notice of impending development (NOID) are part of a larger undertaking to rehabilitate the University sewer infrastructure from the Main Campus to the Goleta Sanitary District. The off-campus portion of the project includes the replacement of 3,700 feet of existing 12-inch (inner diameter) techite force main with 14-inch (outer diameter) HDPE force main pipeline from Pump Station 529, near Goleta Beach County Park, to Goleta Sanitary District to the northeast.

The University has obtained coastal development permits for off-campus portions of the project that lie within the jurisdiction of the City of Santa Barbara and the County of Santa Barbara. Concurrent with this NOID, UCSB has a coastal development permit application (4-00-132) pending before the Coastal Commission for the portion of the sewer line that crosses the Goleta Slough and remains within the Commission's original jurisdiction.

D. Public Work Facilities

The LRDP addresses the development and design of public works facilities consistent with Section 30254 of the Coastal Act, which has been included in the certified LRDP. Policy 30254.1 of the LRDP allows for the development of public works, including sewage lines, to be designed and constructed to meet campus needs and to ensure a reserve of water and sewer capacity to serve the campus.

The proposed project involves the replacement of several components of the existing sewer pipeline and facilities. The campus sewer system serves the Main Campus and the facilities at the Goleta County Beach Park, which includes a mix of residential, campus, research and recreational uses. The sewer rehabilitation will not expand sewer services by extending the line to areas not now served; however, the capacity to deliver sewage to the Goleta Sanitary District Wastewater Treatment Facility would be modified due to the replacement of the existing techite pipes with larger HDPE pipe, effectively a

one-inch interior-diameter increase in the replaced lines. The replacement of the deteriorated facilities will serve principally to increase the reliability of the line, prevent accidental spills, and reduce the need for periodic maintenance.

The present sewer system was built principally in the 1950s and 1960s, prior to the certification of the Long Range Development Plan. The University has asserted that the proposed design would be adequate to accommodate expected peak flows resulting from new development described in the 1990 LRDP. Buildout of the LRDP would increase the campus building area from the current 4.8 million square feet to 7.6 million square feet (including residential uses) by the year 2006. As a result of this development, the projected peak flow rate to the main pump station would increase from approximately 1,500 gallons per minute (gpm) to 1,650 gpm. For sizing the station equipment, a 20 percent safety factor was applied resulting in a projected peak flow rate of approximately 2,000 gpm. Thus, the proposed design is consistent with the LRDP policy that allows for the development of public works to be designed and constructed to meet campus needs and to ensure a reserve of sewer capacity to serve the campus

However, the Commission notes that in the event that the proposed sewer facilities are abandoned, then retention of the facilities may no longer be consistent with the public works policies of the LRDP. Therefore, Special Condition Eleven (11) has been required to ensure that in the event that the impending changes to the sewer system are abandoned (not used for a period of more than one year's time), then the University shall be required to either (a) submit a new notice of impending development to retain the development or (b) submit a new notice of impending development to remove the development from the project site within 120 days of such abandonment.

Therefore, the Commission finds that the notice of impending development, as conditioned, is consistent with the applicable policies of the LRDP with regards to public works facilities.

E. Hazards and Geologic Stability

The LRDP contains several policies to ensure that new development minimize risks to life and property and assure structural stability and integrity consistent with Section 30253 of the Coastal Act, which has been included in the certified LRDP. Policy 30253.2 of the LRDP requires that subsurface and geotechnical studies be conducted for new development to ensure structural and geologic stability.

Consistent with Policy 30253.2 of the LRDP, the University has submitted five geology documents regarding the Sewer Renewal Project: Geologic Consultation, Campus Sewer Renewal Project, Pump Station 559 Improvements, UCSB (Fugro West, Inc. 6/22/00); Geologic Consultation, Campus Sewer Renewal Project, Sewer Pipeline from Pump Station 559 to Rob Field Manhole, UCSB (Fugro West, Inc. 9/11/00); Geologic Consultation, Campus Sewer Renewal Project, Improvements to Pump Stations 550 and 579 and to Noble Hall Manhole, UCSB (Fugro West, Inc. 9/11/00); Geotechnical

Data Report, Campus Sewer System Renewal Project, Pipe Bursting Segment, UCSB (Fugro West, Inc. 5/2/00); and Geotechnical Engineering Study, Campus Sewer System Renewal Project, Pump Station 559 Improvements, UCSB (Fugro West, Inc. 11/30/99).

Pump Station 559 is anticipated to be completely demolished with a larger pump station reconstructed in approximately the same location. Fugro reports that the impending development at Pump Station 559:

> ***will most likely be subjected to strong earthquake ground motion during its lifetime. Known active or potentially active faults, as defined by the State of California Division of Mines and Geology (CDMG), are not mapped to traverse the site. However, faults near the site vicinity considered capable of generating strong ground shaking consist of the Arroyo Parida-Mission Ridge-More Ranch fault and the North Channel Slope fault. Olson (1982) maps the north branch of the More Ranch fault about 500 feet north of the site and the south branch of the More Ranch fault about 700 feet south of the site. The North Channel Slope fault is an offshore fault that is postulated to extend beneath the site at depth.***

The geoconsultant concluded that the Robertson Field force main alignment would also be likely to experience strong earthquake ground motion during its lifetime, and that based on published geologic maps, the alignment crosses the north and south More Ranch fault. The geoconsultant concluded, however, that the project site for Pump Station 559 and the project alignment for the sewer pipeline did not shown any evidence of slope instability, such as landslides or surficial failures, at the site or the adjacent sites. In addition, Fugro West, Inc. provided a professional opinion that the sites would be safe from landslides, settlement, and slippage, and that the proposed development should not adversely affect adjacent sites.

The impending development at lift station 579 includes interior improvements as well as the addition of a biofilter media bed, an 18-inch soil berm along the south side of the pump station, a concrete pad to hold a storage tank, and replacement of an existing chainlink fence. The impending development at Lift Station 550 consists of modifying the piping and equipment within the interior of the structure. The impending development at the Noble Hall manhole includes the complete demolition and reconstruction of the manhole. The geoconsultant concluded the following in regard to these projects:

> ***From an engineering standpoint, in our opinion, the proposed improvements (consisting of modifying the interior of the existing pump stations and manhole together with the minor exterior grading and site development work at Pump Station 579) are not anticipated to adversely affect adjacent sites or impact the current stability of existing slopes.***

Improvements to Pump Station 529 are interior upgrades. Consequently, an updated geologic report has not been submitted by the University for this portion of the project. A geology report was prepared for the pipe bursting segment of the project, including the

one access pit located on University property subject to this NOID. However, the purpose of the study was to provide limited site-specific geotechnical data regarding the subsurface conditions adjacent to the alignment. This information is helpful for construction planning purposes. In this case, the access pit is temporary and the new pipeline would be placed in the same utility right-of-way where the existing 12-inch pipeline is located. Alternative pipeline alignments were not evaluated under the assumption that replacement at existing sites would generally minimize impacts when compared to construction at alternative sites. Consequently, an updated geologic report has not been prepared for planning purposes.

