4.14 Recreation

This section describes the recreational setting of the Project Site and assesses the extent to which the Project would increase the use of existing or proposed parks, recreational facilities, and trails in the vicinity of the Project Site, and thereby result in the potential for physical impacts to those facilities. Information presented in the section is primarily based on information provided in the Parks and Recreation Element of the San Luis Obispo County General Plan (2006), the County of San Luis Obispo's County Bikeways Plan (2005), the City of San Luis Obispo's Parks and Recreation Element and Master Plan (1982, amended 2001), and the City of San Luis Obispo's Bicycle Transportation Plan (2007), as well as consultation with the San Luis Obispo City Parks and Recreation Department and San Luis Obispo County Parks.

4.14.1 Environmental Setting

The Project Site is within the jurisdiction of the County of San Luis Obispo (County); however, it is also included in the City of San Luis Obispo (City) Airport Area Specific Plan (AASP) for future incorporation into the City's jurisdiction. Under the County General Plan, 76 percent or approximately 251 acres, of the Project Site is designated as Open Space. If implemented under the County Development Plan, the Project would designate 265 acres as Open Space, which is approximately 80 percent of the Project Site. Under the City's AASP, approximately 83 percent of the Project Site, or 279 acres, is designated as Open Space. If implemented under the City Development Plan, the Project would designate 250 acres as Open Space, which is 75 percent of the total Project Site, and 15 acres as Recreation, which is 5 percent of the total Project Site.

Currently, the Project Site is largely unused and there are no recreation facilities or uses on the site. According to San Luis Obispo County Parks, no County-designated trails are currently located or proposed on the land occupying the Project Site (Di Leo 2009a). The Bob Jones Pathway ("City to the Sea Trail"), a Class I bicycle path and pedestrian corridor, is west of the Project Site and extends west to Avila Beach. In addition, the Juan Bautista de Anza National Historic Trail "Auto Tour Route" follows State Route 227 through San Luis Obispo.

The City Parks and Recreation Element and Master Plan currently do not oversee trails or parkland on the Project Site. However, the City of San Luis Obispo's Park and Recreation Element and Master Plan outlines implementation goals and policies concerning parkland acquisition, dedications, and improvements in annexation areas. The nearest City-owned open space and trail system is the South Street Hills, which occupy the major topographical feature to the north of the Project Site. The City's AASP and City Bicycle Transportation Plan call for circulation improvements that include Class I bike paths and Class II bike lanes on the Project Site and in the general vicinity. Under both the City Development Plan and County Development Plan, 15 acres of the Project Site would be used for public sports fields.

4.14.1.1 Existing Local Recreation Opportunities

The County of San Luis Obispo Parks Department is responsible for providing the County with a wide variety of recreation programs, planning new park facilities, and managing County open space that is accessible to the public. As discussed in the Parks and Recreation Element of the County's General Plan, there are approximately 23 parks (mini, linear, neighborhood, community, and regional parks [urban and rural]), three golf courses, and eight Special Places currently operated by the County, as well as 11.8 acres of trails and staging areas (outside of parks)(SLOC 2006a). Similarly, the City of San Luis Obispo Parks and Recreation Department is responsible for providing the community with a wide variety of recreation programs, planning new park facilities, and managing City open space that is accessible to the public. City recreation facilities consist of mini-parks, neighborhood parks, community parks, joint use sites (such as school playgrounds), non-joint use sites, recreation centers, and special facilities, including swimming facilities, community gardens, and the Laguna Lake Golf Course. The following subsections discuss the existing parks, hiking trails, and bikeways operated by each respective agency. Figure 4.14-1 shows the existing recreation opportunities (e.g., parks, special facilities, and hiking trails) within the Project area.

Existing Parks and Recreational Facilities

County of San Luis Obispo

According to the County's Parks and Recreation Element, the total acreage operated by the County is approximately 1,246 park acres and 12,056 natural area acres (SLOC 2006a). Table 4.14-1 lists the parks operated by the County.

Table 4.14-1 Existing Park Acreage

Park Type	Park Acres	Natural Area Acres
Regional Parks (Urban)	254	470
Regional Parks (Rural)	221	11,177
Mini, Neighborhood, and Community Parks	174.2	80
Special Places[a]	24.1	239
Golf Courses	561	0
Trails and Staging Areas	11.8	0
Total Operated Acreage	**1,246.1**	**12,056**

a. Special Places include Natural Areas, coastal access, and historic facilities. A Natural Area is land protected for its resources, which may also afford some passive recreation.

Source: SLOC 2006a.

Mini-parks are the smallest type of park and range from 6,000 square feet up to five acres. Because of their small size, mini-parks offer passive recreation activities (e.g., landscaped area, children's play equipment, and half basketball court). Linear parks are along corridors and tend to be narrow and long in configuration. As such, they often accommodate trails, bike paths, and other recreation amenities such as picnic areas, benches, scenic overlooks, interpretive displays, and even play areas and lawns. Neighborhood parks (15 or more acres) usually include passive recreation as well as some active recreation, such as children's play equipment, hard courts, turf area, and individual picnic areas. Community parks (25 or more acres) provide recreation

facilities that serve a community and in some cases visitors from outside the local community. Community parks provide a mixture of active recreation, including but not limited to skate parks, sports fields, and swimming pools. Regional parks are the largest parks in the County, ranging in size from 200 acres for an urban regional park to 1,000 acres for a rural regional park. Regional parks provide recreation for the entire County, including tourists, and facilitate activities such as camping, hiking, trail use, and fishing.

