5.4 Biological Resources

5.4.1 INTRODUCTION

This section addresses potential environmental effects of the Project related to biological resources. The information and analysis herein rely on the following technical reports and documents regarding the biological resources and conditions of the Project site:

- *City of Perris General Plan 2030*, Adopted 26 April 2005
- *City of Perris General Plan 2030 Environmental Impact Report*, Certified 26 April 2005
- *City of Perris Municipal Code*
- *Harvest Landing Retail Center & Business Park Project Habitat Assessment and Western Riverside County Multiple Species Habitat Conservation Plan Consistency Analysis,* prepared by ELMT Consulting, January 2025, included as EIR Appendix D
- *Harvest Landing Retail Center & Business Park Project Burrowing Owl Focused Survey Report,* prepared by ELMT Consulting, October 2023, included as EIR Appendix E
- *Harvest Landing Retail Center & Business Park Project Delineation of State and Federal Jurisdictional Waters,* prepared by ELMT Consulting, January 2025, included as EIR Appendix F
- *Harvest Landing Retail Center & Business Park Determination of Biologically Equivalent or Superior Preservation Report*, prepared by ELMT Consulting, January 2025, included as EIR Appendix G

5.4.2 REGULATORY SETTING

5.4.2.1 Federal Regulations

Federal Endangered Species Act

The Federal Endangered Species Act of 1973 defines an endangered species as "any species which is in danger of extinction throughout all or a significant portion of its range." A threatened species is defined as "any species which is likely to become an Endangered species within the foreseeable future throughout all or a significant portion of its range." Under provisions of Section 9(a)(1)(B) of the Endangered Species Act, unless properly permitted, it is unlawful to "take" any endangered or threatened listed species. "Take" is defined in Section 3(18) of the Endangered Species Act as: "harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct." Further, the United States Fish and Wildlife Service (FWS), through regulation, has interpreted the terms "harm" and "harass" to include certain types of habitat modification as forms of "take." These interpretations, however, are generally considered and applied on a case-by-case basis and often vary from species to species. In a case where a property owner seeks permission from a federal agency for an action which could affect a federally listed plant or animal species, the property owner and agency are required to consult with the FWS pursuant to Section 7 of the Endangered Species Act if there is a federal nexus, or consult with the FWS and potentially obtain a permit pursuant to Section 10 of the Endangered Species Act in the absence of a federal nexus. Section 9(a)(2)(b) of the Endangered Species Act addresses the protections afforded to listed plants.

Migratory Bird Treaty Act

The Migratory Bird Treaty Act (United States Code Title 33, Section 703 et seq.; see also Code of Federal Regulations Title 50, Part 10) protects individuals as well as any part, nest, or eggs of any bird listed as migratory. In practice, federal permits issued for activities that potentially impact migratory birds typically

have conditions that require pre-disturbance surveys for nesting birds. In the event nesting is observed, a buffer area with a specified radius must be established, within which no disturbance or intrusion is allowed until the young have fledged and left the nest, or it has been determined that the nest has failed. If not otherwise specified in the permit, the size of the buffer area varies with species and local circumstances (e.g., presence of busy roads, intervening topography, etc.), and is based on the professional judgment of a monitoring biologist. A list of migratory bird species protected under the MBTA is published by the FWS.

5.4.2.2 State Regulations

California Endangered Species Act

Under the California Endangered Species Act (CESA) (Fish and Game Code § 2050 et seq.), California Species of Special Concern are species designated as vulnerable to extinction due to declining population levels, limited ranges, and/or continuing threats. Informally listed species are not protected per se but warrant consideration in the preparation of biological resource assessments. For some species, the CESA is only concerned with specific portions of the life history, such as roosts, rookeries, or nest areas. The California Department of Fish and Wildlife (CDFW) administers the CESA and enforces relevant statutes from the California Fish and Game Code and Title 14 of the California Code of Regulations.

California Rare Plant Ranks (CRPR)

The California Native Plant Society (CNPS) maintains a list of special-status plant species based on collected scientific information. Although the California Native Plant Society's designations have no legal status or protection under federal or State endangered species legislation, three designations meet the criteria of Section 15380 of the State CEQA Guidelines—CRPR 1A, plants presumed extinct; CRPR 1B, plants rare, threatened, or endangered in California and elsewhere; and CRPR 2, plants rare, threatened, or endangered in California, but more numerous elsewhere.

California Fish and Game Code, Sections 3503.5, 3511, 3515

Section 3503.5 of the California Fish and Game Code states that it is "unlawful to take, possess, or destroy any birds in the order Falconiformes or Strigiformes (birds of prey) or to take, possess, or destroy the nest or eggs of any such bird except as otherwise provided by this code or any regulation adopted pursuant thereto." Activities that result in the abandonment of an active bird of prey nest may also be considered in violation of this code. In addition, California Fish and Game Code, Section 3511 prohibits the taking of any bird listed as fully protected, and California Fish and Game Code, Section 3515 states that it is unlawful to take any non-game migratory bird protected under the Migratory Bird Treaty Act.

Native Plant Protection Act of 1977

The Native Plant Protection Act of 1977 (Fish and Game Code § 1900 et seq.) directed the CDFW to "preserve, protect and enhance rare and endangered plants in this State." It gave the California Fish and Game Commission the power to designate native plants as "endangered" or "rare" and protect endangered and rare plants from take. The CESA, which came later, entered all "rare" animals as "threatened" species, but not rare plants. Thus, there are three listings for plants in California: rare, threatened, and endangered. Because rare plants are not included in the CESA, mitigation measures for impacts to rare plants are specified in a formal agreement between the CDFW and the project proponent.

5.4.2.3 Local and Regional Regulations

Western Riverside County Multiple Species Habitat Conservation Plan

The Western Riverside County Multiple Species Habitat Conservation Plan (MSHCP) was adopted by Riverside County on June 17, 2003. The MSHCP is a comprehensive, multijurisdictional Habitat Conservation Plan pursuant to Section 10(a)(1)(B) of the Endangered Species Act, as well as a California Natural Community Conservation Plan pursuant to the California Fish and Game Code. As long as compliance with the policies and requirements of the MSHCP is maintained, participants in the MSHCP, which include Riverside County and 18 cities, are allowed to authorize incidental take of covered plant and wildlife species. The MSHCP defines two distinct consistency processes for development projects based on their location within the MSHCP's coverage area, with separate processes for projects located outside of Criteria Areas and those within a Criteria Area (Riverside County, 2015).

City of Perris General Plan

Conservation Element

Policy II.A.2 For public and private projects located in areas with potential for moderate or high plant and wildlife sensitivity, require biological surveys as part of the development review process.

Policy III.A Review all public and private development and construction projects and any other land use plans or activities within the MSHCP area, in accordance with the conservation criteria procedures and mitigation requirements set forth in the MSHCP.

City of Perris Code of Ordinances

Section 19.71, Urban Forestry Establishment and Care. This ordinance regulates the removal and maintenance of trees within a public right of way or city property. Removal or severe trimming of such trees would require a permit from the director of public works.

5.4.3 ENVIRONMENTAL SETTING

The Specific Plan Area includes two vacant single-family residences, remnants of two demolished single-family residences, vacant land that has been disturbed from previous agricultural uses, and developed roadways. The Specific Plan Overlay Area is currently developed with Val Verde Elementary School. The site is relatively flat with elevations ranging from 1,435 to 1,480 feet above mean sea level. Based on the United States Department of Agriculture Web Soil Survey, the Specific Plan Area is underlain by Domino silt loam (saline-alkali), Exeter sandy loam (deep, 0 to 2 percent slopes), Exeter sandy loam (deep, 2 to 8 percent slopes, eroded), Ramona sandy loam (0 to 2 percent slopes), Exeter very fine sandy loam (deep, 0 to 5 percent slopes), Greenfield sandy loam (0 to 2 percent slopes), Greenfield sandy loam (2 to 8 percent slopes, eroded), and Pachappa fine sandy loam (0 to 2 percent slopes). Soils onsite have been mechanically disturbed and heavily compacted from existing and historic land uses including residential uses, school uses, agricultural activities, grading activities, and weed abatement (EIR Appendix D).

5.4.3.1 Vegetation Communities

According to the Habitat Assessment and MSHCP Consistency Analysis prepared for the Project, no native plant communities occur within the boundary of the Specific Plan Area. The Specific Plan Area includes one plant community, non-native grassland, and two land cover types, disturbed and developed. The majority

of the Specific Plan Area supports a non-native grassland that with the exception of the southwest and southeast corners and portions of the perimeter of the site. The non-native grassland community is dominated by non-native grasses such as oats (*Avena* spp.) and bromes (*Bromus* spp.) and supports primarily weedy/early successional species. Common plant species observed in the non-native grassland plant community include red-stemmed filaree (*Erodium cicutarum*), common mustard (*Brassica rapa*), Mediterranean mustard (*Hirschfeldia incana*), stinknet (*Oncosiphon pilulifer*), wild radish (*Raphanus sativa*), fiddleneck (*Amsinckia* sp.), annual lupine (*Lupinus bicolor*), and Mexican palo verde (*Parkinsonia aculeata*). Non-native grasses occur in the highest densities in the southern portion of the site, where they are nearly exclusive along a swale.

As previously mentioned, the majority of the site includes disturbed land which has previously supported agricultural land uses. Vegetative covers vary from dense to barren based on the frequency and nature of routine disturbance from vehicle access and weed abatement regimes. Common plant species observed within these disturbed areas include stinknet (*Oncosiphon piluliferum*), Russian thistle (*Salsola tragus*), common sunflower (*Helianthus annuus*), tumbleweed (*Amaranthus albus*), telegraph weed (*Heterotheca grandiflora*), horseweed (*Erigeron canadensis*), tocalote (*Centaurea melitensis*), Spanish clover (*Acmispon americanus*), prickly lettuce (*Lactuca serriola*), mustard (*Hirschfeldia incana*), ripgut brome (*Bromus diandrus*), Peruvian pepper tree (*Schinus molle*), tree of heaven (*Ailanthus altissima*), knotweed (*Polygonum aviculare*), jimsonweed (*Datura wrightii*), and slim oat (*Avena barbata*). In addition, a swathe of mulefat (*Baccharis salicifolia*) was observed in a roadside ditch along Orange Avenue, a swathe of desiccated cattails (*Typha* sp.) was observed near a water detention basin near the southwest intersection of Perris Boulevard and Orange Avenue, and pockets of non-native ornamental trees such as Mexican palo verde (*Parkinsonia aculeata*) and gum tree (*Eucalyptus* sp.) are present near existing and former residential developments. Developed areas within the site include roadways and existing residential and school land uses, which include paved and impervious surfaces (EIR Appendix D). Figure 5.14-1 shows the existing Specific Plan Area vegetation.