Based on the conclusions of the geologic reports, the Commission finds that the proposed development will be safe from geologic hazards if all recommendations of the geotechnical consultants are incorporated into the final project plans and designs. Therefore, to ensure that the recommendations of the geotechnical consultants are incorporated into the project plans, as consistent with Policy 30253.2 of the LRDP, the Commission finds it necessary to require the University, as required by **Special Condition One (1)**, to submit project plans certified by the consulting geologic and geotechnical engineering consultants as conforming to their recommendations. The final plans approved by the consultants shall be in substantial conformance with the plans approved by the Commission relative to all grading and drainage improvements. Any substantial changes to the proposed development approved by the Commission which may be recommended by the consultants shall require a new notice of impending development.

Although the proposed improvements will serve to increase structural integrity of the campus sewer system, the Commission notes that it is not possible to eliminate the potential for damage from seismic activity, liquefaction, storm waves, surges, erosion, landslide, and flooding. As discussed above, the Commission notes that the applicants' engineering consultants have indicated that the proposed development will serve to ensure relative geologic and structural stability on the subject site. However, the Commission recognizes that development, even as designed and constructed to incorporate all recommendations of the consulting coastal and geotechnical engineers, may still involve the taking of some risk. When development in areas of identified hazards is proposed, the Commission considers the hazard associated with the project site and the potential cost to the public, as well as the individual's right to use the subject property.

Section 30253 of the Coastal Act, which has been included in the certified LRDP, in conjunction with Policy 30253.2 of the LRDP, require that new development ensure structural and geologic stability. As such, the Commission finds that due to the unforeseen possibility of seismic activity, liquefaction, storm waves, surges, erosion, landslide, and flooding the University shall assume these risks as a condition of approval. Because this risk of harm cannot be completely eliminated, **Special Condition Two (2)** requires the applicant to waive any claim of liability against the Commission for damage to life or property which may occur as a result of the permitted development. The assumption of risk, will show that the University is aware of and

appreciates the nature of the hazards which exist on the site, and which may adversely affect the stability or safety of the proposed development.

Therefore, the Commission finds that the notice of impending development, as conditioned, is consistent with the applicable policies of the LRDP with regards to geologic stability.

F. Water Quality

The Commission recognizes that new development has the potential to adversely impact coastal water quality through the removal of native vegetation, increase of impervious surfaces, increase of runoff, erosion, and sedimentation, introduction of pollutants such as chemicals, petroleum, cleaning products, pesticides, and other pollutant sources. Section 30231 of the Coastal Act, which has been included in the certified LRDP, states that:

> ***The biological productivity and the quality of coastal waters, streams, wetlands, estuaries, and lakes appropriate to maintain optimum populations of marine organisms and for the protection of human health shall be maintained and, where feasible, restored through, among other means, minimizing adverse effects of waste water discharges and entrainment, controlling runoff, preventing depletion of ground water supplies and substantial interference with surface water flow, encouraging waste water reclamation, maintaining natural vegetation buffer areas that protect riparian habitats, minimizing alteration of natural streams.***

In addition, Policy 30231.2 of the LRDP states, in part, that:

> ***Projects shall be designed to minimize soil erosion and, where possible, to direct surface runoff away from coastal waters and wetlands...***

Further, Policy 30231.3 of the LRDP states, in part, that:

> ***Drainage and runoff shall not adversely affect the Campus wetlands.***
>
> ***...***
>
> ***b. Pollutants shall not be allowed to enter the area through drainage systems.***

The new alignment of 1,600 feet of 12-inch HDPE pipe proposed to be replaced between Pump Station 559 and the existing manhole in Robertson Athletic Field will require approximately 1,720 cu. yds. of grading (420 cu. yds. cut, 420 cu. yds. fill, 880 cu. yds. overexcavation) for trench excavation and recompaction. Approximately 420 cu. yds. of excavated earth materials would be exported from the project site. Reconstruction of Pump Station 559 would entail approximately 1,900 cu. yds. of grading (1,100 cu. yds cut, 800 cu. yds. fill). Approximately 300 cubic yards of excavated earth materials would be exported from the project site. In addition, excess debris would be generated as a result of the demolition of Pump Station 559. Approximately 15 cu. yds. of grading (9 cu. yds cut, 6 cu. yds. fill) would be required to excavate the access pit adjacent to Pump Station 529 with approximately 3 cu. yds. of excavated materials

that would need to be exported from the project site. In addition, excess debris may be generated as a result of the bike path realignment. Debris would accrue from excavated hard surface that could not be reasonably recycled into the new bike path surface. The University has asserted that all of the excess material would be disposed at an off-site facility that is licensed to receive such materials.

As noted previously, the project areas drain to a network of storm drains which outflow to the Campus Lagoon (designated ESHA under the certified LRDP), off-campus to the Goleta Slough, or directly to the Pacific Ocean: Pump Station 559 and the Robertson Field force main project areas drain to the Goleta Slough; project areas for Lift Station 579 and the Noble Hall Manhole drain to the Campus Lagoon; and Lift Station 550 and the general area of Pump Station 529, including the proposed access pit, drains to the Pacific Ocean.

The Commission notes that the proposed grading activity may result in potential adverse effects to surrounding wetland and sensitive habitat areas from increased erosion and sedimentation during the temporary construction phase of the project. Cut and fill slopes, areas where vegetation removal has occurred, and the placement of excavated materials in temporary stockpiles are subject to increased erosion. Consistent with Policy 30231.2 to ensure that projects minimize soil erosion, **Special Condition Three (3)** requires the applicant to remove all excavated material, including any debris resulting from demolition of existing development, from the site to an appropriate location and provide evidence to the Executive Director of the location of the disposal site prior to the issuance of the permit. Additionally, **Special Condition Four (4)** requires the University to submit interim erosion control plans which provide for the stabilization of all temporary stockpiled fill and disturbed areas on site and to utilize all best management practices including, but not limited to, the installation of temporary sediment basins (including debris basins, desilting basins or silt traps), temporary drains and swales, sand bag barriers, silt fencing during construction activity to minimize erosion on the project site.