County parks within the County's planning area include El Chorro Park and Cuesta Park. Located to the south of the Project Site are Oceano Memorial Park, Avila Beach Park, and the Bob Jones Bike Trail, with Lopez Lake Recreation Area, Biddle Regional Park and Nipomo Community Park to the southeast. Bishop Peak Natural Area is also within the County but the City is responsible for patrol, maintenance and management.

City of San Luis Obispo

According to the City's Parks and Recreation Department, the City has approximately 4,000 acres of open space. According to the City's Parks and Recreation Element and Master Plan, the City has approximately 163 park acres and 71,220 square feet of recreational facilities. Mini-parks account for 3.2 acres, neighborhood parks for 32.93 acres, and community parks for 85.82 acres for a total of 121.95 acres of parkland for the City.

As shown in Figure 4.14-1, the Project Site's neighboring parks and recreation facilities include the Damon-Garcia Sports Fields, South Hills Open Space, and Sinsheimer Park. The Damon-Garcia Sports Complex is located at the corner of Broad Street (State Highway 227) and Industrial Way and is immediately adjacent to the northeast corner of the Project Site. This facility contains 20 acres of multi-use sports fields and support facilities and hosts exclusively turf-based sports, such as soccer, ultimate Frisbee, and rugby, on a reservation-only basis. The fields are also able to serve as a venue for special events (City 2011). The South Hills Open Space, nearly 60 acres of open space lands, is just north of the Project Site. Sinsheimer Park, which is also north of the Project Site, contains tennis courts, a softball field, picnic and barbeque areas, a baseball stadium, batting cages, a playground, a sand volleyball court, and a swimming pool.