5.4.3.2 Special-Status Plant Communities

According to the California Natural Diversity Database, three special-status habitats have been identified within the *Steele Peak* and *Perris* quadrangles, in which the Specific Plan Area is located or is in close proximity to, including Southern Coast Live Oak Riparian Forest, Southern Cottonwood Willow Riparian Forest, and Southern Sycamore Alder Riparian Woodland. According to the Habitat Assessment and MSHCP Consistency Analysis, no CDFW special-status habitats or plant species occur within the site or offsite improvement areas (EIR Appendix D).

5.4.3.3 Special-Status Plant Species

According to the California Natural Diversity Database and California Native Plant Society, 24 special-status plant species have been recorded in the *Steele Peak* and *Perris* quadrangles. No special-status plant species were observed onsite during the field investigation conducted for the Habitat Assessment and MSHCP Consistency Analysis. The site has been subject to decades of anthropogenic disturbances, which has removed native plant communities that have historically occurred. Based on the habitat requirements for the specific species with potential to exist in the quadrangles and the quality of the onsite habitat, the Habitat Assessment and MSHCP Consistency Analysis determined that the Specific Plan Area has a low potential to support smooth tarplant (*Centromadia pungens ssp. laevis*) and paniculate tarplant (*Deinandra paniculata*). The assessment determined that the Specific Plan Area and offsite improvement areas do not have potential to support any of the other special-status plant species known to occur in the vicinity of the site and all are presumed to be absent (EIR Appendix D), as shown in Table 5.4-1.

Table 5.4-1: Special-Status Plant Species Probability List

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Abronia villosa var. aurita chaparral sand-verbena	Fed: None CA: None CNPS: 1B.1	Grows in sandy soils in coastal sage scrub and in chaparral habitats. Grows in elevation from 262 to 5,249 feet. Blooming period is from January to September.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the project site.
Allium munzii Munz's onion	Fed: END CA: THR CNPS: 1B.1	Found in chaparral, cismontane woodland, coastal scrub, pinyon and juniper woodland, valley and foothill grassland. Found at elevations ranging from 974 to 3,510 feet. Blooming period is from March to May.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Arctostaphylos rainbowensis rainbow manzanita	Fed: None CA: None CNPS: 1B.1	Grows within chaparral habitats. Found at elevations ranging from 675 to 2,200 feet. Blooming period is from December to March.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Atriplex coronata var. notatior San Jacinto Valley crownscale	Fed: END CA: None CNPS: 1B.1	Grows in alkaline conditions within playas, mesic valley and foothill grasslands, and vernal pools. Found at elevations ranging from 456 to 1,640 feet. Blooming period is from April to August.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Atriplex parishii Parish's brittlescale	Fed: END CA: None CNPS: 1B.1	Habitat types include chenopod scrub, playas, and vernal pools. Found at elevations ranging from 82 to 6,234 feet. Blooming period is from June to October.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Atriplex serenana var. davidsonii Davidson's saltscale	Fed: None CA: None CNPS: 1B.2	Grows in alkaline soils within coastal bluff scrub and coastal scrub. Found at elevations ranging from 33 to 656 feet. Blooming period is from April to October.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Brodiaea filifolia thread-leaved brodiaea	Fed: THR CA: END CNPS: 1B.2	Grows in chaparral openings, cismontane woodland, coastal scrub, playas, valley and foothill grassland, and vernal pools, often in clay soils. Found at elevations ranging from 82 to 3,675 feet. Blooming period is from March to June.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Caulanthus simulans Payson's jewelflower	Fed: None CA: None CNPS: 4.2	Occurs on granitic sandy soils in chaparral and coastal scrub habitats. Found at elevations ranging from 295 to 7,218 feet. Blooming period is from February to June.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Centromadia pungens ssp. laevis smooth tarplant	Fed: None CA: None CNPS: 1B.1	Found in alkaline soils within chenopod scrub, meadows and seeps, playas, riparian woodland, valley, and foothill grassland habitats. Found at elevations ranging from 0 to 2,100 feet. Blooming period is from April to September.	Yes	**Low** Limited habitat is present within the Project site. This species is adapted to highly disturbed areas.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Chorizanthe leptotheca Peninsular spineflower	Fed: None CA: None CNPS: 4.2	Found in granitic soils within chaparral, coast scrub, and lower montane coniferous forest habitats. Found at elevations ranging from 984 to 6,234 feet. Blooming period is from May to August.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Chorizanthe parryi var. parryi Parry's spineflower	Fed: None CA: None CNPS: 1B.1	Occurs on sandy and/or rocky soils in chaparral, coastal sage scrub, and sandy openings within alluvial washes and margins. Found at elevations ranging from 951 to 3,773 feet. Blooming period is from April to June.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Chorizanthe polygonoides var. longispina long-spined spineflower	Fed: None CA: None CNPS: 1B.1	Typically found on clay lenses which are largely devoid of shrubs. Can be found on the periphery of vernal pool habitat and even on the periphery of montane meadows near vernal seeps. Found at elevations ranging from 98 to 5,020 feet. Blooming period is from April to July.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Convolvulus simulans small-flowered morning-glory	Fed: None CA: None CNPS: 4.2	Grows in clay soils within serpentinite seeps, chaparral, coastal scrub, valley and foothill grassland habitats. Found at elevations ranging from 98 to 2,297 feet. Blooming period is from March to July.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Deinandra paniculata paniculate tarplant	Fed: None CA: None CNPS: 4.2	Typically found in vernally mesic, sometimes sandy soils in coastal scrub, valley and foothill grasslands, and vernal pools. Found at elevations ranging from 82 to 3,084 feet. Blooming period is from April to November.	No	**Low** Limited habitat is present within the Project site. This species is adapted to highly disturbed areas.
Harpagonella palmeri Palmer's grapplinghook	Fed: None CA: None CNPS: 4.2	Occurs on clay soils in chaparral, coastal scrub, and valley and foothill grasslands. Found at elevations ranging from 66 to 3,133 feet. Blooming period is from March to May.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Hordeum intercedens vernal barley	Fed: None CA: None CNPS: 3.2	Found in coastal dunes, coastal scrub, vernal pools, and valley and foothill grassland habitats. Found at elevations ranging from 16 to 3,281 feet. Blooming period is from March to June.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Lasthenia glabrata ssp. coulteri Coulter's goldfields	Fed: None CA: None CNPS: 1B.1	Prefers playas, vernal pools, and coastal salt marshes and swamps. Found at elevations ranging from 3 to 4,003 feet. Blooming period is from February to June.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Lepidium virginicum var. robinsonii Robinson's pepper-grass	Fed: None CA: None CNPS: 4.3	Dry soils on chaparral and coastal sage scrub. Found at elevations ranging from 3 to 2,904 feet. Blooming period is from January to July.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Myosurus minimus ssp. apus little mousetail	Fed: None CA: None CNPS: 3.1	Occurs in alkaline soils in valley and foothill grassland and vernal pools. Found at elevations ranging from 66 to 2,100 feet. Blooming period is from March to June.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Navarretia fossalis spreading navarretia	Fed: THR CA: None CNPS: 1B.1	Grows in chenopod scrub, assorted shallow freshwater marshes and swamps, playas, and vernal pools. Found at elevations ranging from 98 to 2,149 feet. Blooming period is from April to June.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Romneya coulteri Coulter's matilija poppy	Fed: None CA: None CNPS: 4.2	Found in recently burned areas within chaparral and coastal scrub habitats. Found at elevations ranging from 66 to 3,937 feet. Blooming period is from March to July.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Texosporium sancti-jacobi woven-spored lichen	Fed: None CA: None CNPS: 3	Found on soil, small mammal pellets, dead twigs, and on Selaginella sp. within openings in chaparral habitat. Found at elevations ranging from 951 to 2,165 feet.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Tortula californica California screw moss	Fed: None CA: None CNPS: 1B.2	Found in chenopod scrub and valley and foothill grassland. Grows on sandy soil. Found at elevations ranging from 33 to 4,790 feet.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Trichocoronis wrightii var. wrightii Wright's trichocoronis	Fed: None CA: None CNPS: 2B.1	Grows in alkaline soils in meadows and seeps, marshes and swamps, riparian forest, and vernal pools. Found at elevations ranging from 16 to 1,427 feet. Blooming period is from May to September.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Source: EIR Appendix D

Notes:

US Fish and Wildlife Service (Fed)

END-Federal Endangered

THR-Federal Threatened

California Department of Fish and Wildlife (CA)

END – California Endangered

THR – California Threatened

Candidate – Candidate for listing under the California Endangered Species Act

FP – California Fully Protected

SSC – Special Species of Concern

WL – Watch List

Western Riverside County MSHCP

Yes – Fully Covered

No – Not Covered

Yes (a) – may require surveys under MSHCP Section 6.1.2

Yes (b) – may require surveys under MSHCP Section 6.1.3

Yes (c) - May require surveys under MSHCP Section 6.3.2

Yes (d) – May require surveys under MSHCP Section 6.3.2

Yes (e) – Conditionally covered pending the achievement of species-specific conservation measures

California Native Plant Society (CNPS)

California Rare Plant Rank

1B Plants Rare, Threatened or Endangered in California and Elsewhere

2B Plants Rare, Threatened or Endangered in California, but more common elsewhere

3 Plants About Which More Info is Needed – a Review List

4 Plants of Limited Distribution – a Watch List

CNPS Threat Ranks

0.1-Seriously threatened in CA

0.2- Moderately threatened in CA

0.3- Not very threatened in CA

5.4.3.4 Special-Status Wildlife Species

According to the California Natural Diversity Database, 80 special-status wildlife species have been reported in the *Steele Peak* and *Perris* quadrangles. Three special-status wildlife species were observed during the field investigation: burrowing owl, white-tailed kite, prairie falcon. Based on habitat requirements for specific species and the availability and quality of onsite habitats, it was determined that the Specific Plan Area has a high potential to support Cooper's hawk (*Accipiter cooperii*), sharp-shinned hawk (*Accipiter striatus*), Costa's hummingbird (*Calypte costae*), northern harrier (*Circus hudsonius*), and California horned lark (*Eremophila alpestris actia*); and a low potential to support great egret (*Ardea alba*), great blue heron (*Ardea herodias*), snowy egret (*Egretta thula*); loggerhead shrike (*Lanius ludovivianus*). As shown in Table 5.4-2, below, the Habitat Assessment and MSHCP Consistency Analysis determined that all other species are presumed absent based on the lack of habitat onsite (EIR Appendix D).