Furthermore, **Special Condition Ten (10)** calls for the implementation of construction practices which minimize soil erosion consistent with interim erosion control methods. Special Condition 10 requires excess graded material and debris to be removed the same day it is excavated; graded material be properly managed to prevent runoff and siltation; erosion control measures to be implemented daily; construction sites be limited to designated staging and construction areas, and finally that the construction sites be secured daily.

Of the seven project components under review in this NOID, the improvements to Lift Station 579 and the redevelopment of Pump Station 559 are the only components that would result in permanent exterior changes with an impact to site drainage. In the case of Lift Station 579, the exterior project improvements would include construction of a concrete pad, an earth berm for overflow containment purposes, and a biofiltration bed. Redevelopment of Pump Station 559 would result in a larger footprint of impervious surface due to a larger building footprint, a driveway, and additional sidewalk area.

Potential sources of pollutants such as chemicals, petroleum, cleaning agents, pesticides or sewage spills associated with the new development, as well as other accumulated pollutants from rooftops and other impervious surfaces result in potential adverse effects to water quality to the Campus Lagoon and coastal waters. Such cumulative impacts can be minimized through the implementation of drainage and polluted runoff control measures. In addition to ensuring that runoff is conveyed from the site in a non-erosive manner, such measures should also include opportunities for runoff to infiltrate into the ground. Methods such as vegetated filter strips, gravel filters, and other media filter devices allow for infiltration.

To minimize adverse effects to coastal waters resulting from either contamination or increased sedimentation, the Commission finds it necessary to require the applicant, as required by **Special Condition Six (6)**, to submit Drainage and Polluted Runoff Control Plans for Pump Station 559 and Lift Station 579. The drainage plans shall be certified by the consulting geologic and geotechnical engineering consultant as conforming to their recommendations. In addition, to ensure that proposed drainage and stormwater quality improvements are properly implemented, in order to ensure that adverse effects to coastal water quality do not result from the proposed project, **Special Condition Six (6)** also requires the University to monitor and maintain the drainage and polluted runoff control system to ensure that it continues to function as intended throughout the life of the development.

Furthermore, interim erosion control measures implemented during construction and post construction landscaping will serve to minimize the potential for adverse impacts to water quality resulting from drainage runoff during construction and in the post-development stage. Therefore, the Commission finds that **Special Condition Four (4)**, which requires the applicant to submit landscape and erosion control plans for all components of the project, is necessary to ensure the proposed development will not adversely impact water quality or coastal resources.

The Commission also notes that the nature of the project, rehabilitation of the campus sewer system, requires trenching and other construction techniques to replace equipment and facilities that are presently used to pump and deliver the sewage to the treatment plant. These types of operations are often unpredictable and subject to human error. As a result, there remains a potential for accidental release of sewage or other hazardous chemicals during the construction phase. The potential for spills in relation to the drainage of the subject sites to the Lagoon, ocean, or Slough, have the potential to impact the quality of coastal waters and environmentally sensitive habitat. Therefore the Commission requires the University to prepare an emergency response plan, as described in **Special Condition Seven (7)**, to address potential releases.

Therefore, the Commission finds that the notice of impending development, as conditioned, is consistent with the applicable policies of the LRDP with regards to water quality and new development.

G. Environmentally Sensitive Habitat Area

The LRDP contains several policies regarding the protection and management of coastal waters and sensitive habitat areas. Sections 30230 and 30231 of the Coastal Act, which have been included in the certified LRDP, require that marine resources and the biological productivity of coastal waters, including wetlands, shall be maintained and, where feasible, enhanced. Consistent with Sections 30230 and 30231 of the Coastal Act, LRDP Policies 30231.1 and 30231.2 provide for the protection of coastal waters and wetlands from increased sedimentation, erosion, excavated materials, construction debris, and contamination from chemical wastes and other pollutants. In addition, Section 30233 of the Coastal Act, which has also been included in the certified LRDP, provides that the diking, filling, or dredging of wetland areas shall only be allowed when such activity is required for the provision of certain incidental public services, restoration purposes, or nature study. Further, Section 30240 of the Coastal Act, which has been included in the certified LRDP, provides that environmentally sensitive habitat areas shall be protected against any significant disruption of habitat values and that development in areas adjacent to such areas shall be sited and designed to prevent impacts which would significantly degrade such areas.

The impending development includes three types of improvements at Pump Station 529: interior station improvements, a temporary excavation pit for the pipe bursting process, and the realignment of the bike path. Pump Station 529 is located in close proximity to Goleta Slough, an environmentally sensitive habitat area. In addition, Belding's savannah sparrow (BSS), a State Endangered species, has been observed at the Pump Station and local vicinity. According to the May 2000 Final Initial Study submitted by the University, Belding's savannah sparrows are not known to breed south of State Route 217 but have been seen on numerous occasions foraging in this area. Pump Station 529 is situated approximately 50 feet from the west end of the Goleta County Beach parking lot. According to the Goleta Beach County Park Environmental Carrying Capacity Study and Management Plan, savannah sparrows are permanent residents in the Goleta Slough wetlands and occasionally use outlying areas. The area to the far west end of the Goleta Beach County Park, near the pump station, is the site where Belding's savannah sparrows have been seen regularly and have used the beach and vegetation around the pump station for foraging.

The use of the pump house and vicinity for BSS makes this area a unique and environmentally sensitive habitat. Construction of the proposed modifications to Pump Station 529 would modify habitat in the vicinity of the pump station known to be used by this endangered species for foraging. However, construction related impacts in this area are temporary since the University proposes to revegetate the disturbed area with native plant materials appropriate to the bluff environment and consistent with visual screening of the pump house and the requirements of the BSS. To ensure that the proposed landscape and revegetation concept minimizes impacts to BSS habitat, **Special Condition Four (4)** requires the applicant to submit a Habitat Restoration and Monitoring Plan for the Pump Station 529 area for the review and approval of the Executive Director. Furthermore, **Special Condition Five (5)** requires that the Habitat

Restoration Plan be implemented within sixty days after construction has been completed in the project area.