Existing and Proposed Trails and Bikeways

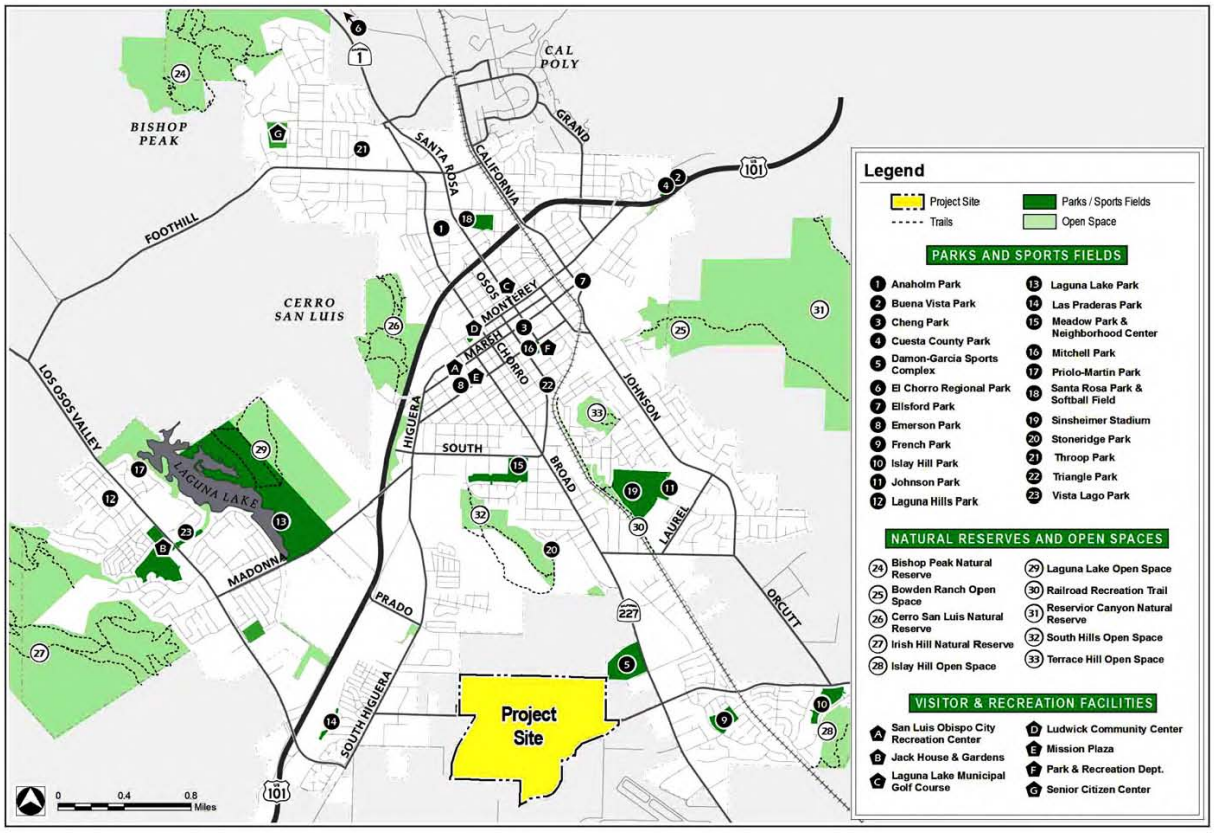
County of San Luis Obispo

The County's parks provide several multi-use trails, including equestrian and pedestrian and bicycle trails. El Chorro Regional Park provides two trails ranging from approximately 0.7 to 1.5 miles in length. Bishop Peak Natural Area also has a 4-mile-round-trip moderate hike to the top of Bishop Peak. As previously stated, Bishop Peak Natural Area is patrolled, maintained and managed by the City.

In addition to trails within County parks, the County also provides recreation and, at times, alternative transportation corridors outside of parks. For example, County Parks developed and maintains the Bob Jones City to the Sea Bike Path, a Class I bike path that extends west towards Avila Beach. Other trails located outside of a park or Natural Areas include multi-use trails (for bikes, pedestrians, and equestrians) such as the Cypress Ridge Trail and Hi Mountain Trail. For

many of these trail facilities, County Parks also maintains a staging area, which provides parking for the trail or bike path corridor.

Figure 4.14-1 City of San Luis Obispo Existing Parks and Recreation Facilities



Source: City 2013.

The County Public Works Department administers the County's Bikeways Plan. The County currently has 3 miles of Class I (off-street) bike paths, approximately 61 miles of Class II (on-street) bike lanes on 54 roads, and approximately 91 miles of existing Class III bike routes on 81 County roads. An additional 120 miles of Class II bikes lanes on 72 roads are proposed (SLOC 2010). Class I bike paths provide a completely separated right-of-way for the exclusive use of bicycles and pedestrians with minimized cross-flow. Class II bike lanes provide a striped lane for one-way bike travel on a street or highway. Class III bikeways, designated by signs, provide a shared use with pedestrian or motor vehicle traffic. Designated under a Class III bike route, a bicycle boulevard is implemented with intermittent closures to motor vehicles. Table 4.14-2 lists existing and proposed County bikeways in the City fringe. As shown in the table, an existing Class II bikeway extends on Tank Farm Road from Higuera Street to State Route 227.

Table 4.14-2 Existing and Proposed County Bikeways – City of San Luis Obispo Fringe

Roadway	From	To	Class
Existing Bikeways			
Foothill Road	Los Osos Valley Road	San Luis Obispo City Limit	II
Higuera Street	San Luis Obispo Creek	San Luis Obispo City Limit	II
Higuera Street	Ontario Road	San Luis Obispo Creek	II
Higuera Street	San Luis Obispo City Limit	Ontario Road	II
O'Connor Way	Foothill Road	Camp San Luis Obispo	II
Orcutt Road	Johnson Avenue	Tank Farm Road	II
Orcutt Road	Tank Farm Road	Avocado Road	II
Tank Farm Road	Higuera Street	Highway 227	II
Proposed Bikeways			
Buckley Road	Highway 227	Vachell Lane	II
Orcutt Road	Avocado Road	Biddle Ranch Road	II
Vachell Lane	Buckley Road	South Higuera Street	II

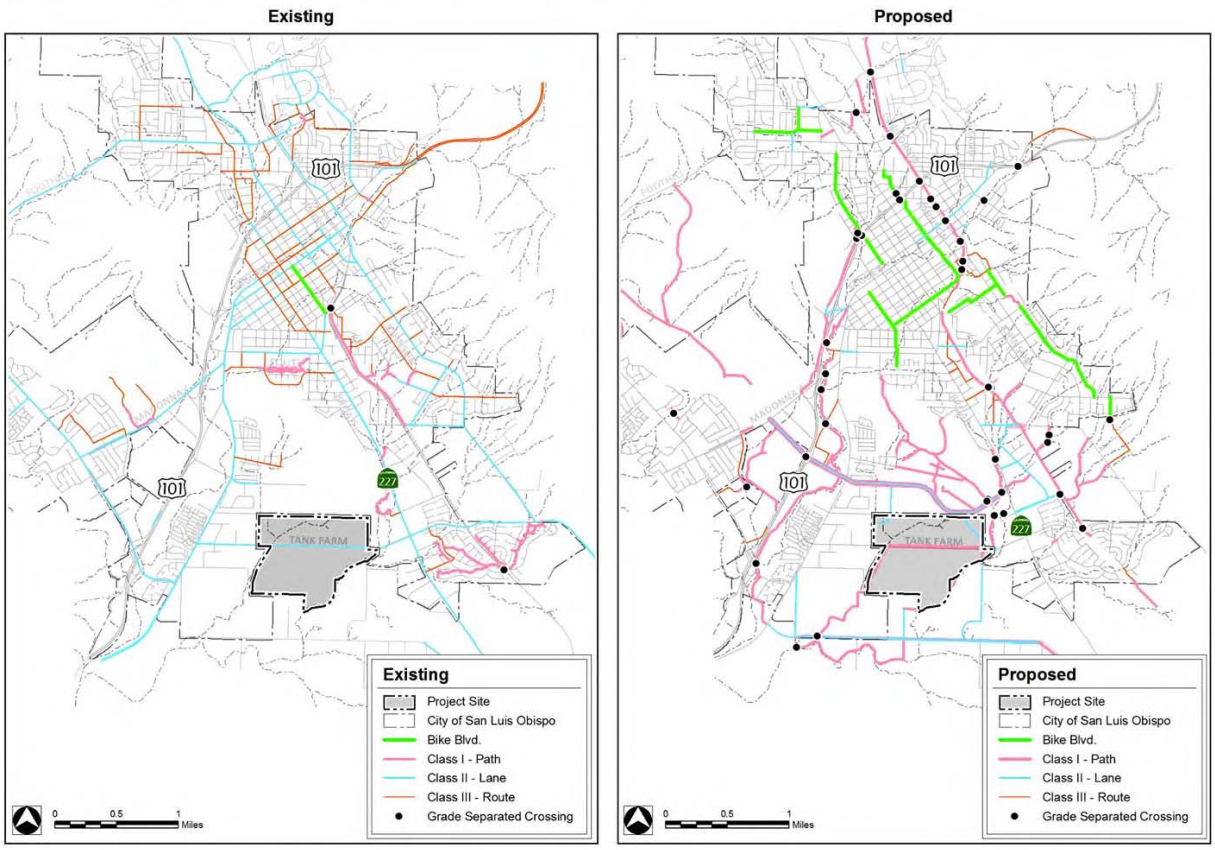
Source: SLOC 2005.