None of the species that were observed onsite or have the potential to occur within disturbance areas (including onsite and offsite improvement areas) are federally or State listed as endangered or threatened. However, burrowing owl is a State candidate species. In addition, burrowing owl, white-tailed kite, prairie falcon, Cooper's hawk, sharp-shinned hawk, northern harrier, California horned lark, great blue heron, and loggerhead shrike are covered species under the MSHCP. Of the species that could occur onsite or in offsite improvement areas, only burrowing owl, Costa's hummingbird, and California horned lark have a high potential to nest onsite. Burrowing owl were observed nesting onsite during field investigations and therefore are considered present (EIR Appendix D).

Table 5.4-2: Special-Status Wildlife Species Probability List

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Accipiter cooperii Cooper's hawk	Fed: None CA: WL	Generally found in forested areas up to 3,000 feet in elevation, especially near edges and rivers. Prefers hardwood stands and mature forests but can be found in urban and suburban areas where there are tall trees for nesting. Common in open areas during nesting season.	Yes	**High** Suitable foraging and nesting habitat are present within and surrounding the Project site. This species is adapted to urban environments and occurs commonly.
Accipiter striatus sharp-shinned hawk	Fed: None CA: WL	Found in pine, fir and aspen forests. They can be found hunting in forest interior and edges from sea level to near alpine areas. Can also be found in rural, suburban and agricultural areas, where they often hunt at bird feeders. Typically found in southern California in the winter months.	Yes	**High** Suitable foraging habitat is present within and surrounding the Project site. This species does not nest in this region. This species is adapted to urban environments and occurs commonly.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Agelaius tricolor tricolored blackbird	Fed: None CA: THR/SSC	Range is limited to the coastal areas of the Pacific coast of North America, from Northern California to upper Baja California. Can be found in a wide variety of habitat including annual grasslands, wet and dry vernal pools and other seasonal wetlands, agricultural fields, cattle feedlots, and dairies. Occasionally forage in riparian scrub habitats along marsh borders. Basic habitat requirements for breeding include open accessible water, protected nesting substrate (freshwater marsh dominated by cattails, willows, and bulrushes), and either flooded or thorny or spiny vegetation and suitable foraging space providing adequate insect prey.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Aimophila ruficeps canescens southern California rufouscrowned sparrow	Fed: None CA: WL	Typically found between 3,000 and 6,000 feet in elevation. Breed in sparsely vegetated scrubland on hillsides and canyons. Prefers coastal sage scrub dominated by California sagebrush (Artemisia californica), but they can also be found breeding in coastal bluff scrub, low-growing serpentine chaparral, and along the edges of tall chaparral habitats.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Ammodramus savannarum grasshopper sparrow	Fed: None CA: SSC	Occurs in grassland, upland meadow, pasture, hayfield, and old field habitats. Optimal habitat contains short- to mediumheight bunch grasses interspersed with patches of bare ground, a shallow litter layer, scattered forbs, and few shrubs. May inhabit thickets, weedy lawns, vegetated landfills, fence rows, open fields, or grasslands.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Anniella stebbinsi southern California legless lizard	Fed: None CA: SSC	Occurs in sparsely vegetated habitat types including coastal sand dunes, chaparral, pine-oak woodland, desert scrub, open grassland, and riparian areas. Requires sandy or loose loamy substrates conducive to burrowing.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Aquila chrysaetos golden eagle	Fed: None CA: FP; WL	Occupies nearly all terrestrial habitats of the western states except densely forested areas. Favors secluded cliffs with overhanging ledges and large trees for nesting and cover. Hilly or mountainous country where takeoff and soaring are supported by updrafts is generally preferred to flat habitats. Deeply cut canyons rising to open mountain slopes and crags are ideal habitat.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Ardea alba great egret	Fed: None CA: None	Yearlong resident throughout California, except for the high mountains and deserts. Feeds and rests in fresh, and saline emergent wetlands, along the margins of estuaries, lakes, and slow-moving streams, on mudflats and salt ponds, and in irrigated croplands and pastures.	No	**Low** Limited foraging habitat is present within the Project site. No suitable nesting opportunities are present.
Ardea herodias great blue heron	Fed: None CA: None	Forages along streams, marshes, lakes, and meadows. Nests colonially in tall trees (typically Eucalyptus sp.), on cliffsides, or in isolated spots in marshes.	Yes	**Low** Limited foraging habitat is present within the Project site. No suitable nesting opportunities are present.
Arizona elegans occidentalis California glossy snake	Fed: None CA: SSC	Inhabits arid scrub, rocky washes, grasslands, and chaparral habitats.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Artemisiospiza belli belli Bell's sparrow	Fed: None CA: WL	Generally prefers semi-open habitats with evenly spaced shrubs 1 – 2 meters in height. Dry chaparral and coastal sage scrub. Less common in tall dense, old chaparral.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Asio otus long-eared owl	Fed: None CA: SSC	Hunts mostly at night over grasslands and other open habitats. Nesting occurs in dense trees such as oaks and willows where it occupies stick nests of other species, particularly raptors or corvids.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Aspidoscelis hyperythra orangethroat whiptail	Fed: None CA: WL	Semi-arid brushy areas typically with loose soil and rocks, including washes, streamsides, rocky hillsides, and coastal chaparral.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Aspidoscelis tigris stejnegeri coastal whiptail	Fed: None CA: SSC	Found in a variety of ecosystems, primarily hot and dry open areas with sparse foliage - chaparral, woodland, and riparian areas.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Athene cunicularia burrowing owl	Fed: None CA: Candidate	Occurs in open, annual or perennial grasslands, deserts, and scrublands characterized by low-growing vegetation. Dependent upon fossorial mammals for burrows, most notable ground squirrels.	Yes	**Present** The Project site provides line-of-sight opportunities favored by burrowing owls. Was observed in an onsite water detention basin.
Aythya americana redhead	Fed: None CA: SSC	Typically found in shallow freshwater lakes, ponds, and marshes.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Bombus crotchii Crotch bumblebee	Fed: None CA: CE	Exclusive to coastal California east towards the Sierra-Cascade Crest; less common in western Nevada.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Bombus pensylvanicus American bumblebee	Fed: None CA: None	Found in desert habitats and adjacent areas. Prefers farmlands, grasslands, and open fields. Nests embedded in grass or belowground.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Branchinecta lynchi vernal pool fairy shrimp	Fed: THR CA: None	Associated with vernal pools. Can be found in association with other ephemeral habits including alkali pools, seasonal drainages, stock ponds, vernal swales, and rock outcrops.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Branchinecta sandiegonensis San Diego fairy shrimp	Fed: END CA: None	Habitat is restricted to vernal pools along coastal southern California and northwestern Baja California, Mexico. Usually observed from January to March during seasonal rainfall events.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site
Buteo regalis ferruginous hawk	Fed: None CA: WL	Occurs primarily in open grasslands and fields, but may be found in sagebrush flats, desert scrub, low foothills, or along the edges of pinyon-juniper woodland. Feeds primarily on small mammals and typically found in agricultural or open fields.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Buteo swainsoni Swainson's hawk	Fed: None CA: THR	Typical habitat is open desert, grassland, or cropland containing scattered, large trees or small groves. Breeds in stands with few trees in juniper-sage flats, riparian areas, and in oak savannah in the Central Valley. Forages in adjacent grassland or suitable grain or alfalfa fields or livestock pastures.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Calypte costae Costa's hummingbird	Fed: None CA: None	Desert and semi-desert, arid brushy foothills and chaparral. A desert hummingbird that breeds in the Sonoran and Mojave Deserts. Departs desert heat moving into chaparral, scrub, and woodland habitats.	No	**High** Suitable foraging and nesting habitat are present within and surrounding the Project site. This species is adapted to urban environments and occurs commonly.
Chaetodipus californicus femoralis Dulzura pocket mouse	Fed: None CA: SSC	Occurs in desert and coastal habitats in southern California, Mexico, and northern Baja California, from sea level to at least 1,400 meters. Found in a variety of temperate habitats ranging from chaparral and grasslands to scrub forests and deserts. Requires low growing vegetation or rocky outcroppings, as well as sandy soils for burrowing.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Chaetodipus fallax fallax northwestern San Diego pocket mouse	Fed: None CA: SSC	Occurs in desert and coastal habitats in southern California, Mexico, and northern Baja California, from sea level to at least 1,400 meters. Found in a variety of temperate habitats ranging from chaparral and grasslands to scrub forests and deserts. Requires low growing vegetation or rocky outcroppings, as well as sandy soils for burrowing.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Chaetura vauxi Vaux's swift	Fed: None CA: SSC	Prefers redwood and Douglas-fir habitats with nest-sites in large hollow trees and snags, especially tall, burned-out snags. Fairly common migrant throughout most of the state in April and May, and August and September.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Charadrius montanus mountain plover	Fed: None CA: SSC	Found in short grasslands, freshly plowed fields, newlysprouting grain fields, and sometimes in sod farms. Prefers short vegetation or bare ground with flat topography, particularly grazed areas or areas with fossorial rodents.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Circus hudsonius northern harrier	Fed: None CA: SSC	Frequents meadows, grasslands, open rangelands, desert sinks, fresh and saltwater emergent wetlands; seldom found in wooded areas. Mostly found in flat, or hummocky, open areas of tall, dense grasses moist or dry shrubs, and edges for nesting, cover, and feeding.	Yes	**High** Suitable foraging habitat is present for raptors migrating along the San Jacinto River. No suitable nesting opportunities are present.
Coleonyx variegatus abbotti San Diego banded gecko	Fed: None CA: SCC	Occurs in coastal and cismontane southern California from interior Ventura County south, although it is absent from the extreme outer coast. It is uncommon in coastal scrub and chaparral, most often occurring in granite or rocky outcrops in these habitats.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Crotalus ruber red-diamond rattlesnake	Fed: None CA: SSC	It can be found from the desert, through dense chaparral in the foothills (it avoids the mountains above around 4,000 feet), to warm inland mesas and valleys, all the way to the cool ocean shore. It is most commonly associated with heavy brush with large rocks or boulders. Dense chaparral in the foothills, cactus or boulder associated coastal sage scrub, oak and pine woodlands, and desert slope scrub associations are known to carry populations of the northern red-diamond rattlesnake; however, chamise and red shank associations may offer better structural habitat for refuges and food resources for this species than other habitats.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Diadophis punctatus modestus San Bernardino ringneck snake	Fed: None CA: None	Common in open, relatively rocky areas within valley-foothill, mixed chaparral, and annual grass habitats.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Diadophis punctatus similis San Diego ringneck snake	Fed: None CA: None	Prefers moist habitats, including wet meadows, rocky hillsides, gardens, farmland, grassland, chaparral, mixed coniferous forests, and woodlands.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Dipodomys merriami parvus San Bernardino kangaroo rat	Fed: END CA: DE; SSC	Primarily found in Riversidian alluvial fan sage scrub and sandy loam soils, alluvial fans and flood plains, and along washes with nearby sage scrub. May occur at lower densities in Riversidian upland sage scrub, chaparral and grassland in uplands and tributaries in proximity to Riversidian alluvial fan sage scrub habitats. Tend to avoid rocky substrates and prefer sandy loam substrates for digging of shallow burrows.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Dipodomys simulans Dulzura kangaroo rat	Fed: None CA: None	Typical habitat is open desert, grassland, or cropland containing scattered, large trees or small groves. Breeds in stands with few trees in juniper-sage flats, riparian areas, and in oak savannah in the Central Valley. Forages in adjacent grassland or suitable grain or alfalfa fields or livestock pastures.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Dipodomys stephensi Stephens' kangaroo rat	Fed: THR CA: THR	Occur in arid and semi-arid habitats with some grass or brush. Prefer open habitats with less than 50% protective cover. Require soft, well-drained substrate for building burrows and are typically found in areas with sandy soil.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Egretta thula snowy egret	Fed: None CA: None	Widespread in California along shores of coastal estuaries, fresh and saline emergent wetlands, ponds, slow-moving rivers, irrigation ditches, and wet fields. In southern California, common yearlong in the Imperial Valley and along the Colorado River.	No	**Low** Limited foraging habitat is present within and surrounding the Project site. No suitable nesting opportunities are present.
