

**COUNTY OF NEVADA
PROJECT INFORMATION QUESTIONNAIRE**

The information provided in this questionnaire will be used for preparation of the project Initial Study (environmental review) and for overall project review. All of the questions must be answered completely with legible responses, typed or in black ink. Provide more than a simple “yes”, “no” or “NA” response, attaching additional pages where necessary.

1. Project Description:

- a. Describe the proposed project including any proposed phasing:

Change zoning from FR-40 to FR-40-ME to be consistent with adjacent zoning and allow for expansion of an existing sand and gravel harvesting operation.

2. Land Use: (moved)

- a. Does this project have a relationship to a larger project or a series of projects?
 x yes no If yes, describe:

The proposed project is a small expansion to an existing sand and gravel harvesting operation.

- b. Describe existing on-site land uses:

The parcels that are proposed for rezoning are currently vacant forested land in a steep canyon with a sand and gravel deposit in the Greenhorn Creek streambed.

- c. Describe surrounding land uses, indicating distance to nearest residence:

Adjacent land use is mainly existing HBE mining area or timber/forest land, some of which has been harvested.

The Tahoe National Forest boundary is immediately north of the proposed rezone. The Blue Lead Mine is approximately 500 feet east and four residences are between 1,200 and 2,400 feet from the proposed rezone parcels. See attached Surrounding Land Use Map.

- d. Describe project potential to change the character of the surrounding area, including the loss of open space.

There would be no change to the surrounding area or loss of open space. The only change would be a lower gravel level in the streambed. Operations would return the creek to an elevation similar to that prior to the past hydraulic mining activities.

- e. Will this project displace any residential units? yes x no If yes, describe:

f. Will this project result in a population increase in the immediate project area?
 yes x no Explain:

g. List any specialized plans or zoning restrictions applicable to this project site, i.e., an “SP” zoning, a Master Plan, a Specific Plan, an Area Plan, an Airport Land Use Plan?

 Mining Use Permit

3. Geology/Soils:

- a. A Preliminary Grading Plan is attached. yes x no
b. A Soils/Geologic Report is attached. x yes no
c. Slopes that exist on site prior to grading:

Gentle (0-10%) 24 acres sq. ft/acres 60 % of site

Rolling (10-30%) 16 acres sq. ft/acres 40 % of site

Steep (more than 30%) 0 acres sq. ft/acres 0 % of site

 N/A 30%> *slopes are cross-hatched or highlighted on the site plan or tentative map*

d. Is the site on filled land? x yes no If yes, explain:

 Filled with a sand and gravel deposit from historical hydraulic mining.

e. Are there existing erosion problems or geologic hazards such as landslides, mudslides, ground failures, earthquake faults or similar hazards? If yes, describe:

 The current and proposed harvesting operation exists to remove sand and gravel that is mobilized by

 storm events and carried into the harvesting area from upstream. No other hazards are known.

f. Will a grading permit be required? yes x no

If yes, have you attached a preliminary grading plan? yes no

Describe proposed site grading:

How many cubic yards of soil will be imported, exported or moved on site? 0

Maximum proposed depth and slope of any excavation and the type: Proposed

 excavation is of the sand and gravel deposit which has an approximate maximum depth of 50 feet.

Grading material sources or disposal sites: Harvested material will be transported to the existing processing plant downstream.

Transport methods and haul routes: The existing haul route is proposed to be extended into the expansion area to haul excavated sand and gravel to the existing processing plant.

Identify location and height of any proposed or required retaining walls: _____
No retaining walls are proposed.

4. Water Quality:

- a. Describe any water bodies on, or adjacent to, the property, including lakes, rivers, creeks, seasonal and/or perennial water courses, irrigation ditches or drainage swales.

The proposed sand and gravel harvesting area is located within the Greenhorn Creek streambed along with the confluences of several unnamed tributaries to Greenhorn Creek. The operation has an existing Streambed Alteration Agreement with the California Department of Fish and Wildlife.