City of San Luis Obispo

The City also provides several existing multi-use trails, including equestrian and pedestrian/bicycle paths. Figure 4.14-2 shows the existing Class I bicycle paths, Class II bicycle lanes, and Class III bicycle routes in the City. There are more than 25 miles of bike lanes along major streets within the City. It is the City's long-term goal to establish and maintain Class II bike lanes along all arterial streets and highways (except U.S. Highway 101) since these corridors provide the most direct access to important destinations and are frequently used by commuting bicyclists (City 2007). Currently, the City maintains 1.5 miles of Class I bicycle paths along the 4.5-mile stretch of the Union Pacific Railroad that bisects the City, known as the Railroad Safety Trail. Class III bike routes traverse a number of streets in residential and commercial districts that cyclists use to connect to the Class II bike lane network. The Bill Roalman Bicycle Boulevard on Morro Street extends from Marsh Street to Santa Barbara Street and includes, at the closure of the street at its south end, a traffic signal at the Morro-Upham-Santa Barbara intersection. The Bob Jones trail is a Class I bike path, part of which runs between Prado Road and Los Osos Valley Road near the Project Site. The Railroad Recreational Trail is a Class I bike path that runs along the Union Pacific Railroad along California Boulevard into California Polytechnic State University.

The City's AASP and Bicycle Transportation Plan call for circulation improvements that include Class I bicycle paths and Class II bicycle lanes within the immediate area of the Project Site. The Bicycle Transportation Plan shows that two of the primary north-south bicycle facilities are Class I paths that parallel the Acacia/East Branch of San Luis Obispo Creek and Tank Farm Creek riparian corridors.

Figure 4.14-2 City of San Luis Obispo Existing and Proposed Bicycle Transportation Plans



Source: City of San Luis Obispo GIS Division Figure 2A & 2B Bicycle Transportation Plan Existing & Proposed Bikeways, February 2007.

Other Class I paths include Tank Farm Road, within the open space area between the Unocal Collector (i.e., local street at the Northwest Operations Area) and Santa Fe Road on both sides (see Figure 4.14-2 and Figure 2-18 in Chapter 2.0, Project Description). The Class I paths would also provide pedestrian circulation by connecting to the street system. Additionally, Class II paths (lanes within the roadway right-of-ways) would be present on Tank Farm Road and Santa Fe Road, as well as the proposed local and collector streets. As shown in Figure 4.14-2, the Project Site is traversed by several proposed Class I bike paths and Class II bike lanes, including the proposed bicycle paths associated with Tank Farm Road.

Adequacy of Existing County and City Parkland

During the 1980s, national park standards were developed to help communities plan for adequate park acreage to meet the future demand. Table 4.14-3 lists the 1983 National Recreation and Park Association Standards for parklands.

Table 4.14-3 1983 National Recreation and Park Association Standards for Parks

Classification	Acres/1,000 People	Size Range	Population Served	Service Area
Neighborhood Parks	1-2	15 + acres	A Neighborhood, Approx. 5,000	¼ - ½ mile
Community Parks	5-8	25 + acres	Several Neighborhoods	1-2 miles
Regional Metropolitan Parks	5-10	200 + acres	Several Communities	1 hour driving time
Regional Park Reserve	Variable	1,000 + acres	Several Communities	1 hour driving time
Special Areas	No Applicable Standard	Includes linear parks, trails, beaches, golf courses, historical sites, flood plains, and coastal access ways. No standard is applicable.		
Conservancy (Natural Areas)	No Applicable Standard	Protection and management of the natural and cultural environment with recreational use as a secondary objective.		