Elanus leucurus white-tailed kite	Fed: None CA: FP	Occurs in low elevation, open grasslands, savannah-like habitats, agricultural areas, wetlands, and oak woodlands. Uses trees with dense canopies for cover.	Yes	**Moderate** Limited foraging and nesting habitat are present within and near the Project site. One (1) adult was observed foraging near the northwest corner of the intersection of Orange Avenue and Indian Avenue.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Empidonax traillii willow flycatcher	Fed: None CA: END	A rare to locally uncommon, summer resident in wet meadow and montane riparian habitats (2,000 to 8,000 ft) in the Sierra Nevada and Cascade Range. Most often occurs in broad, open river valleys or large mountain meadows with lush growth of shrubby willows.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Empidonax traillii extimus southwestern willow flycatcher	Fed: END CA: END	Occurs in riparian woodlands in southern California. Typically requires large areas of willow thickets in broad valleys, canyon bottoms, or around ponds and lakes. These areas typically have standing or running water or are at least moist.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Emys marmorata western pond turtle	Fed: None CA: SSC	Found in ponds, lakes, rivers, streams, creeks, marshes, and irrigation ditches, with abundant vegetation, either rocky or muddy bottoms, in woodland, forest, and grassland. In streams, prefers pools to shallower areas. Logs, rocks, cattail mats, and exposed banks are required for basking. May enter brackish water and even seawater. Found at elevations from sea level to over 5,900 feet (1,800 m).	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Eremophila alpestris actia California horned lark	Fed: None CA: WL	Generally found in shortgrass prairies, grasslands, disturbed fields, or similar habitat types along the coast or in deserts. Trees are shrubs are usually scarce or absent. Generally rare in montane, coniferous, or chaparral habitats. Forms large flocks outside of the breeding season.	Yes	**High** Suitable foraging and nesting habitat are present within and near the Project site.
Eumops perotis californicus western mastiff bat	Fed: None CA: SSC	Primarily a cliff-dwelling species, roost generally under exfoliating rock slabs. Roosts are generally high above the ground, usually allowing a clear vertical drop of at least 3 meters below the entrance for flight. In California, it is most frequently encountered in broad open areas. Its foraging habitat includes dry desert washes, flood plains, chaparral, oak woodland, open ponderosa pine forest, grassland, and agricultural areas.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Euphydryas editha quino Quino checkerspot butterfly	Fed: END CA: None	Range is now limited to a few populations in Riverside and San Diego counties. Common in meadows and upland sage scrub/chapparal habitat.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Falco columbarius merlin	Fed: None CA: WL	Nest in forested openings, edges, and along rivers across northern North America. Found in open forests, grasslands, and especially coastal areas with flocks of small songbirds or shorebirds.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Falco mexicanus prairie falcon	Fed: None CA: WL	Commonly occur in arid and semiarid shrubland and grassland community types. Also occasionally found in open parklands within coniferous forests. During the breeding season, they are found commonly in foothills and mountains which provide cliffs and escarpments suitable for nest sites.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Falco peregrinus anatum American peregrine falcon	Fed: DL CA: DL; FP	Uncommon winter resident of the inland region of southern California. Active nesting sites are known along the coast north of Santa Barbara, in the Sierra Nevada, and in other mountains of northern California. Breeds mostly in woodland, forest, and coastal habitats. Riparian areas and coastal and inland wetlands are important habitats yearlong, especially in nonbreeding seasons.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Haliaeetus leucocephalus bald eagle	Fed: DL CA: END; FP	Occur primarily at or near seacoasts, rivers, swamps, and large lakes. Need ample foraging opportunities, typically near a large water source.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Hydroprogne caspia Caspian tern	Fed: None CA: None	Occurs near large lakes, coastal waters, beaches, and bays. Found on both fresh and salt water, favoring protected waters such as bays and lagoons, rivers, not usually foraging over open sea. Nests on open ground on islands, coasts.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Icteria virens yellow-breasted chat	Fed: None CA: SSC	Primarily found in tall, dense, relatively wide riparian woodlands and thickets of willows, vine tangles, and dense brush with well-developed understories. Nesting areas are associated with streams, swampy ground, and the borders of small ponds. Breeding habitat must be dense to provide shade and concealment. It winters south the Central America.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Lanius ludovicianus loggerhead shrike	Fed: None CA: SSC	Often found in broken woodlands, shrublands, and other habitats. Prefers open country with scattered perches for hunting and fairly dense brush for nesting.	Yes	**Low** Limited foraging habitat is present within and surrounding the Project site. No suitable nesting opportunities are present.
Larus californicus California gull	Fed: None CA: WL	Require isolated islands in rivers, reservoirs and natural lakes for nesting, where predations pressures from terrestrial mammals are diminished. Uses both fresh and saline aquatic habitats at variable elevations and degrees of aridity for nesting and for opportunistic foraging.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Lasiurus xanthinus western yellow bat	Fed: None CA: SSC	Roosts in palm trees in foothill riparian, desert wash, and palm oasis habitats with access to water for foraging.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Lepus californicus bennettii San Diego black-tailed jackrabbit	Fed: None CA: None	Occurs in diverse habitats, but primarily is found in arid regions supporting shortgrass habitats. Openness of open scrub habitat is preferred over dense chaparral.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Lynx rufus pallescens pallid bobcat	Fed: None CA: None	Found on the western edge of the great basin habitat in extreme northeast California. Live in a variety of habitats including forests, deserts, mountains, swamps and farmland.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Myotis yumanensis Yuma myotis	Fed: None CA: None	Found in forests and woodlands near water. Roosts in caves, buildings, mines, and crevices.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Nannopterum auritum double-crested cormorant	Fed: None CA: WL	Common yearlong resident in southern California. Occurs widely in freshwater and marine habitats along coastlines. Require open water where they can forage for schooling fish.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Neolarra alba white cuckoo bee	Fed: None CA: None	Found in dry, sandy areas (particularly deserts) in the American southwest near the host plants for Perdita bee species, of which it is a nest parasite.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Neotoma lepida intermedia San Diego desert woodrat	Fed: None CA: SSC	Occurs in coastal scrub communities between San Luis Obispo and San Diego Counties. Prefers moderate to dense canopies, and especially rocky outcrops.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Numenius americanus long-billed curlew	Fed: None CA: WL	Preferred winter habitats include large coastal estuaries, upland herbaceous areas, and croplands. On estuaries, feeding occurs mostly on intertidal mudflats.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Nycticorax nycticorax black-crowned night heron	Fed: None CA: None	Fairly common, yearlong resident in lowlands and foothills throughout most of California, including the Salton Sea and Colorado River areas, and very common locally in large nesting colonies. Feeds along the margins of lacustrine, large riverine, and fresh and saline emergent habitats and rarely, on kelp beds in marine sub tidal habitats. Nests and roosts in dense-foliaged trees and dense emergent wetlands.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Nyctinomops femorosaccus pocketed free-tailed bat	Fed: None CA: SSC	Prefers open lowland areas near water in arid or semi-arid habitats including deserts and scrublands including pinyonjuniper woodlands, desert scrub, desert succulent shrub, desert riparian, desert wash, alkali desert scrub, Joshua tree, and palm oasis. Colonial roosting sites include caves, mines, and rock crevices, and to a lesser extent, buildings, bridges, and trees.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Onychomys torridus ramona southern grasshopper mouse	Fed: None CA: SSC	Inhabits alkali desert scrub and other desert scrub habitats, and to a lesser extent succulent shrubs, desert washes, desert riparian, coastal scrub, mixed chaparral, and sagebrush habitats. Generally rare in valley foothill and montane riparian habitats. Prefers low to moderate shrub cover and requires friable soils.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Pandion haliaetus osprey	Fed: None CA: WL	Remain close to still or slow-moving bodies of water including oceans, rivers, lakes, mangroves, coastal wetlands, lagoons, reefs, estuaries and marshes. Generally nest in high places, such as trees, power poles, or cliffs.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Pelecanus erythrorhynchos American white pelican	Fed: None CA: SSC	Locally common winter resident of southern California. Typically forage in shallow inland waters, such as open areas in marshes and along lake or river edges. Also occur in shallow coastal marine habitats.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Pelecanus occidentalis californicus California brown pelican	Fed: DL CA: DL; FP	astal areas, with nesting occurring on islands. Species found occasionally along Arizona's lakes and rivers. This species inhabits shallow inshore waters, estuaries and bays, avoiding the open sea. Its diet is comprised mostly of fish, causing great congregations in areas with abundant prey. Prey species include sardines and anchovies, but has been seen to take shrimps and carrion, and even nestling egrets. It regularly feeds by plunge-diving and is often the victim of kleptoparasites.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Perognathus longimembris brevinasus Los Angeles pocket mouse	Fed: None CA: SSC	Occurs in lower elevation grasslands and coastal sage scrub communities in and around the Los Angeles Basin. Prefers open ground with fine sandy soils. May not dig extensive burrows, but instead will seek refuge under weeds and dead leaves instead.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Phrynosoma blainvillii coast horned lizard	Fed: None CA: SSC	Occurs in a wide variety of vegetation types including coastal sage scrub, annual grassland, chaparral, oak woodland, riparian woodland and coniferous forest. In inland areas, this species is restricted to areas with pockets of open microhabitat, created by disturbance (i.e. fire, floods, roads, grazing, fire breaks). The key elements of such habitats are loose, fine soils with a high sand fraction; an abundance of native ants or other insects; and open areas with limited overstory for basking and low, but relatively dense shrubs for refuge.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Plegadis chihi white-faced ibis	Fed: None CA: WL	Prefers to feed in fresh emergent wetland, shallow lacustrine waters, muddy ground of wet meadows, and irrigated or flooded pastures and croplands. Nests in dense, fresh emergent wetland.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Polioptila californica californica coastal California gnatcatcher	Fed: None CA: WL	In Mojave, Great Basin, Colorado and Sonoran Desert communities, prefers nesting and foraging in densely lined arroyos and washes dominated by creosote bush and salt bush with scattered bursage, burrowed, ocotillo, saguaro, barrel cactus, nipple cactus, and prickly pear and cholla.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Polioptila melanura black-tailed gnatcatcher	Fed: None CA: WL	In Mojave, Great Basin, Colorado and Sonoran Desert communities, prefers nesting and foraging in densely lined arroyos and washes dominated by creosote bush and salt bush with scattered bursage, burrowed, ocotillo, saguaro, barrel cactus, nipple cactus, and prickly pear and cholla.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Pyrocephalus rubinus vermillion flycatcher	Fed: None CA: SSC	Can be found in any open country in the American Southwest, including arid scrublands, farmlands, deserts, parks, and canyon mouths. In more arid areas, species prefers areas near streams or other sources of water. Nests in trees usually 6 to 20 feet aboveground along stream corridors.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Salvadora hexalepis virgultea coast patch-nosed snake	Fed: None CA: SSC	Found in brushy or shrubby vegetation along the coast and requires small mammal burrows for refuge and overwintering.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Setophaga petechia yellow warbler	Fed: None CA: SSC	Nests over all of California except the Central Valley, the Mojave Desert region, and high altitudes and the eastern side of the Sierra Nevada. Winters along the Colorado River and in parts of Imperial and Riverside Counties. Nests in riparian areas dominated by willows, cottonwoods, sycamores, or alders or in mature chaparral. May also use oaks, conifers, and urban areas near stream courses.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Spea hammondii western spadefoot	Fed: None CA: SSC	Prefers open areas with sandy or gravelly soils, in a variety of habitats including mixed woodlands, grasslands, coastal sage scrub, chaparral, sandy washed, lowlands, river floodplains, alluvial fans, playas, alkali flats, foothills, and mountains. Rainpools which do not contain bullfrogs, fish, or crayfish are necessary for breeding.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Spinus lawrencei Lawrence's goldfinch	Fed: None CA: None	Open woodlands, chaparral, and weedy fields. Closely associated with oaks. Nests in open oak or other arid woodland and chaparral near water.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Spizella breweri Brewer's sparrow	Fed: None CA: None	Lives in arid sagebrush steppe habitat. Prefers to nest, feed, and roost in sagebrush. Can also be found along foothill tree lines, brushy plains, and weedy fields.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Streptocephalus woottoni Riverside fairy shrimp	Fed: END CA: None	Freshwater crustacean that is found in vernal pools in the coastal California area.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Scientific Name Common Name	**Status**	**Habitat**	**Covered by MSHCP**	**Potential to Occur**
Taxidea taxus American badger	Fed: None CA: SSC	Primarily occupy grasslands, parklands, farms, tallgrass and shortgrass prairies, meadows, shrub-steppe communities and other treeless areas with sandy loam soils where it can dig more easily for its prey. Occasionally found in open chaparral (with less than 50% plant cover) and riparian zones.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Vireo bellii pusillus least Bell's vireo	Fed: NED CA: END	Primarily occupy Riverine riparian habitat that typically feature dense cover within 1 -2 meters of the ground and a dense, stratified canopy. Typically it is associated with southern willow scrub, cottonwood-willow forest, mule fat scrub, sycamore alluvial woodlands, coast live oak riparian forest, arroyo willow riparian forest, or mesquite in desert localities. It uses habitat which is limited to the immediate vicinity of water courses, 2,000 feet elevation in the interior.	Yes	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.
Xanthocephalus xanthocephalus yellow-headed blackbird	Fed: None CA: SSC	Summers in the west-central United States and Canada and winters throughout the western United States. Nests primarily in large wetlands, but also in mountain meadows and along pond and river edges. Forages in fields and open country. Breeds in freshwater sloughs, marshy lake borders, and tall cattails.	No	**Presumed Absent** There is no suitable habitat present within or adjacent to the Project site.