Though the vicinity surrounding the pump station appears not to be suitable for BSS as breeding grounds, it has been observed to provide adequate foraging habitat. The ability to forage and obtain food is particularly important during the breeding cycle. To ensure that the impact to BSS is minimized, **Special Condition Eight (8)** restricts construction activity in the project area during the Belding's savannah sparrow breeding season, from February 1 to August 30. In addition, to ensure that no breeding activity is present in the vicinity, **Special Condition Nine (9)** requires that a survey be conducted for breeding activity prior to construction and that a biological monitor be present during all construction-related activity to ensure that the habitat is not impacted beyond the scope of work.

Stockpiling of excavated soil from the access pits and the creation and use of equipment storage and staging areas could result in erosion and sedimentation impacts to this sensitive habitat. Ground disturbance associated with excavating the work pit, stockpiling the excavated material, construction staging areas, and grading associated with the proposed improvements to the Main Pump Station and bike path has the potential to result in erosion and sedimentation impacts. The Commission notes that the Pump Station 529 building is located on the coastal bluff and subsequent drainage flows to the ocean. To ensure that erosion and sedimentation are minimized consistent with the LRDP policies, the Commission finds it necessary to require an interim erosion control plan be submitted to the Executive Director for review and approval as provided in **Special Condition Four (4)**. The Commission further finds that the interim erosion control plan shall include protective fencing to delineate the construction zone and that silt fencing, straw bales, and/or sandbags are necessary during both the rainy season and the dry season.

As noted previously, the realignment of sewer pipeline in Robertson Field would utilize trench construction for the entire 1,600-foot realignment. The proposed replacement pipe would typically be installed three feet below existing grade with a typical construction corridor of approximately 40 to 60 feet wide. This construction corridor would accommodate all construction equipment and stockpiling of soil and other materials. Plans provided by the University have indicated a 12-foot wide swath to be replanted with landscaping.

The new 12-inch HDPE force main would extend from Pump Station 559 to the Robertson Field manhole, extending through landscaped areas, under Mesa Road, through parking lot 31, and across other landscaped and turfgrass areas. The new route roughly follows an alignment west of a large grove of eucalyptus trees. These eucalyptus groves have been identified as important winter habitat for migratory birds and nesting habitat for raptors. The Initial Study (May 2000) for this project submitted by the University indicates that the proposed pipeline installation would not require the removal of any portion of the existing eucalyptus groves. Although pipeline construction adjacent to these groves would be short in duration, trenching and other activities

during the breeding season for red-shouldered hawk, red-tailed hawk, and American kestrel may cause these species to abandon nests. To ensure that the impact to nesting raptors is minimized, **Special Condition Eight (8)** restricts construction activity in the project area South of Lot 31 during the breeding season of the red-shouldered hawk (February through July), red-tailed hawk (March through July), and American kestrel (March through July), effectively from February 1 to August 30. In addition, to ensure that no breeding/nesting activity is present in the vicinity, **Special Condition Nine (9)** requires that a survey be conducted for raptor breeding activity prior to construction and that a biological monitor be present during all construction-related activity South of Lot 31 to ensure that the habitat is not impacted beyond the scope of work. The biological monitor shall have the authority to require the applicant to cease work should any breach in the scope of work occur, or if any unforeseen sensitive habitat issues arise. Fully implemented, Special Condition 9 will ensure that raptor breeding and nesting activities on the site are protected during construction activities.

A majority of the Robertson Field Force Main pipeline alignment is setback at least 40 feet from the eucalyptus trees. However, the pipeline alignment is shown to be as close as 8 feet from the trunk of a large eucalyptus tree (designated Eucalyptus Tree #1 on Exhibit 7). In addition, there is an oak tree (Oak Tree #1 on Exhibit 7) on the plans noted to be approximately 8 ½ feet from the proposed alignment and another oak tree (Oak Tree #2 on Exhibit 7) approximately 9 feet from the proposed alignment. The Commission recognizes that trenching near these trees may contribute to root damage, by interrupting the exchange of water, nutrients, air, and other gases, thereby harming or killing the trees. The Commission notes that development and construction activities within the dripline or protected zone of the trees (5 feet beyond the dripline of the canopy) results in potential adverse impacts to these sensitive resources. It appears from the project plans that there is sufficient room to relocate the pipeline outside of the driplines of the trees. Consequently, the Commission finds it necessary to impose **Special Condition Thirteen (13)** (Revised Plans) requiring that the Robertson Force Main pipeline be realigned outside of the protected zone of the three trees shown in Exhibit 7. The Commission finds that Special Conditions 13 will reduce the adverse effects of the impending development to these trees.

The Commission, therefore, finds that the notice of impending development, as conditioned, is consistent with the applicable LRDP policies with regards to environmentally sensitive habitat areas and the marine environment.

H. Archaeological Resources

Archaeological resources are significant to an understanding of cultural, environmental, biological, and geological history. Degradation of archaeological resources can occur if a project is not properly monitored and managed during earth moving activities and construction. Site preparation can disturb and/or obliterate archaeological materials to such an extent that the information that could have been derived would be permanently lost. In the past, numerous archaeological sites have been destroyed or damaged as a result of development. As a result, the remaining sites, even though often less rich in

materials, have become increasingly valuable as a resource. Further, because archaeological sites, if studied collectively, may provide information on subsistence and settlement patterns, the loss of individual sites can reduce the scientific value of the sites which remain intact.

The LRDP contains several policies to ensure that adverse effects to archaeological and palentological resources from new development are reasonably mitigated consistent with Section 30244 of the Coastal Act which has been included in the certified LRDP. For instance, Policy 30244.4 of the LRDP requires that during any grading activities that may result in ground disturbance of archaeological sites, a non-University of California affiliated archaeologist and a Native American representative shall be present. Policy 30244.5 requires that should any archaeological or palentological resources be found on site during construction, all activity which could damage such resources shall be suspended until appropriate mitigation measures have been implemented.