- b. Is there a floodplain on or within 100 feet of this project site? If yes, is it identified on the Federal Emergency Management Agency (FEMA) maps? yes no

If yes, a copy of the map delineating the floodplain has been submitted.

- c. **For development projects, describe impervious surfacing created by this project:**

<u>Lot Coverage:</u>	<u>EXISTING</u>		<u>PROPOSED</u>	
building coverage	<u>0</u>	%	<u>0</u>	%
surfaced areas	<u>0</u>	%	<u>0</u>	%
landscaped areas	<u>0</u>	%	<u>0</u>	%
permanent open space (excluding <i>required</i> landscaping)	<u>100</u>	%	<u>100</u>	%
Total	<u>100</u>	%	<u>100</u>	%

- d. Describe any discharge to surface waters that will result from this project, including any wastewaters other than storm water runoff that may be present in the discharge.

No discharge to surface waters is proposed. Sand and gravel is proposed to be excavated from dry sandbars and transported to the existing processing plant located downstream. Work in the water is not proposed. Stream diversions and stream crossing requirements have been defined by the Streambed Alteration Agreement issued by the California Department of Fish and Wildlife.

- e. Identify the water body or location that receives runoff waters, describing proposed methods for treating and controlling runoff before it enters the drainage or watercourse.

Runoff flows to Greenhorn Creek which is tributary to Rollins Reservoir. Methods for controlling surface water pollution will be as required by the Streambed Alteration Agreement.

- f. Will a permit be required from the California Regional Water Quality Control Board?
 yes no *The existing processing plant has two Water Board Permits.

If application has been made for a permit, provide the permit #: _____.

- g. Are there any wetlands or riparian areas on this site? yes no
 If yes, describe: Riparian areas exist where the sand and gravel deposit abuts the native topography.
Additional riparian area will be created when the sand and gravel is removed from banks of the canyon.

Will wetlands be affected by the proposed project? yes no

Will an Army Corps of Engineers wetlands permit be required? yes no

Is a letter from the Army Corps attached? yes no

Describe how the wetlands will be protected or replaced:

5. Air Quality:

- a. Describe any air pollutants, i.e. dust, smoke, fumes or odors, that may be generated by this project both during and after construction (short and long term impacts).

Water is proposed to be applied during harvesting operations to control dust. All equipment proposed to be used is registered with the Air Resources Control Board and is compliant with applicable regulations.

- b. Is the project site mapped within an area known to contain naturally occurring asbestos? yes no See attached map.

Source of information: California Department of Conservation, Division of Mines and Geology
General Location Guide for Ultramafic Rocks in California - Areas More Likely to
Contain Naturally Occurring Asbestos

6. **Transportation/Circulation:**

- a. **A traffic study is included with this application.** yes no
- b. **Does this project include a Petition for Exceptions?** yes no
- c. Describe the access roads serving this project: Access to the parcels will be provided by extending the existing haul road which is located on HBE property.

Road name	Surfacing	Right of Way width	
		Finish grade	
<u>N/A</u>	<u>Native sand/gravel</u>	<u>N/A</u>	<u>NA</u>
_____	_____	_____	_____
_____	_____	_____	_____

- d. Is the access road a dead-end road? yes no If yes, what is the distance to the nearest through road?

Though the haul road is a dead-end road intended only for transport of material to the plant, Red Dog Road crosses the existing and proposed harvesting area.

- e. Who provides road maintenance on each road accessing your project?

Operators of the harvesting operation.

f. Will this project result in substantial or cumulative impacts to the circulation system in this area? ___ yes no Explain:

All circulation and transportation related to the parcels proposed for zoning change is solely related to the sand and gravel harvesting operation.

g. What road improvements are proposed?