Source: EIR Appendix D

Notes:

US Fish and Wildlife Service (Fed)

END-Federal Endangered

THR-Federal Threatened

California Department of Fish and Wildlife (CA)

END – California Endangered

THR – California Threatened

Candidate – Candidate for listing under the California Endangered Species Act

FP – California Fully Protected

SSC – Special Species of Concern

WL – Watch List

Western Riverside County MSHCP

Yes – Fully Covered

No – Not Covered

Yes (a) – may require surveys under MSHCP Section 6.1.2

Yes (b) – may require surveys under MSHCP Section 6.1.3

Yes (c) - May require surveys under MSHCP Section 6.3.2

Yes (d) – May require surveys under MSHCP Section 6.3.2

Yes (e) – Conditionally covered pending the achievement of species-specific conservation measures

5.4.3.5 Jurisdictional Waters

Two ephemeral drainage features occur onsite as shown on Figure 5.4-2. Drainage one enters the site from the lower western boundary of the Specific Plan Area through a 60-inch box culvert originating from underneath Frontage Road. The drainage runs from west to east within the Specific Plan Area, extending from Frontage Road and terminating within the Specific Plan Area. Additionally, drainage two is a roadside ditch which extends from the western boundary of the site at the northeast corner of Orange Avenue and Frontage Road to the northwest corner of Orange Avenue and Barrett Avenue. The onsite ephemeral drainages are not a relatively permanent, standing, or continuously flowing body of water and does not qualify as waters of the United States. However, the onsite drainages will likely qualify as waters of the State and fall under the regulatory authority of the Santa Ana Regional Water Quality Control Board (Regional Water Board) and CDFW. As demonstrated by the Jurisdictional Delineation, approximately 0.23 acre (2,978 linear feet) of non-wetland waters of the State occur onsite under the jurisdictional authority of the Santa Ana Regional Water Board and CDFW streambeds total 0.25 acre (2,978 linear feet) (EIR Appendix F).

5.4.3.6 Wildlife Movement

Wildlife corridors connect otherwise isolated pieces of habitat and allow movement or dispersal of plants and animals. Corridors can be local or regional in scale. Their functions may vary temporally and spatially based on conditions and species present. Local wildlife corridors allow access to resources such as food, water, and shelter within the framework of their daily routine. Animals use these corridors, which are often hillsides or tributary drainages, to move between different habitats. Regional corridors provide these functions over a larger scale and link two or more large habitat areas, allowing the dispersal of organisms and the consequent mixing of genes between populations.

As concluded in the Habitat Assessment, the Specific Plan Area has not been identified as occurring within a wildlife corridor or linkage. The nearest linkage to the Specific Plan Area is located approximately 0.65 mile from the Specific Plan Area and is associated with the Motte/Rimrock Reserve. The Specific Plan Area is surrounded by urban development, disturbed vacant lands, and roads. Furthermore, the Specific Plan Area has been disturbed and is isolated from regional wildlife corridors and linkages. There are no riparian corridors, creeks, or useful patches of natural areas within or connecting the site to a recognized corridor or linkage (EIR Appendix D).

5.4.3.7 Critical Habitat

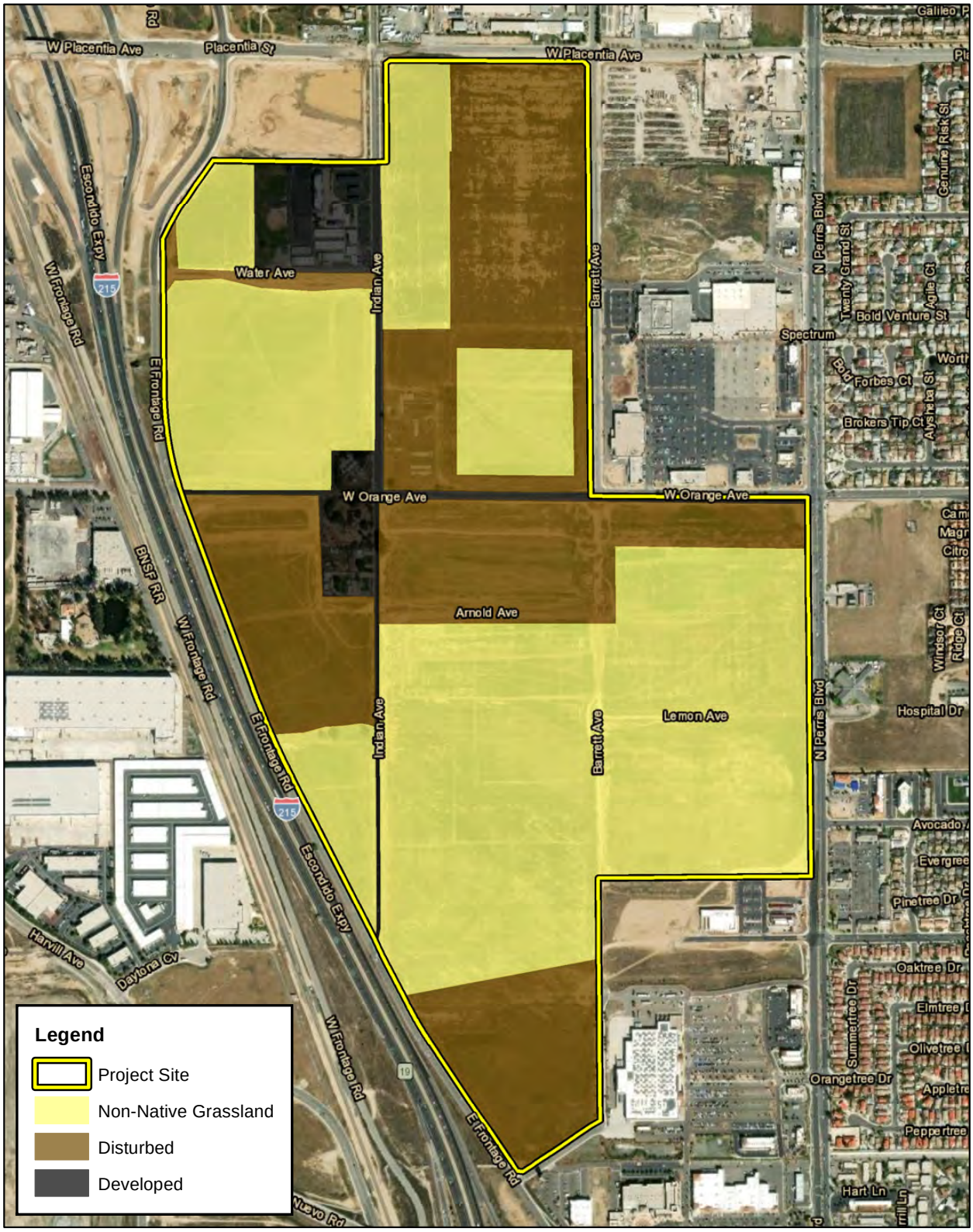
Critical Habitat refers to specific areas within the geographical range of a species at the time it is listed that include the physical or biological features that are essential to the survival and eventual recovery of that species. The Specific Plan Area is not located within federally designated Critical Habitat. The nearest designated Critical Habitat is located approximately 2.46 miles southeast of the Specific Plan Area for spreading navarretia (*Navarretia fossallis*) and thread-leaved brodiaea (*Brodiaea filifolia*) (EIR Appendix D).