Source: SLOC 2006a.

Experience demonstrates that most communities, including the County, have not been able to consistently meet the standards. For example, the 2005 population for the County would require the immediate acquisition and development of an additional 2,700 acres of local and regional parkland based on traditional park planning standards (SLOC 2006a). According to the County Parks and Recreation Element, the best indication of how well a community is meeting its park and recreation needs is the ratio of neighborhood and community parkland per 1,000 residents. As shown in Table 4.14-3, the national standard for community parkland is five to eight acres per 1,000 residents. According to the County, it provides less than two acres of neighborhood and community parkland per 1,000 residents (SLOC 2006a). As stated in the Parks and Recreation Element, providing a minimum of three acres of such parkland per 1,000 people in each of the County's unincorporated communities is a reasonable goal for the near future (SLOC 2006a).

According to Policy 3.13.1 of the City of San Luis Obispo's Parks and Recreation Element, the City shall develop and maintain a park system at the rate of 10 acres of parkland per 1,000 residents. The current General Plan Update has the City's total park acreage at approximately 157 acres, with 3.55 acres of parkland per 1,000 residences (Murry 2013). This falls below the current recommended City standard of 10 acres per 1,000 residences.

Proposed Parks and Recreation Facilities

In addition to information on existing recreation opportunities in the County, the County Parks and Recreation Element provides information on proposed facilities within the San Luis Obispo Planning Area. Most of the proposed facilities have not undergone a master planning process or been funded. According to the Parks and Recreation Element, the proposed facilities lists represent the desires of the communities and the County in general. The City's Parks and Recreation Element lists major unmet needs for parks and recreational facilities in the City including athletic fields, a multi-use community center and therapy pool, and new neighborhood parks. Since the publication of the City's Parks and Recreation Element, the City has started to fulfill the listed unmet needs by constructing and improving existing park facilities, including

developing the Damon-Garcia Sports Complex, located north-northeast from the Project Site, and installing a therapy pool within the San Luis Obispo Center at Sinsheimer Park.

4.14.2 Regulatory Setting

4.14.2.1 Federal

Americans with Disabilities Act

The Americans with Disabilities Act (ADA) of 1990 (42 United States Code 12181) prohibits discrimination on the basis of disability in public accommodation and state and local government services. Pursuant to the ADA, the Architectural and Transportation Barriers Compliance Board issues guidelines to ensure that facilities, public sidewalks, and street crossings are accessible to individuals with disabilities. Play areas, meeting rooms, park restrooms, and other buildings and park structures must comply with ADA requirements. Recreational facilities proposed as part of the Project must comply with ADA requirements.

4.14.2.2 State

The Quimby Act

The 1975 Quimby Act (California Government Code §66477) authorized cities and counties to pass ordinances requiring developers to set aside land, donate conservation easements, or pay fees for park improvements. Revenues generated through the Quimby Act cannot be used for the operation and maintenance of park facilities. The Quimby Act authorizes a minimum contribution of three acres; if a jurisdiction has an existing park standard greater than three acres, the jurisdiction can require contributions equal to its standard up to five acres per 1,000 people. The Quimby Act is implemented through County ordinance (see discussion in Section 4.14.2.3, County).

4.14.2.3 County

Public Facilities Fees Ordinance, Title 18 of the San Luis Obispo County Code

The County of San Luis Obispo Public Facilities Fees Ordinance, Title 18 of the County Code, allows the County to charge public facilities fees for new development projects within the County to mitigate impacts caused by such projects. The intent of the fee is to provide new or expanded public facilities, such as parks, libraries, new government offices, and police and fire stations, for the new populations generated by new development. In terms of the park component of the fee, only new residential development (not commercial or industrial development) generates this fee. The fee may be used to acquire, design, and develop new facilities, such as park and recreation facilities. The fees may not be used for maintenance of new facilities.

The County of San Luis Obispo Public Facilities Financing Plan for Unincorporated Area

The County of San Luis Obispo Public Facilities Financing Plan for Unincorporated Area Facilities documents the amount (e.g., acres of park land per capita) and cost of new capital facilities required to serve development in unincorporated areas through the year 2025. The Board of Supervisors reviews the Public Facilities Financing Plan annually. This plan sets the

Public Facility fee rate, a potential source of funding paid by new development to fund its fair share of facilities needs. The Public Facilities Financing Plan designates the maximum rate of those fees.

Quimby Ordinance, Title 21 of the San Luis Obispo County Code

The County's Real Property Division Ordinance implements the County's Quimby Ordinance. The County's Quimby Ordinance establishes: (1) the County's desired park-to-population ratio of 3 acres of neighborhood or community parkland per 1,000 new population generated; (2) criteria for when new development shall pay a fee rather than provide parkland; and (3) criteria for obtaining a credit for a private park or recreation proposed within a new residential development. The Board of Supervisors periodically reviews and sets the County's Quimby Fee. When a fee is to be paid in lieu of land dedication, the amount of the fee is generally based on the anticipated cost of acquiring new park acreage or developing a new park.