Extension of the existing haul road for company use only, located on company owned property. The road extension would also provide better access for fire protection, law enforcement, and emergency medical services in the area.

h. Describe how this project provides for pedestrian needs, pursuant to Sec. L-II 4.1.8 of Zoning Regulations and the Nevada County Non-Motorized Pedestrian Plan:

The proposed zoning change would allow for the expansion of an existing mining operation and therefore there are no pedestrian needs at this location.

i. Describe how this project will provide transportation alternatives pursuant to Sec. L-II 4.19 and General Plan Policy 4.26, including:

- 1) The estimated number of employees or residents that will work/live on the project site. 1-5 existing employees will be relocated to the expansion area. No residents proposed.
- 2) Identify existing and potential alternatives to individual automobile use, including but not limited to, access to public transportation services, bicycle racks, or provisions for developer-sponsored carpooling or bussing.

The re-zone would not impact traffic. Employees are encouraged to carpool to the existing plant.

- 3) Proposals to incorporate one or more measures into the project to ensure use of viable alternatives.

N/A

- 4) For projects employing 50 or more persons: describe feasible measures for reducing auto dependence.

Between one and five existing employees will be relocated from the existing operation to the expansion area.

7. **Biological Resources:**

- a. Is the required Biological Inventory attached? yes no
- b. Is a Management Plan for encroachment into sensitive biological resources required?
 yes no

If yes, is it included in your Biological Inventory? yes no Section 6

- c. How many native oaks exist on site? 3 Species in the study area: black, canyon live, and interior live oaks
- d. How many oaks have trunk diameters of 36" or more, measured at breast height (4')?
0 known within the proposed sand and gravel harvesting area. Vegetation is limited in the proposed harvesting area due to the lack of soil. Most of the trees in the report are on the canyon walls, outside the proposed area.

- e. Number, size, type and location of trees being removed, including for road and sewage disposal construction (as shown on site plan):

Approximately 40 maple, pine, fir, and cedar trees with diameters ranging from 4 to 30 inches.

- f. Is a Tree Protection Plan for trees to be retained attached or addressed in your Biological Inventory? yes no

- g. Does this project have the potential to preclude the future use of any natural resource i.e., forests or water?

No

8. **Mineral Resources:**

- a. Is this site mapped as an MRZ-2, Significant Mineralized Area, by the State Dept. of Conservation? yes no

- b. Does this project have the potential to deplete any non-renewable resource (minerals)?
 yes no If yes, explain.

The proposed expansion of the operation would allow the continuation of sand and gravel harvesting.

9. **Risk of Upset/Health Hazards**

- a. The required Nevada County Hazardous Materials/Waste Statement has been filed with this application? yes no

- b. Do you have knowledge, or is there evidence, of any past, potentially hazardous materials use, including underground fuel storage tanks, dumpsites, or surface or subsurface mining activity?
 yes no

If yes, a Phase I Assessment must be submitted with this application. Contact the County Department of Environmental Health for information regarding what research must be conducted for the specified past use.

- c. Does this project propose the handling, storage or transportation of any potentially hazardous materials, toxic substances, flammables or explosives? yes no

If yes, briefly describe the potentially hazardous materials:

The only hazardous materials proposed to used within the proposed zone change area are vehicle and equipment related fluids. No material or waste storage is proposed in the zone change area.

- d. Will the proposed project include the use of hazardous materials in quantities greater than 55 gallons, 200 cubic feet or 500 pounds? yes no

If yes, have you attached a Hazardous Materials Inventory Statement with this application? yes no

- e. Does this project propose, or will this project result in, the generation of hazardous waste as defined by the California Health & Safety Code, Chapter 6.5? yes no

- f. Does this project propose fuel tanks, either above or below ground? If yes, in what quantities?

No

- g. Is this project site within two air miles of an airport? yes no

10. Noise:

- a. Is a Noise Study attached? yes no

- b. What noise will be generated by this project both during and after construction? Include the noise source and the hours of operation for the noise generating use, including any outdoor activity areas, i.e., storage or equipment yards, outdoor music, playgrounds, animal pens.

Noise will be generated by sand and gravel harvesting equipment and associated vehicles.

Hours of Operation: 7:00am to 6:00pm, Monday through Friday.

- c. Describe any noise-sensitive land uses (homes, schools, hospitals, churches, libraries, nursing homes) that are within a half-mile of this project site.