5.4.3.8 Western Riverside County MSHCP

The Specific Plan Area is located within the Western Riverside County MSHCP Area. The MSHCP is intended to preserve native habitats for the use of multiple species. Within the Plan Area, approximately 500,000 acres of land is further dedicated as MSHCP Conservation Area for the protection of Covered Species, the species which the MSHCP has selected to conserve.

The Specific Plan Area is not within the Conservation Area. In addition, the Specific Plan Area is not located within an MSHCP Criteria Cell or Cell Group. However, the Specific Plan Area is located within MSHCP designated survey areas for burrowing owls as well as the following Narrow Endemic Plant Species: San Diego ambrosia (*Ambrosia pumila*), spreading navarretia, California Orcutt grass (*Orcuttia californica*), and Wright's trichocoronis (*Trichocoronis wrightii var. wrightii*), and Criteria Area Species San Jacinto Valley crownscale (*Atriplex coronata* var. *notatior*), Parish's crownscale (*Atriplex parishii*), Davidson's saltscale (*Atriplex serenana* var. *davidsonii*), thread-leaved brodiaea, round-leaved filaree (*California macrophylla*), smooth tarplant, Coulter's goldfields (*Lasthenia glabrata* ssp. *coulteri*), little mousetail (*Myosurus minimus* ssp. *apus*), and mud nama (*Nama stenocarpa*) (EIR Appendix D).

Onsite Vegetation



Source: ELMT Consulting, Inc. (2024). *Exhibit 5: Vegetation* [Map]. Harvest Landing Retail Center & Business Park Project Habitat Assessment and Western Riverside County Multiple Species Habitat Conservation Plan Consistency Analysis (Appendix D to the EIR)

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Onsite Drainages

Source: ELMT Consulting, Inc. (2024). *Exhibit 5: Jurisdictional Areas* [Map]. Harvest Landing Retail Center & Business Park Project Delineation of State and Federal Jurisdictional Waters (Appendix F to the EIR)

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5.4.4 THRESHOLDS OF SIGNIFICANCE

Appendix G of CEQA Guidelines indicates that a Project could have a significant effect if it were to:

BIO-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 Wildlife or U.S. Fish and Wildlife Service.

BIO-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 Wildlife or U.S. Fish and Wildlife Service.

BIO-3 Have a substantial adverse effect on State or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means.

BIO-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.

BIO-5 Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance.

BIO-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.

5.4.5 METHODOLOGY

The analysis within this Draft EIR section is based on the Habitat Assessment and MSHCP Consistency Analysis, Burrowing Owl Focused Survey Report, Jurisdictional Delineation, and Determination of Biologically Equivalent or Superior Preservation Report (DBESP Report) completed for the Specific Plan Area, included as EIR Appendices D through G. The Habitat Assessment and MSHCP Consistency Analysis is based on literature review of biological resources occurring within the Specific Plan Area and surrounding vicinity. The literature review was based on the review of the following: aerial photographs, topographic maps, and database searches of the California Natural Diversity Data Base, the FWS Endangered Species Lists, and the California Native Plant Society rare plant lists. In addition, field surveys were conducted to document existing conditions within the Specific Plan Area and surrounding lands. A general biological field survey, in-field habitat assessments, burrowing owl habitat assessments and focused surveys, vegetation mapping, and investigation of jurisdictional waters and wetlands were conducted. Information obtained through the research and site surveys were compared to the CEQA Guidelines Appendix G thresholds of significance and existing regulatory requirements and policies to determine whether a potentially significant impact could occur and measures to reduce potential impacts.

5.4.6 ENVIRONMENTAL IMPACTS

As detailed in Section 3.0, *Project Description*, the proposed Project includes a Specific Plan Amendment to modify the existing land uses and development of the Specific Plan Area pursuant to the proposed new land uses over two phases that are summarized below.

Phase 1 Development

Within Phase 1, the Project would construct and operate a 139.89-acre business park with seven buildings including a parcel hub, high cube warehouses, and light industrial buildings that would total 1,727,579 square feet; construct and operate a 22.16-acre shopping center with buildings totaling 250,457 square feet; and construct and operate a 167,060 square foot big box store on a 24.33-acre site with a 12-pump gas station and two fast-food restaurant parcels for two restaurants that would each be approximately 5,500 square feet.

In addition, during construction of Phase 1 the Project would implement street improvements on Indian Avenue, Orange Avenue, Frontage Road, Perris Boulevard, Barrett Avenue, Harvest Landing Way, and Private Drive A; install drainage infrastructure improvements in Perris Boulevard, Barrett Avenue, Orange Avenue, Indian Avenue, and Private Drive A; implement sewer line improvements in Perris Boulevard; implement water lines improvements in Barrett Avenue, Orange Avenue, Frontage Road, Walmart Supercenter Drive; and install a new water well for landscaping irrigation in the proposed drainage basin. Construction and operation of the Phase 1 development is analyzed at a project-specific level within this section.

Phase 2 Buildout

The proposed amended Specific Plan buildout of the Phase 2 development area without inclusion of the overlay area would allow up to 3,659,693 square feet of warehouse, light industrial, and/or manufacturing uses under the Multiple Business Use designation, at a maximum floor area ratio of 0.75. Development of the 10.66-acre overlay area would include approximately 348,262 square feet of warehouse, light industrial, and/or manufacturing uses under the Multiple Business Use designation. Total development within the Phase 2 area, including the overlay area, would include up to 4,007,955 square feet of building area.[1] The analysis within this section assumes that construction would begin in 2026 and be completed by 2030, thereby overlapping with operation of Phase 1 developments. Construction and operation of the Phase 2 buildout is analyzed at a project-specific level within this section.

IMPACT BIO-1: THE PROJECT WOULD NOT HAVE A SUBSTANTIAL ADVERSE EFFECT, EITHER DIRECTLY OR THROUGH HABITAT MODIFICATIONS, ON ANY SPECIES IDENTIFIED AS A CANDIDATE, SENSITIVE, OR SPECIAL STATUS SPECIES IN LOCAL OR REGIONAL PLANS, POLICIES, OR REGULATIONS, OR BY THE CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE OR U.S. FISH AND WILDLIFE SERVICE.

Specific Plan Area

Less than Significant with Mitigation Incorporated. As described in the environmental setting, the Specific Plan Area and offsite improvement areas contain developed land, disturbed land, and non-native grassland.

Special-Status Plants

As shown in Table 5.4-1, 24 special-status plant species are associated with the Project region. None of the special-status plant species were observed during the general biological surveys conducted on August 18, 2023. The Specific Plan Area and surrounding vicinity have been subject to decades of anthropogenic disturbances from development and agricultural activities, which has removed native plant communities that have historically occurred in the area. Based on the habitat requirements for specific species and the quality

[1] The Phase 2 buildout square footage of 4,007,955 square feet was based on the gross acreage of parcels within the Phase 2 area prior to roadway dedications. After roadway dedications, the maximum allowable development within Phase 2 would actually be 4,001,748 square feet. However, for purposes of providing a conservative analysis, a buildout of 4,007,955 square feet was assumed.

of onsite habitats, the site has a low potential to support smooth tarplant and paniculate tarplant (*Deinandra paniculata*) and the site has no potential to support the other special-status plant species listed in Table 5.4-1 (EIR Appendix D).

Smooth tarplant and paniculate tarplant are neither federally nor State listed as threatened or endangered; but are listed as California Native Plant Society Rare Plant Rank species. They are not listed as a covered species under the MSHCP. While historic anthropogenic disturbances onsite have removed the natural plant communities that once occurred in the area, smooth tarplant and paniculate tarplant are known for tolerating disturbed conditions and are commonly seen growing in similar areas throughout western Riverside County. In addition, local records show that this species is known to occur in the vicinity of the Specific Plan Area. As such, smooth tarplant and paniculate tarplant were determined to have a low potential to occur within the Specific Plan Area despite not being observed onsite or in offsite improvement areas during field surveys (EIR Appendix D). The Specific Plan Area is isolated from known occupied areas and previously mentioned observations in the vicinity are scant and widespread. Therefore, if any smooth tarplant or paniculate tarplant are present onsite, they are not expected to contribute to the long-term conservation value of the species. Therefore, development within the Specific Plan Area would result in less-than-significant impacts to special-status plant species.

Special-Status Animal Species

As shown in Table 5.4-2, a total of 80 special-status animal species have been identified with the potential to occur within the Project region. Three special-status wildlife species were observed during the field investigation on August 18, 2023: burrowing owl, white-tailed kite, and prairie falcon. Based on the habitat requirements for specific species and the availability of onsite habitats, the Habitat Assessment determined that the Specific Plan Area has a high potential to support Cooper's hawk, sharp-shinned hawk, Costa's hummingbird, northern harrier, and California horned lark; and a low potential to support great egret, great blue heron, snowy egret; loggerhead shrike. The Specific Plan Area does not have the potential to support any of the other special-status species listed in Table 5.4-2.

None of the species with the potential to occur onsite are federally or State listed as endangered or threatened; however, burrowing owl is currently a candidate for State listing. In addition, burrowing owl, white-tailed kite, prairie falcon, Cooper's hawk, sharp-shinned hawk, northern harrier, California horned lark, great blue heron, and loggerhead shrike are covered species under the MSHCP. Of the species with the potential to occur onsite, burrowing owl, Costa's hummingbird, and California horned lark have a higher potential to nest onsite and burrowing owl were observed nesting onsite. Given the potential for Costa's hummingbird and California horned lark to nest onsite, Mitigation Measure BIO-1 is included to require a preconstruction nesting bird survey. With implementation of Mitigation Measure BIO-1, potential impacts to avian species (with the exception of burrowing owl) with the potential to occur and nest onsite would be less than significant.