County of San Luis Obispo Parks and Recreation Element

The Parks and Recreation Element is an integral part of the General Plan for developing new parks and recreation as well as protecting the County's natural resources by designating and preserving land as County Natural Areas. The mission of County Parks is to ensure diversified opportunities for recreation and the personal enrichment of the County's residents and visitors while protecting its natural, cultural, and historical resources. The Parks and Recreation Element of the County's General Plan also sets a goal of a minimum of three acres of parkland per 1,000 people in each of the County's unincorporated areas. Section 4.4, Land Use and Policy Consistency Analysis, discusses the proposed Project's consistency with the applicable goals and policies of the Parks and Recreation Element.

4.14.2.4 City

City of San Luis Obispo Parks and Recreation Master Plan Element

The Parks and Recreation Element is an integral part of the General Plan for developing new parks and recreation. The mission of the City Parks is to serve all persons in a positive and courteous manner and help ensure that San Luis Obispo continues to be a healthy, safe, attractive, and enjoyable place to live, work, and visit. The City's Parks and Recreation Element establishes goals for providing parkland for residents, and also provides a framework in Appendix C for achieving General Plan park system goals in annexation areas. Applicable policies and programs related to the annexation areas and the Project include:

Policy 2.51.1: The City shall develop and maintain a park system at the rate of 10 acres of parkland per 1,000 residents. Five acres shall be dedicated as a neighborhood park. The remaining five acres required under the 10 acres per 1000 residents in the residential annexation policy may be located anywhere within the City's park system as deemed appropriate.

Policy 2.52.4: New significant residential developments and annexations shall provide sufficient athletic fields to meet the demands of the youth who will reside in the development.

Program 2.52.5: As space becomes available, additional fields will be added in the vicinity of the Damon-Garcia Sports Complex.

4.14.3 Significance Criteria

The following criteria are based on the City and County's Initial Study and Appendix G of CEQA Guidelines. The effects of the proposed Project on recreation are considered significant if the proposed Project would:

- Increase the demand for recreational facilities and services which exceeds existing supply, capacity, or planned capacity (including feasible expansion of recreational facilities) that could be developed;
- Increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated;
- Negatively impact access to trails, parks, or other recreation opportunities;
- Include recreational facilities or require the construction or expansion of recreational facilities, which might have an adverse physical effect on the environment; or
- Reduce the supply of public parkland below the City and County standards.

4.14.4 Remediation Project Impacts and Mitigation Measures

Impact #	Impact Description	Phase	Residual Impact
REC.1	The remediation activities could have a potential effect on existing recreational facilities and users.	Remediation	Class III

The remediation component of the Project would occur over a three-year period and include: demolishing existing buildings, excavating top soil, site recontouring, capping, and mitigating existing impacts to wetland and rare plant habitats. The proposed remediation is designed to ensure that future open space uses of the Project Site do not pose an unacceptable risk to potential ecological receptors, which include birds and burrowing animals.

Currently, no recreation facilities or County-designated trails are located or proposed on the land occupying the Project Site. However, the Project Site contains an existing Class II Bikeway (striped bike lane) on both sides of Tank Farm Road that would remain active during the remediation component of the Project.

The remediation component of the Project would bring construction workers to the site, however their presence at the site would be temporary and would vary due to the type of construction activities being conducted (i.e., site grading construction of structures, or infrastructure improvements). Although construction workers could use recreational facilities in the area, typically construction activities do not contribute to the use of, or negatively affect, parks and recreational facilities.

The Project includes the removal of the Flower Mound located at northeastern portion of the Project Site. Removal of the Flower Mound would potentially result in increased wind speeds about 5.6 percent of the time on the Damon-Garcia Sports Complex athletic fields located to the northeast. See Figures 2-2, 2-14 and 4.14-1. However, the removal of the Flower Mound would likely result in a decrease in wind speeds about 41 percent of the time by removing the wind flow restriction that funnels the wind between the Flower Mound and the hills to the north. Since the prevailing winds in the area are from the northwest (as measured at the San Luis Obispo County Regional Airport), the net result of the Flower Mound removal would be an overall decrease in winds at the athletic fields.

Therefore, remediation would not increase the use or demand for parks or other recreational facilities, nor accelerate existing facilities deterioration. In addition, remediation would not affect access to trails, parks, or other recreation opportunities since none currently exist on the Project Site. As such, the remediation component of the Project would have no effect on recreation.

Mitigation Measures

No mitigation measures are required since the impact is less than significant.

Residual Impacts

Since there are no remediation-related impacts on recreation identified, there would be no residual impacts on recreation from the remediation component of the Project. As such residual impacts would be *less than significant (Class III)*.