Four residences are located less than a half-mile from the site. Two of the four residences are closer to the existing operation area than the proposed expansion area. See attached Surrounding Land Use Map.

11. Public Services:

- a. List agencies providing the following public services to your project site:

Fire Protection: Cal Fire / US Forest Service
Domestic water: N/A - Water is obtained at the existing plant
Sewage disposal: N/A - Only at the processing plant
Road maintenance: N/A - Only the haul road which is on private property
Other special districts: _____

- b. ***If public sewer is proposed, how many EDUs are allocated to this site?*** N/A
c. ***How many EDU's are required for the proposed use?*** N/A
d. Is trash and recycling service available to serve the project site? yes no
e. As a result of this project will there be significant amounts of solid waste generated, including stumps or inert matter? yes no If yes, describe how the solid waste will be handled/removed:
Waste Management Inc. provides waste disposal service to the existing processing plant. Any waste generated in the proposed expansion area will be taken to the existing plant for disposal.
f. Within what Fire Severity zone is the project site mapped (Moderate, High or Very High) on the CalFire Fire Severity Hazard maps? Very High - See attached map.
g. Will this project result in the need for additional public services including fire, police, water, sewage disposal or recreation, including annexation to a special district?
 yes no If yes, describe:

12. Utilities & Services Systems:

- a. List the public utilities that are available to serve the project site and the entity that provides service:

Telephone: N/A
Electricity: N/A
Gas (propane or natural gas) N/A
High speed internet service: N/A

- b. Will this project require the extension of service for any energy source?
 yes no If yes, please describe:

- c. Will this project require the recording of a new utility easement?
 yes no If yes, the proposed easement must be shown on the site plan.

- d. Describe how this project maximizes energy efficiency, i.e., utilizes alternative energy sources, pursuant to General Plan policies 8.10.1, 8.10.2, 8.10.6, 8.21A, 8.23 & 8.24.14.2:

The expansion of an existing sand and gravel operation does not provide opportunities for utilizing alternative energy sources.

- e. ***What type of sewage disposal system is proposed for this project (public sewer, individual septic systems, a community system, a centralized system)?***

No sewage disposal is proposed in the zone change area. An existing septic system is available at the existing plant.

13. Aesthetics:

- a. Will there be a change to any highly visible ridgelines or any scenic viewsheds?

 yes x no If yes, describe:

- b. Is this project visible from a scenic highway, a large population center, or a public recreation area? x yes no If yes, describe:

The northern property line borders Tahoe National Forest Land and therefore the proposed excavation area would be visible from a small portion of the Tahoe National Forest.

- c. Does this project propose any outdoor storage, activity or use (other than parking)?

 x yes no If yes, describe:

Sand and gravel excavation activities and material hauling will occur outdoors. No other activities including parking, storage, maintenance, or material processing are proposed in the expansion area.

- d. Does this project propose new fencing? yes x no If yes, describe fence type, height, materials and colors:

- e. Will this project require the installation of new overhead utility lines, visible from public roadways or adjacent properties? yes x no If yes, describe:

f. Lighting:

Is new exterior lighting proposed? yes no

If yes:

Is the location of all exterior lighting shown on the site plan? yes no

Is a comprehensive Lighting Plan included in the application packet? yes

no

If no, explain why:

No lighting proposed or needed.

Describe existing and proposed lighting, including number and type of light fixtures, i.e., compact-fluorescent, metal-halide, incandescent; location (wall-mounted, pole); and type of shielding to prevent off-site light spill:

There is no existing lighting present within the proposed zone change area.

14. Agriculture:

e. Is there an agricultural use established on or adjacent to this parcel?

yes no If yes, describe the use:

Timber Harvesting occurs adjacent to the subject parcels.

b. Will this project result in the reduction of agricultural production?

yes no If yes, describe:

c. Is this project site mapped as unique or important agricultural lands on the State Dept. of Conservation Important Farmlands Map? yes no
Area is mapped as "Other Land".

d. Is this property contracted for an Agricultural Preserve (Williamson Act)? no yes

e. Has this site been logged site in the last 10 years? yes no

If yes, was a Timber Harvest Plan approved? yes no

If yes, attach a copy of the approved Plan.