As a result of burrowing owls being found onsite during the general habitat survey, focused surveys were conducted pursuant *to Step II, Part B: Focused Burrowing Owl Surveys of the Burrowing Owl Survey Instructions for the Western Riverside Multiple Species Habitat Conservation Plan Area* (2006). Focused surveys were conducted on August 21, August 23, August 26, and August 30, 2023. A total of seven burrowing owls, including four adults and three juveniles were observed during the focused burrowing owl surveys within the Phase 1 area of the Specific Plan. Given the presence of burrowing owl within the Specific Plan Area, Mitigation Measure BIO-2 is included to require a preconstruction burrowing owl survey. Should burrowing owl be detected during the preconstruction burrowing owl survey, Mitigation Measure BIO-2 would require development of a Burrowing Owl Plan, which would provide measures for avoidance, relocation, and monitoring of onsite burrowing owls in accordance with guidelines in the CDFW Staff Report on Burrowing Owl (March 2012) and the Western Riverside County Multiple Species Habitat Conservation Plan (MSHCP).

With implementation of Mitigation Measure BIO-2, potential impacts to burrowing owl would be less than significant.

IMPACT BIO-2: THE PROJECT WOULD NOT HAVE A SUBSTANTIAL ADVERSE EFFECT ON ANY RIPARIAN HABITAT OR OTHER SENSITIVE NATURAL COMMUNITY IDENTIFIED IN LOCAL OR REGIONAL PLANS, POLICIES, REGULATIONS OR BY THE CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE OR U.S. FISH AND WILDLIFE SERVICE.

Specific Plan Area

Less than Significant with Mitigation Incorporated. Two unnamed ephemeral drainage features, Drainage 1 and Drainage 2, were observed onsite during the field survey. The onsite ephemeral drainage features are not a relatively permanent, standing, or continuously flowing body of water and, therefore, would not qualify as waters of the United States under the regulatory authority of the United States Army Corps of Engineers. However, the drainage feature will likely qualify as waters of the State and fall under the regulatory authority of the Santa Ana Regional Water Board and CDFW. As demonstrated by the Jurisdictional Delineation, approximately 0.23 acre (2,978 linear feet) of non-wetland waters of the State occur onsite within the Phase 1 and Phase 2 areas and are under the jurisdictional authority of the Santa Ana Regional Water Board, and CDFW streambed area onsite totals 0.25 acre (2,978 linear feet). Both Drainage 1 and Drainage 2 would be disturbed and developed as part of Phase 1 development and roadway improvement construction. Therefore, Mitigation Measure BIO-3 is included to require an Army Corps of Engineers Approved Jurisdictional Determination or Waiver, Regional Board Clean Water Act Section Report of Waste Discharge, and a CDFW Section 1602 Lake and Streambed Alteration Agreement and establishment of an onsite drainage at a 2:1 ratio (0.5-acre) within the Phase 2 area of the Specific Plan which shall include herbaceous riparian habitat, as further outlined in the DBESP Report, included as EIR Appendix G.

According to the Habitat Assessment, no additional sensitive habitats or natural communities occur within the Specific Plan Area (EIR Appendix D). With implementation of Mitigation Measure BIO-3, potential impacts to riparian habitat or other sensitive natural communities would be less than significant.

IMPACT BIO-3: THE PROJECT WOULD NOT HAVE A SUBSTANTIAL ADVERSE EFFECT ON STATE OR FEDERALLY PROTECTED WETLANDS (INCLUDING, BUT NOT LIMITED TO, MARSH, VERNAL POOL, COASTAL, ETC.) THROUGH DIRECT REMOVAL, FILLING, HYDROLOGICAL INTERRUPTION, OR OTHER MEANS.

Specific Plan Area

No Impact. No inundated areas, wetland features, or wetland plant species that would be considered wetlands as defined by Section 404 of the Clean Water Act occur within the Specific Plan Area (EIR Appendix D). Therefore, implementation of the proposed Project would not result in any impacts or have substantial adverse effects on federally protected wetlands.

IMPACT BIO-4: THE PROJECT WOULD NOT 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.

Specific Plan Area

Less than Significant with Mitigation Incorporated.

Wildlife Movement

Wildlife corridors are linear features that connect areas of open space and provide avenues for the migration of animals and access to additional areas of foraging. Typically, mountain canyons or riparian corridors are used as corridors, and the Specific Plan Area does not contain these features. The Specific Plan Area is relatively flat and is within an urbanized setting. No wildlife movement corridors were found to be present within the Specific Plan Area (EIR Appendix D). Areas of commercial, residential, and disturbed vacant land are located beyond the roadways adjacent to the site. Development of the site would not result in impacts related to an established native resident or migratory wildlife corridor.

Migratory Birds

The Specific Plan Area contains shrubs and trees that can be utilized by nesting birds and raptors during the nesting bird season. Therefore, if vegetation is required to be removed during nesting bird season, Mitigation Measure BIO-1 has been included to require a nesting bird survey to be conducted prior to initiating vegetation clearing. With the implementation of Mitigation Measure BIO-1, potential impacts related to nesting birds would be reduced to a less than significant level.

IMPACT BIO-5: THE PROJECT WOULD NOT CONFLICT WITH ANY LOCAL POLICIES OR ORDINANCES PROTECTING BIOLOGICAL RESOURCES, SUCH AS A TREE PRESERVATION POLICY OR ORDINANCE.

Specific Plan Area

No Impact. Project would not conflict with any local policies or ordinances protecting biological resources. See discussions under Impact BIO-6 regarding compliance with the MSHCP Fee Program Ordinance.

Perris Municipal Code Chapter 19.71, Urban Forestry Establishment and Care, regulates the removal or severe trimming of any trees within a public right of way, city street, or city property. As determined by the Habitat Assessment and MSHCP Consistency Analysis, the Project would not impact any trees within a public right of way or any city trees. Therefore, the Project would not conflict with any local policies or ordinances protecting biological resources, and no impacts would occur.

IMPACT BIO-6: THE PROJECT WOULD NOT CONFLICT WITH THE PROVISIONS OF AN ADOPTED HABITAT CONSERVATION PLAN, NATURAL COMMUNITY CONSERVATION PLAN, OR OTHER APPROVED LOCAL, REGIONAL, OR STATE HABITAT CONSERVATION PLAN.

Specific Plan Area

Less than Significant with Mitigation Incorporated. The Specific Plan Area is located within the boundaries of the Western Riverside County MSHCP Mead Valley Area Plan. The Specific Plan Area is not located within or adjacent to a Plan Cell Group, or Conservation Area. However, the Specific Plan Area is located within MSHCP designated survey areas for burrowing owl and Narrow Endemic Plant Species San Diego

ambrosia, spreading navarretia, California Orcutt grass, and Wright's trichocoronis, and Criteria Area Species San Jacinto Valley crownscale, Parish's crownscale, Davidson's saltscale, thread-leaved brodiaea, round-leaved filaree, smooth tarplant, Coulter's goldfields, little mousetail, and mud nama (EIR Appendix D).

Riparian/Riverine Areas and Vernal Pools

Regarding MSHCP Section 6.1.2, there are two onsite drainage features (Drainage 1 and Drainage 2). Since the onsite drainage features were artificially created, did not replace an existing blue line stream or other water feature, and is not dominated by trees, shrubs, persistent emergent plants, or emergent mosses and lichens it does not meet the definition of riparian/riverine habitat under Section 6.1.2 of the MSHCP. However, since the regulatory agencies will likely assert jurisdiction over Drainage 1 and Drainage 2, it is expected that the Riverside Conservation Authority will also assert jurisdiction over the feature under Section 6.1.2 of the MSHCP. Thus, a DBESP Report has been prepared under separate cover to address the loss of riparian/riverine habitat and is included as Appendix G to this Draft EIR. Also, Mitigation Measure BIO-3 is included to require an Army Corps of Engineers Approved Jurisdictional Determination or Waiver, Regional Board Clean Water Act Section Report of Waste Discharge, and a CDFW Section 1602 Lake and Streambed Alteration Agreement and establishment of an onsite drainage within the Phase 2 area of the Specific Plan with herbaceous riparian habitat at a 2:1 ratio pursuant to the DBESP Report.

In regard to vernal pools, the Habitat Assessment and MSHCP Consistency Analysis concluded that, based on historic aerial photographs and observations during field investigations, there is no indication of vernal pools or suitable fairy shrimp habitat occurring within the Specific Plan Area (EIR Appendix D). Therefore, with implementation of Mitigation Measure BIO-3, the Project would not conflict with MSHCP Section 6.1.2.

Narrow Endemic Plant Species

Regarding MSHCP Section 6.1.3, *Protection of Narrow Endemic Plant Species*, the Specific Plan Area is located in the designated survey area for Narrow Endemic Plant Species San Diego ambrosia, spreading navarretia, California Orcutt grass, and Wright's trichocoronis. According to the Habitat Assessment and MSHCP Consistency Analysis, the Specific Plan Area has not supported natural plant communities since at least 1959. Further, based on the field survey, the Specific Plan Area does not provide suitable habitat for these MSHCP listed Narrow Endemic Plant Species. Therefore, the Project would not conflict with MSHCP Section 6.1.3.

Urban/Wildland Interface Guidelines

Regarding MSHCP Section 6.1.4, *Guidelines Pertaining to the Urban/Wildlands Interface*, the Specific Plan Area is not located within or adjacent to a MSHCP Conservation Area. As a result, the Project would not conflict with MSHCP Section 6.1.4.

Burrowing Owl

Regarding MSHCP Section 6.3.2, the Specific Plan Area is located within the designated survey area for burrowing owl. As a result of burrowing owls being found onsite during the general habitat survey, focused surveys were conducted pursuant *to Step II, Part B: Focused Burrowing Owl Surveys of the Burrowing Owl Survey Instructions for the Western Riverside Multiple Species Habitat Conservation Plan Area* (2006) on August 21, August 23, August 26, and August 30, 2023. A total of seven burrowing owls, including four adults and three juveniles were observed during the focused burrowing owl surveys within the Phase 1 area of the Specific Plan. Given the presence of burrowing owl within the Specific Plan, Mitigation Measure BIO-2 is included to require a preconstruction burrowing owl survey. Should burrowing owl be detected during conduct of the preconstruction burrowing owl survey, Mitigation Measure BIO-2 would require development of a Burrowing Owl Plan in accordance with guidelines in the CDFW Staff Report on Burrowing Owl (March 2012) and the Western Riverside County Multiple Species Habitat Conservation Plan (MSHCP). With

implementation of Mitigation Measure BIO-2, the Project would not conflict with MSHCP Section 6.3.2 in relation to burrowing owls.