4.14.5 City Development Plan Impacts and Mitigation Measures

Impact #	Impact Description	Phase	Residual Impact
REC.2	The City Development Plan would increase the City's recreational acreage stock with 15 acres of sports fields, as well as Class I and Class II bicycle lanes, while not adding residential development.	Development	Class IV

The City Development Plan would increase the City's park acreage by approximately eight percent. The City Plan would result in approximately 800,000 square feet of facilities for business-park and service commercial uses. The Project Site is included in the City's AASP that anticipates future annexation of this and other properties in the area given its proximity to existing City boundaries. Adhering to the AASP, the Project would keep 250 acres of environmentally sensitive portions of the Project Site as open space. Under the City Development Plan, the proposal also includes designation of approximately 15 acres for public recreational use to be developed as active sports fields. A proposal by Cal Ripkin Baseball has been submitted to the Applicant for development of the recreational area into three baseball fields, batting cages, parking, and amenities. More details on the baseball proposal are included in the Project Description, Section 2.5.1.1, Figure 2-19, and Appendix A, pages 45-47. The baseball fields would be privately funded, and would require the Applicant to apply to the City for development of the fields.

Additionally, the Project would increase the number of bike paths available to the public. Currently, the Project Site contains an existing Class II Bikeway (striped bike lane) on both sides of Tank Farm Road. Both directions of this bikeway would remain as part of the Project.

In addition to the existing Class II Bikeway, the Project proposes the following:

- Construction of a Class I Bikeway in the following areas (refer to Figure 2-18):
  - Along the north side of Tank Farm Road and extending around the northwest quadrant of the Project Site;
  - Along the east side of the ball fields from Road "B" north to the Project boundary;
  - West of the ball fields from Tank Farm Road north to the Project boundary;
  - Along the southeastern boundary of the Project Site running south from Tank Farm Road on the western side of Santa Fe Road.
- Construction of a Class II Bikeway on the Santa Fe Road extension along both sides of Tank Farm Road.

The proposed bike lane improvements proposed in the City Development Plan would be the same as in the County Development Plan.

For purposes of analyzing typical development project impacts on recreation, only residential projects are usually considered potentially impactful since employees of businesses are not expected to utilize recreational facilities as frequently or for extended periods of time as residents would. In addition, the increase in daytime population as a result of the presence of construction workers is temporary in nature and varies due to the type of construction activities being conducted (i.e., site grading construction of structures, or infrastructure improvements). Although construction workers could use recreational facilities in the area, typically construction activities do not contribute to the use or affect parks and recreational facilities. The Project would not develop any residential units and as such would not increase the use or demand for parks or other recreational opportunities, nor accelerate deterioration of such facilities. Therefore, by increasing the City's recreational opportunities without substantially increasing the population that uses them, the Project's effect on City recreation facilities would be *beneficial (Class IV)*.

Mitigation Measures

No mitigation measures are required since the impact is less than significant.

Residual Impacts

The proposed 15 acres of recreational sports fields as well as the addition of bike lanes that would be developed by this Project would reduce the demand for existing City parks. Therefore, residual impacts of this component of the Project under the City Development Plan would be *beneficial (Class IV)*.

4.14.6 County Development Plan Impacts and Mitigation Measures

Impact #	Impact Description	Phase	Residual Impact
REC.3	The County Development Plan would increase the County's recreational acreage stock with 15 acres of sports fields, as well as Class I and Class II bicycle lanes, while not adding residential development.	Development	Class IV

The County Development Plan proposes to develop approximately 800,000 square feet of facilities for business-park and service commercial uses in an unincorporated area of the County. Under the County Plan, 15 acres of the Project Site would be developed for active recreation consisting of public sports fields. A proposal by Cal Ripkin Baseball has been submitted to the Applicant for development of the recreational area into three baseball fields, batting cages, parking, and amenities. More details on the baseball proposal are included in the Project Description, Section 2.5.1.1, Figure 2-19, and Appendix A, pages 45-47. The baseball fields would be privately funded, and would require the applicant to apply to the County for development of the fields.

The development of the recreation facilities would increase the County's recreational park acreage by approximately 6 percent. The County Development Plan also designates the 250 acres of open space provided by this Project as recreational acreage, giving the County's recreational inventory a 261-acre total increase.

Additionally, the County Plan would increase the number of bike paths available to the public. Currently, the Project Site contains an existing Class II Bikeway (striped bike lane) on both sides of Tank Farm Road. Both directions of this bikeway would remain as part of the Project.

In addition to the existing Class II Bikeway, the Project proposes the following:

- Construction of a Class I Bikeway in the following areas (refer to Figure 2-18):
  - Along the north side of Tank Farm Road and extending around the northwest quadrant of the Project Site;
  - Along the east side of the ball fields from Road "B" north to the Project boundary;
  - West of the ball fields from Tank Farm Road north to the Project boundary;
  - Along the southeastern boundary of the Project Site running south from Tank Farm Road on the western side of Santa Fe Road.
- Construction of a Class II Bikeway on the Santa Fe Road extension along both sides of Tank Farm Road.

The proposed bike lane improvements proposed in the County Development Plan would be the same as in the City Development Plan.