The LRDP indicates that 10 significant archaeological sites have been previously identified on campus. The Phase I study for a portion of the impending development dated November 2000 indicates that there is a known archaeological site (Sb-1158) near Pump Station 529. The Phase I investigation prepared for the campus sewer renewal project indicates that Sb-1158 is approximately 300 feet long but that due to poor ground visibility it has not been possible to adequately delineate the boundaries of the site. In this case, the access pit for the pipe bursting construction process subject to this NOID is near the known site. The Final Initial Study/Negative Declaration (May 2000) for the impending development concluded that:

> ***Whether the proposed project will impact intact cultural resources within the area of concern is undetermined at the present time.... Because portions of the project area have been subject to slough reclamation processes, the possibility exists that buried cultural resources may be encountered..***

In addition, an archaeological site (Sba-49) has been identified in the LRDP in the vicinity of the Pump Station 559 and Robertson Field Force Main project sites. Due to the proximity of a known cultural site in relation to the planned trenching and other earth moving construction activities, the Commission recognizes that the impending development at the site has the potential to impact archaeological resources.

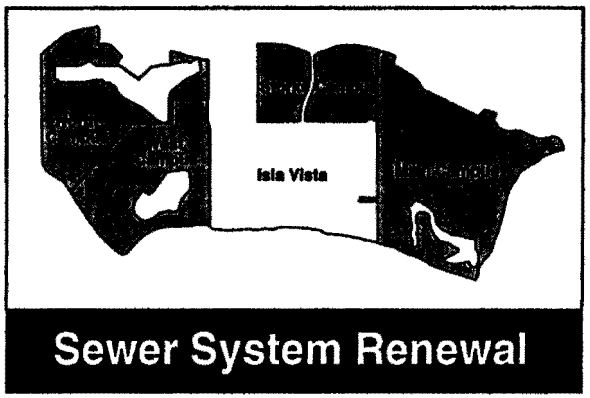
The policies of the LRDP require that an independent archaeologist and Native American representative be present during any construction activity which has the potential to result in adverse effects to archaeological resources. To ensure that potential adverse effects to archaeological resources are adequately mitigated during the construction of the proposed development, consistent with the policies contained in the certified LRDP, **Special Condition Twelve (12)** requires that the applicant have a qualified independent archaeologist(s) and appropriate Native American consultant(s) present on-site during all grading, excavation and site preparation in order to monitor all earth moving operations. In addition, if any significant archaeological resources are discovered during construction, work shall be stopped and an appropriate data recovery

strategy shall be developed by the University's archaeologist and the Native American consultant consistent with California Environmental Quality Act (CEQA) guidelines.

Therefore, the Commission finds that the notice of impending development, as conditioned, is consistent with the applicable policies of the LRDP with regards to archaeological resources.

Note: Only a portion of the identified projects are subject to this Notice of Impending Development (see Exhibit 2)