Criteria Area Species

Regarding MSHCP Section 6.3.2, the Specific Plan Area is located within the designated survey area for Criteria Area Species San Jacinto Valley crownscale, Parish's brittlescale, Davidson's saltscale, Thread-leaved brodiaea, Round-leaved filaree, Smooth tarplant, Coulter's goldfields, Little mousetail, and Mud nama. According to the Habitat Assessment and MSHCP Consistency Analysis, no criteria area species were observed within the Specific Plan Area. Further, the site has historically supported residential, school, and agricultural operations and weed abatement activities. As shown in Table 5.4-1, there is no habitat onsite for these Criteria Area Species and all of these species are presumed absent. Therefore, the Project would not conflict with MSHCP Section 6.3.2 in relation to Criteria Area Species.

Therefore, the Project would not result in conflicts with the adopted habitat conservation plan, due to lack of suitable environment for the Western Riverside County MSHCP Covered Species. With payment of the required MSHCP fees and implementation of Mitigation Measures BIO-2 and BIO-3, the Project would not result in any conflicts with the MSHCP, and potential impacts would be less than significant.

5.4.7 CUMULATIVE IMPACTS

The cumulative study area for biological resources encompasses the Riverside County MSHCP area. This cumulative impact analysis considers development of the Project in conjunction with other development projects in the vicinity of the Specific Plan Area as well as the projects identified in Section 5.0, *Environmental Impact Analysis*, Table 5-1*, Cumulative Projects List*. The Project would not have significant impacts related to wildlife movement, local ordinances or regulations protecting biological resources, habitat conservation plans, plant communities, and habitat fragmentation. In addition, although the Project could have potentially significant impacts to nesting birds, burrowing owls, and jurisdictional waters, compliance with Mitigation Measures BIO-1 through BIO-3 would reduce potential impacts to less-than-significant levels. Multiple projects identified in Table 5-1 are proposed adjacent to the Specific Plan Area. Similar to the Project, the cumulative projects within the general vicinity are surrounded by urban development and are not within any MSHCP Criteria Cells.

Cumulative projects would be required to comply with applicable survey requirements pursuant to Riverside County and MSHCP requirements and mitigation for biological resources, such as the Migratory Bird Treaty Act and burrowing owl focused surveys. Since all projects would be required to implement their respective mitigation measures, their contribution would not be cumulatively considerable. There are no projects that would, in combination with the Project, produce a significant impact to biological resources. Therefore, potential Project impacts would be less than cumulatively considerable and would be less than significant.

5.4.8 EXISTING REGULATIONS

As discussed above, the Project would be required to comply with the following existing regulations and plans, programs, or policies which would help to reduce the potential impacts of the Project.

Federal

- Federal Endangered Species Act
- Clean Water Act
- Migratory Bird Treaty Act

State

- California's Endangered Species Act
- California Fish and Game Code

Local

- Perris Municipal Code Chapter 19.70 Urban Forestry Establishment and Care

5.4.9 PROJECT DESIGN FEATURES

None.

5.4.10 LEVEL OF SIGNIFICANCE BEFORE MITIGATION

Without mitigation, the following impacts would be **potentially significant**:

- Impact BIO-1: Impacts to special status species in local or regional plans, policies, or regulations.
- Impact BIO-2: Impacts to riparian habitat or sensitive communities.
- Impact BIO-4: Impacts to wildlife movement or native wildlife nursery sites.
- Impact BIO-6: Impacts related to conflict with provisions of the MSHCP.

The following would result in **no impacts:**

- Impact BIO-3: Impacts to State or federally protected wetlands.
- Impact BIO-5: Impacts related to conflict with local policies or ordinances.

5.4.11 MITIGATION MEASURES

Mitigation Measure BIO-1: Nesting Bird Survey. Site preparation activities (such as ground disturbance, construction activities, staging equipment, and/or removal of trees and vegetation) for the Project shall be avoided, to the greatest extent possible, during the nesting season of potentially occurring native and migratory bird species (generally February 1 to September 15 although the nesting season may be extended due to weather and drought conditions).

If site preparation activities are proposed during the nesting/breeding season, the Project proponent shall retain a qualified biologist to conduct a pre-activity field survey prior to the issuance of grading permits for the Project to determine if active nests of species protected by the Migratory Bird Treaty Act or the California Fish and Game Code are present in the construction zone. The Project biologist shall be experienced in: identifying local and migratory bird species of special concern; conducting bird surveys using appropriate survey methodology; nesting surveying techniques, recognizing breeding and nesting behaviors, locating nests and breeding territories, and identifying nesting stages and nest success; determining/establishing appropriate avoidance and minimization measures; and monitoring the efficacy of implemented avoidance and minimization measures.

The pre-activity field surveys shall include the Project site and adjacent areas where Project activities have the potential to cause nest failure. The surveys shall be conducted at the appropriate time of day/night, during appropriate weather conditions, no more than three (3) days prior to the initiation of Project site preparation activities. The surveys shall encompass all suitable areas including trees, shrubs, bare ground, burrows, cavities, and structures. The survey duration shall take into consideration the size of the Project site;

density, and complexity of the habitat; number of survey participants; survey techniques employed; and shall be sufficient to ensure the data collected is complete and accurate.

If active nests are not located within the Project site and an appropriate buffer of 500 feet of an active listed species or raptor nest, 300 feet of other sensitive or protected bird nests (non-listed), or 100 feet of sensitive or protected songbird nests, construction may be conducted during the nesting/breeding season.

If active nests are located during the pre-activity field survey, the Project biologist shall immediately establish a conservative avoidance buffer surrounding the nest based on their best professional judgement and experience. The Project biologist shall monitor the nest at the onset of Project activities, and at the onset of any changes in such Project activities (e.g., increase in number or type of equipment, change in equipment usage, etc.) to determine the efficacy of the buffer. If the Project biologist determines that such Project activities may be causing an adverse reaction, the Project biologist shall adjust the buffer accordingly or implement alternative avoidance and minimization measures, such as redirecting or rescheduling construction or erecting sound barriers. All work within these buffers shall be halted until the nesting effort is finished (i.e., the juveniles are surviving independent from the nest). The Project biologist shall review and verify compliance with these nesting avoidance buffers and shall verify the nesting effort has finished. Work can resume within these avoidance areas when no other active nests are found. Upon completion of the survey and nesting bird monitoring, a report shall be prepared and submitted to the City of Perris Planning Division for mitigation monitoring compliance record keeping.

Mitigation Measure BIO-2: Preconstruction Burrowing Owl Survey & Burrowing Owl Plan. The Project proponent shall retain a qualified biologist to conduct a pre-construction survey for burrowing owls within 30 days prior to commencement of construction activities (e.g., vegetation clearing, clearing and grubbing, tree removal, site watering). The survey shall include the Project site and all suitable burrowing owl habitat within a 500-foot buffer. The results of the survey shall be submitted to the City of Perris Planning Division prior to obtaining a grading permit. In addition, if burrowing owls are observed during the nesting bird survey (Mitigation Measure BIO-1), to be conducted within three days prior to ground disturbance or vegetation clearance, the observation shall be reported to the Riverside Conservation Authority (RCA), United States Fish and Wildlife Service (FWS), and California Department of Fish and Wildlife (CDFW). If ground disturbing activities in these areas are delayed or suspended for more than 30 days after the pre-construction survey, the area shall be resurveyed for owls. An additional preconstruction survey for resident burrowing owls within three days prior to commencement of construction shall also be conducted. The pre-construction survey and any relocation activity shall be conducted in accordance with the Burrowing Owl Survey Instructions for the Western Riverside MSHCP.

If burrowing owl are detected, the CDFW shall be sent written notification by the City within three days of detection of burrowing owls. If active nests are identified during the pre-construction survey, the nests shall be avoided and the Project biologist and Project proponent shall coordinate with the City of Perris Planning Division, the FWS, and the CDFW to develop a Burrowing Owl Plan to be approved by the City in consultation with the CDFW and the FWS prior to commencing Project activities. The Burrowing Owl Plan shall be prepared in accordance with guidelines in the CDFW Staff Report on Burrowing Owl (March 2012) and the Western Riverside County MSHCP. The Burrowing Owl Plan shall describe proposed avoidance, minimization, relocation, and monitoring as applicable. The Burrowing Owl Plan shall include the number and location of occupied burrow sites and details on proposed buffers if avoiding the burrowing owls and/or information on the adjacent or nearby suitable habitat available to owls for relocation. If no suitable habitat is available nearby for relocation, details regarding the creation and funding of artificial burrows (numbers, location, and type of burrows) and management activities for relocated owls may also be required in the Burrowing Owl Plan. The Project proponent shall implement the Burrowing Owl Plan following CDFW and FWS review and concurrence. A final letter report shall be prepared by the Project biologist documenting the results of the Burrowing Owl Plan. The letter shall be submitted to the CDFW prior to the

start of Project activities. When the Project biologist determines that burrowing owls are no longer occupying the Project site per the criteria in the Burrowing Owl Plan, Project activities may begin.

If burrowing owls occupy the Project site after Project activities have started, then construction activities shall be halted immediately within a 500-foot radius. The Project proponent shall notify the City of Perris Planning Division and the City shall notify the CDFW and the FWS within 48 hours of detection. A Burrowing Owl Plan, as detailed above, shall be implemented.

Mitigation Measure BIO-3: Establishment of Onsite Drainage Feature. Prior to issuance of grading permits within the Phase 1 area, the Applicant shall obtain required permits from the California Department of Fish and Wildlife (1601-1603 Streambed Alternation Permits) and Santa Ana Regional Water Quality Control Board (401 Permit). In response to the requirements associated with these permits, a Mitigation Plan shall be developed by a qualified biologist and submitted to these agencies. The Mitigation Plan shall require mitigation at a ratio of 2:1 (0.5 acre) through onsite establishment of herbaceous riparian habitat within the Phase 2 development area, or, if such credits become available, purchase of mitigation credits at a ratio of 2:1.

5.4.12 LEVEL OF SIGNIFICANCE AFTER MITIGATION

The mitigation measures listed above, as well as existing regulations, would reduce potential impacts associated with biological resources for Impacts BIO-1, BIO-2, BIO-4, and BIO-6 to a level that is less than significant. Therefore, no significant and unavoidable adverse impacts related to biological resources would occur.

5.4.13 REFERENCES

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