For purposes of analyzing typical development project impacts on recreation, only residential projects are considered potentially impactful since employees of businesses are not expected to utilize recreational facilities as frequently or for extended periods of time as residents would. The temporary increase in daytime population due to the presence of construction workers is also not expected to contribute to the use or affect of parks and recreational facilities, as their presence at the Project Site is limited. The Project would not develop any residential units and as such would not increase the use or demand for parks or other recreational opportunities, nor accelerate deterioration of such facilities. Therefore, by increasing the County's recreational opportunities without increasing the population that uses them, the Project's impact on County recreation facilities would be *beneficial (Class IV)*.

Mitigation Measure

No mitigation measures are required.

Residual Impacts

The proposed 15 acres of recreational sports fields as well as the addition of bike lanes that would be developed by the Project would reduce the demand for existing County parks. Therefore, residual impacts of the Project under the County Development Plan would be beneficial (Class IV).

4.14.7 Cumulative Analysis

Under the CEQA Guidelines, "a cumulative impact consists of an impact which is created as a result of the combination of the project evaluated in the environmental impact report ("EIR") together with other projects causing related impacts." Section 15130 of the CEQA Guidelines requires that an Environmental Impact Report (EIR) discuss cumulative impacts of a project when the project's incremental effect is cumulatively considerable, as defined in section 15065(c). An EIR need not discuss impacts that do not result in part from the project evaluated in that EIR. The Cumulative discussion does not need to provide as much detail as is provided for the effects attributable to the project alone. The discussion of cumulative impacts shall be guided by standards of practicality and reasonableness, and shall focus on the cumulative impact to which the identified other projects contribute rather than the attributes of other projects which do not contribute to the cumulative impact."(CEQA Guidelines Section 15130(b)).

Proposed development in the City and County would not significantly affect recreational resources proposed by this Project, but would actually increase the City and County's recreational acreage and reduce the demand for existing City and County parks.

4.14.7.1 Cumulative Analysis City Development Plan Impacts

The City Development Plan would not significantly affect recreational resources. The increase in recreational acreage proposed by the Project is a beneficial impact that would reduce the demand for additional recreational resources by increasing the City's park acreage by eight percent and implementing Class I and Class II bike lanes, which could also be used for recreation. The Project does not propose any residential units and would not increase the use or demand for parks or other recreational opportunities, nor accelerate the deterioration of such facilities

elsewhere in the City. Therefore, the increase in recreational opportunities provided by the Project would be beneficial.

As identified in Table 3-1, proposed residential development in the City would result in the development of additional acreage, to which these developments would be subject to City review for parks and recreation impacts. These developments include nine related residential projects featuring a total of 904 residential units. Assuming two persons per lot or unit, a total of 1,808 new residents would be added to the City's population. This population increase warrants the incorporation of additional park acreage to meet the needs of these future residents, which is what would be required by these cumulative developments either in the form of actual park acreage or in-lieu fees. The park acreage provided by the City Development Plan would help offset any deficiencies created by payment of in-lieu fees for residential cumulative projects.

The City Development Plan would thus be beneficial as it provides additional park acreage to help the City meet its recreation requirement of five to eight acres per 1,000 residents. The implementation of the nine proposed commercial projects in the City would not increase the resident population on related project sites but could result in the increased use of recreational facilities during scheduled break periods. However, the use of recreational facilities by employees is for limited periods of time and is not expected to impact recreational opportunities for residents.

4.14.7.2 Cumulative Analysis County Development Plan Impacts

The County Development Plan would not significantly affect recreational resources. The increase in recreational acreage proposed by the County Plan is a beneficial impact that would reduce the demand for additional recreational resources by increasing the County's recreational park acreage by 6 percent and implementing Class I bike paths, which can be used for recreation. The County Plan does not propose any residential units and would not substantially increase the use or demand for parks or other recreational opportunities, nor accelerate the deterioration of such facilities elsewhere in the County. Therefore, the increase in recreational opportunities provided by the Project would be beneficial.

As identified in Table 3-1, proposed residential development in the County would result in the development of additional acreage, to which developments would be subject to County review for parks and recreation impacts. Related developments within the County that would impact requirements for park acreage include one mixed-use project in the conceptual review stage that would provide 550 housing units. Assuming that two residents might occupy one unit, this would increase the residential population by 1,100 residents, which would require approximately 10 recreational acres, per County development requirements. No other residential projects are proposed for the County under the Cumulative Development Scenario.

Regarding other types of development, there are 10 industrial projects and one approved commercial project that includes two 10,000 square foot buildings with parking and landscaping. Commercial and industrial projects would not impact the County's recreational facility requirement as these developments only contribute to temporary increases in workforce population, therefore not impacting the residential population, in addition to the fact that the

designated ratio measuring required recreational acreage is measured in acres per 1,000 residents.

The County Development Plan would thus be beneficial as it provides additional park acreage to help the County meet its recreation requirement of 10 acres per 1,000 residents. The implementation of industrial and commercial uses would not increase the resident population on related project sites but could result in the increased use of recreational facilities during scheduled break periods. However, the use of recreational facilities by employees is for limited periods of time and is not expected to impact recreational opportunities for residents.

4.14.8 Mitigation Monitoring Plan

No mitigation measures are required because all recreation-related impacts associated with the Project are considered either less than significant or beneficial.

4.14.9 References

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