University of California, Santa Barbara
CAMPUS MAP



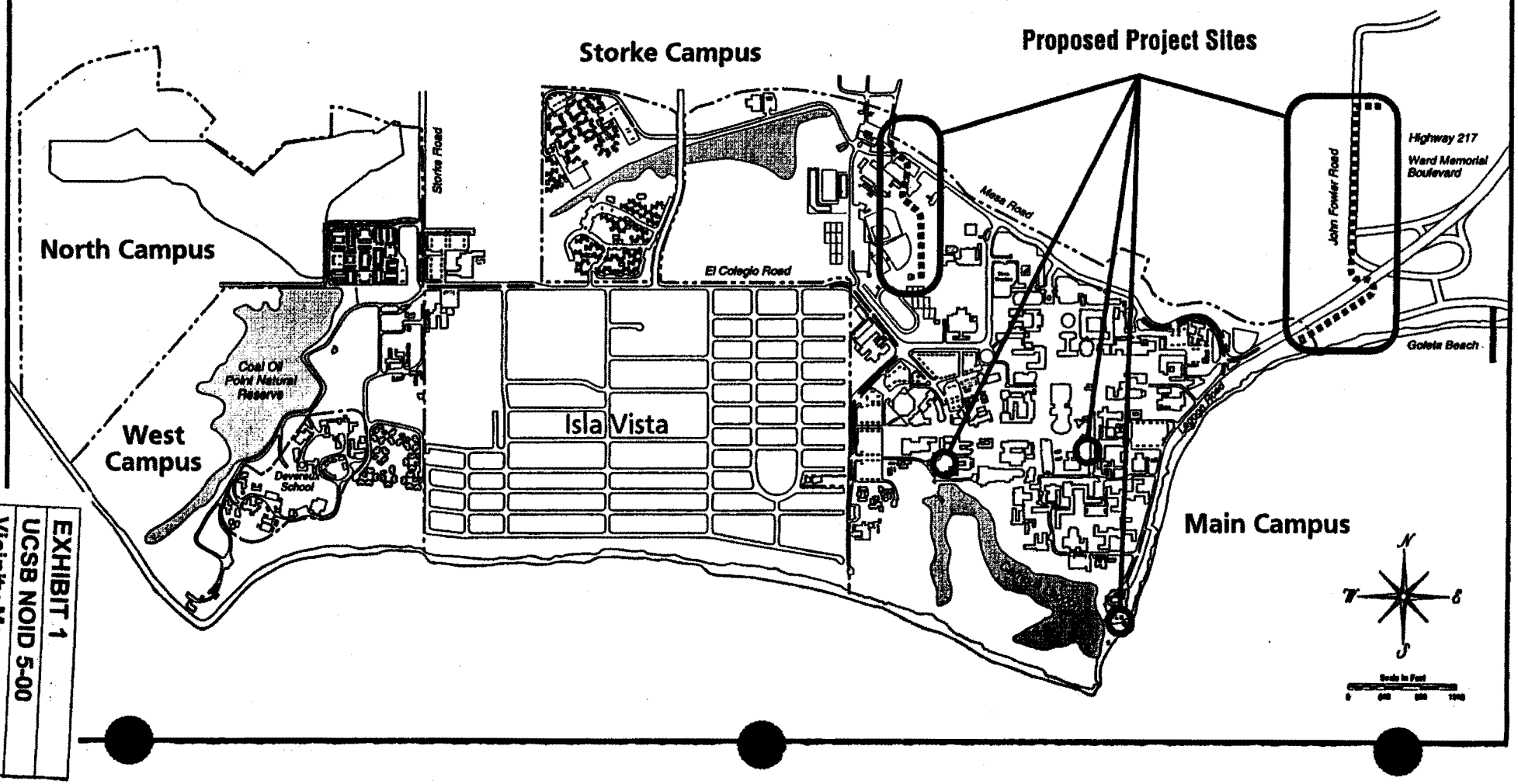


EXHIBIT 1
UCSB NOID 5-00
Vicinity Map

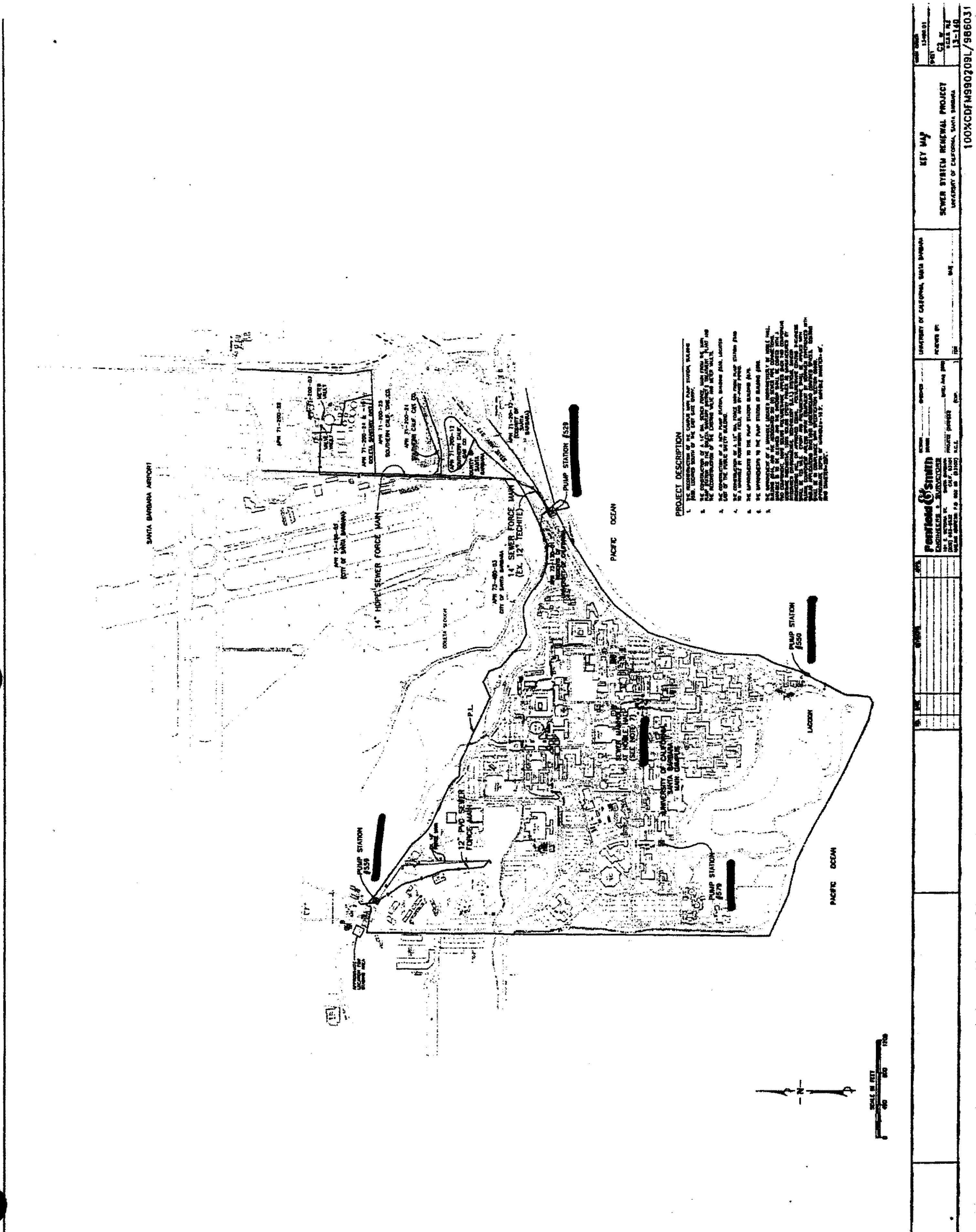


EXHIBIT 2

UCSB NOID 5-00

Project Location

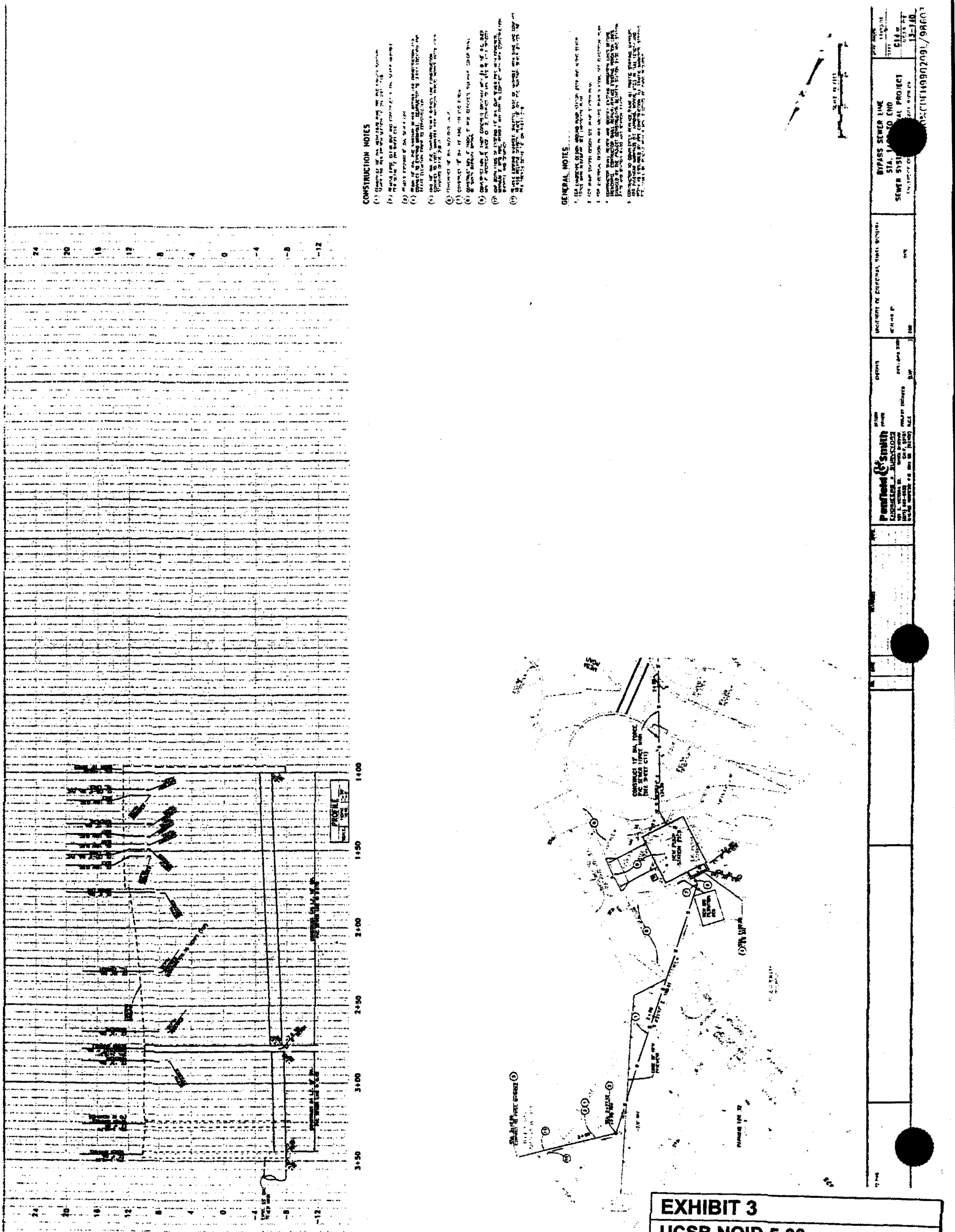


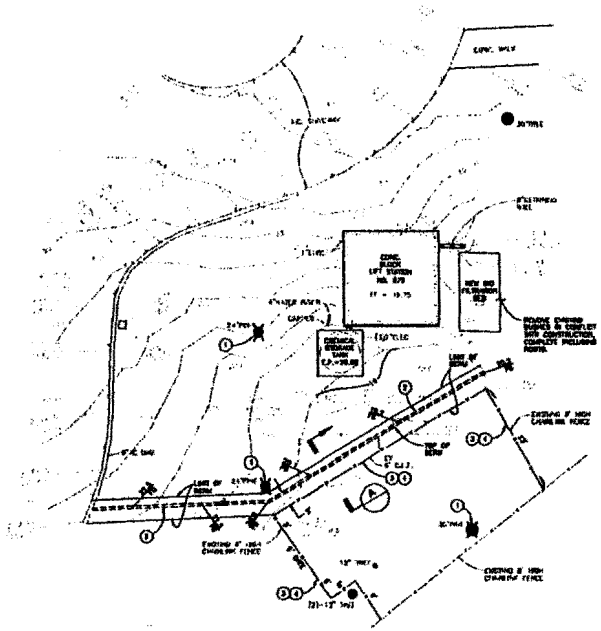
EXHIBIT 3

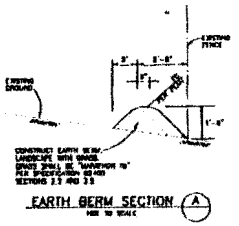
UCSB NOID 5-00

Site Plan – Pump Station 559

LOCAL SURVEY CONTROL

POINT	NORTHING	EASTING	ELEVATION	DESCRIPTION
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]





EARTH BERM SECTION (A)
NOT TO SCALE

CONSTRUCTION NOTES

1. REMOVE EXISTING FACE COMPLETE, INCLUDING POSTS.
2. CONSTRUCT EARTH BERM PER SECTION "A" ON THIS SHEET.
3. REMOVE EXISTING 6' HIGH CHAIN LINK FENCE AND GENERATE TEMPORAL COMPLETE, AND LEGALLY DISPOSE OF OFF-SITE.
4. EXPERIMENT 6' HIGH BLACK VINYL FENCE AND 16' WIDE GATE PER CALTRANS STANDARD PLAN A87L. TIE NEW FENCE INTO EXISTING 6' FENCE AND TREE TO ALLOW CONSTRUCTION OF NEW FENCE.

GENERAL NOTE

1. CONTRACTOR MAY USE AREA NORTHWEST OF DOG YARD, BUT MUST MAINTAIN DOG ACCESS BETWEEN SEPTEMBER 15TH AND OCTOBER 31ST.

N

SCALE: 1" = 10'

EXHIBIT 4
UCSB NOID 5-00
Site Plan – Pump Station 579

NO.	DATE	REVISIONS	APPD.

Penfield & Smith
ENGINEERS & SURVEYORS
101 E. VICTORIA ST. SANTA BARBARA
(805) 963-9532 CALIF. 93101
MAILING ADDRESS: P.O. BOX 99 93102

DESIGN ENCINO
DRAWN
PROJECT ENGINEER DATE
R.C.E. NO.