15. Cultural Resources:

a. A letter from the North Central Information Center is attached, recommending whether an on-site Cultural Resources Inventory be conducted.

b. An Inventory was conducted and is attached.

- c. An Inventory is not attached because:
 The North Central Information Center determined that an inventory is not required due to project size or sensitivity level (see letter).
 An on-site inventory was conducted for a previous project and is on file with the Planning Department, County File No#: _____.

16. Recreation:

- a. Describe any public recreational facilities existing or proposed on the project site, including trails. Describe any known historic, public use of this site.

None

- 17. Building Permits:** List any building or grading permits, related to this project that have been applied for and/or issued.

None - A Mining Use Permit application will be submitted subsequent to the Zone Change application.

- 18. Code Violations:** To your knowledge, are there any Code violations occurring on this property, including the issuance of a Warning Notice or a Citation for the subject property? yes no If yes, describe.
-

Development project information (not applicable to Tentative Maps)

19. Proposed use:

- a. Proposed use/occupancy type: Sand and Gravel Extraction
b. Building type & hazard classification: No buildings proposed
c. Days & hours of operation: 7:00am to 6:00pm Monday through Friday
d. Total number of employees: 1-5 (existing positions will be relocated from the existing operation)
e. Describe any outdoor activity proposed, including area square footage:

Approximately 1,742,400 square feet (+/- 40 acres) of Sand and Gravel Excavation.

f. Number of parking spaces, pursuant to Sec. L-II 4.2.9.f. of Zoning Regulations:

	<u>Required</u>	<u>Proposed</u>
Regular stalls:	<u>0</u>	<u>0</u>
Compact stalls:	<u>0</u>	<u>0</u>
Wheelchair accessible:	<u>0</u>	<u>0</u>
<i>TOTAL:</i>	<u>0</u>	<u>0</u>

g. Are loading bays or drop off areas proposed or required? No

20. *Building Characteristics of each proposed building:* No buildings are proposed.

a. Building size in square feet (existing and proposed):

1st floor	<u>N/A</u>	3rd floor	<u>N/A</u>
2nd floor	<u>N/A</u>	4th floor	<u>N/A</u>

b. If assembly area without fixed seats, state UBC and/or designed occupancy: N/A

c. Building height, measured from average finished grade to highest point N/A

d. Proposed exterior building:

	<u>Materials</u>	<u>Colors</u>
Roofing:	<u>N/A</u>	<u>N/A</u>
Siding:	<u>N/A</u>	<u>N/A</u>
Trim:	<u>N/A</u>	<u>N/A</u>
Windows:	<u>N/A</u>	<u>N/A</u>

e. Describe proposed architectural features or details (roof overhangs, offsets, wainscoting, etc) incorporated to comply with applicable County Design Guidelines:

N/A

21. *Signage:* No signage is proposed.

N/A A Comprehensive Sign Plan been submitted that identifies:

- N/A a. Number of signs
- N/A b. Total sign square footage
- N/A c. Sign style (wall sign, monument, free-standing)
- N/A d. Sign lighting
- N/A e. Sign placement/location
- N/A f. Design, e.g., colors, materials, lettering style

22. **Residential Projects** No residences are proposed.

a. Number of dwelling units:

Single-family N/A

Multiple-family N/A

b. If multiple family or condominium project, number of dwelling units with:

One Bedroom N/A

Two Bedrooms N/A

Three Bedrooms N/A

Four or More Bedrooms N/A

c. Does this project include a conversion of residential real property to a condominium project? yes no

If yes, have you provided tenant notice pursuant to Sec. 66427.4 of the Subdivision Map Act, and attached a report on the impact to tenants are required by Sec. 66427.4?
 yes no

If yes, you must provide verification of such notice.
Is that documentation attached? yes no

I understand that failure to provide a complete response to all questions on this form may deem this application incomplete and may result in project processing delays.

Signature of (x) Property Owner(s) or () Authorized Representative that completed this document:

Date: _____