UNIVERSITY OF CALIFORNIA, SANTA BARBARA
REVIEWED BY
FOR DATE

EARTH BERM CONSTRUCTION
AT PUMP STATION NO. 579
SEWER SYSTEM RENEWAL PROJECT
UNIVERSITY OF CALIFORNIA, SANTA BARBARA

WORK ORDER 15480.01
PART C15 of
U.C.S.B. FILE 13-149

100%CDFM990209L/986031

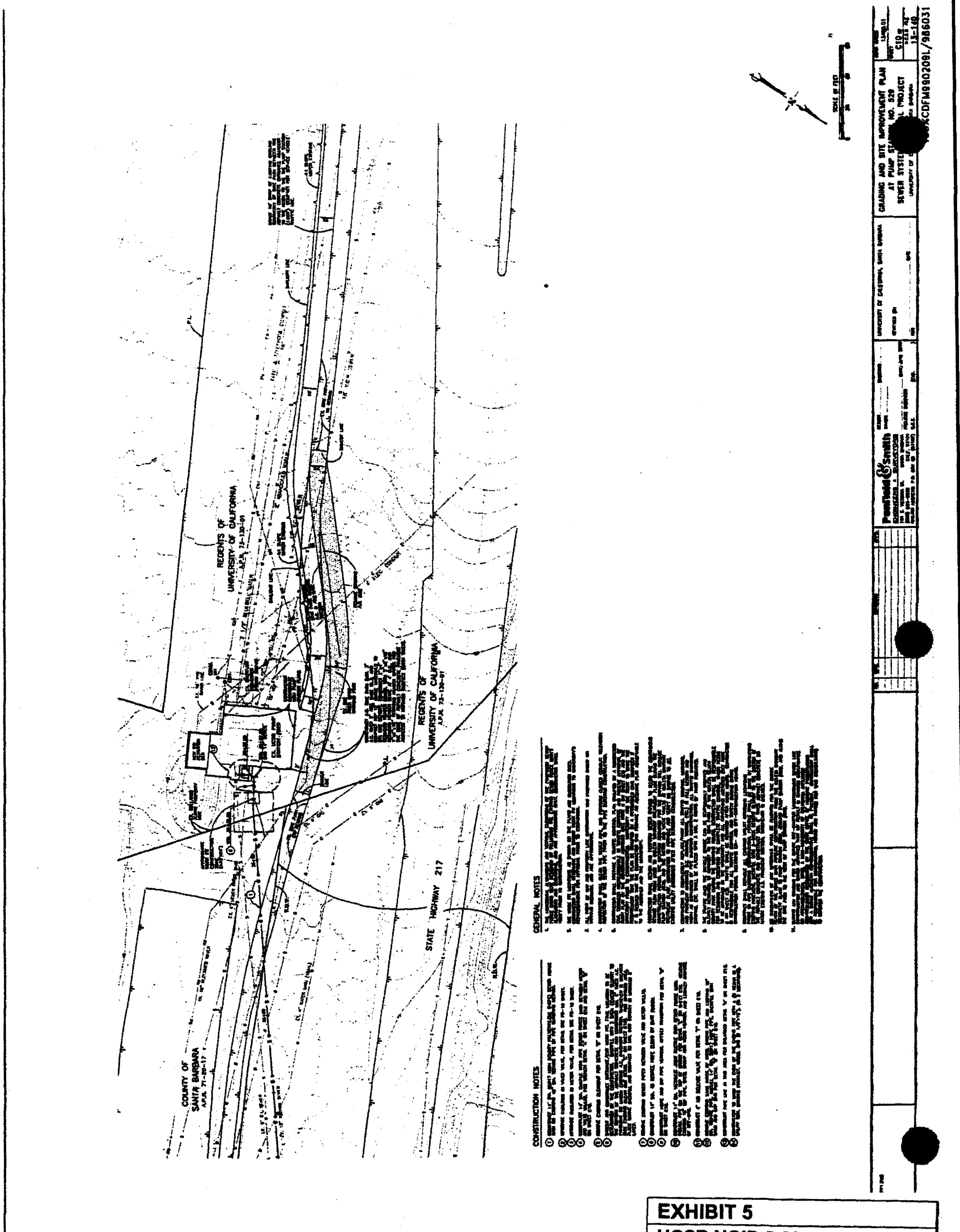
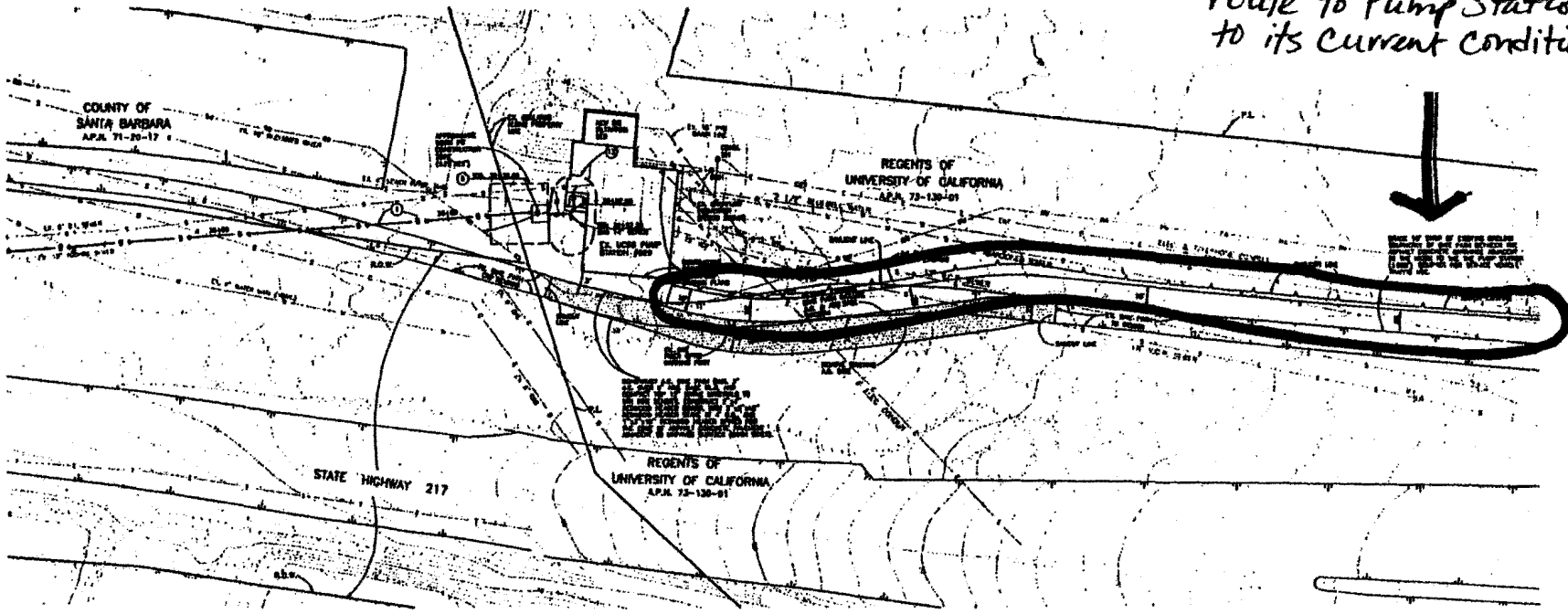


EXHIBIT 5

UCSB NOID 5-00

Site Plan – Pump Station 529

The University proposes to maintain the current access route to Pump Station 529 to its current condition & use.



CONSTRUCTION NOTES

GENERAL NOTES

EXHIBIT 6
UCSB NOID 5-00
Pump Station 529 Access

Penfield & Smith
ENGINEERS & SURVEYORS

UNIVERSITY OF CALIFORNIA, SANTA BARBARA

GRADING AND SITE IMPROVEMENT PLAN
AT PUMP STATION NO. 529
SEWER SYSTEM RENEWAL PROJECT
UNIVERSITY OF CALIFORNIA, SANTA BARBARA

C10.0
13-140

100%CDFM990209L/986031

EXHIBIT 7

UCSB NOID 5-00

Robertson Force Main Pipeline