



**GENERAL BIOLOGICAL ASSESSMENT
FOR
ASSESSOR'S PARCEL NUMBERS
302-260-078 THROUGH -081**

**CITY OF PERRIS
RIVERSIDE COUNTY
CALIFORNIA**

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MARCH 2023

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1.0 Introduction

HES was contracted to prepare a General Biological Assessment (GBA) and Western Riverside County Multiple Species Habitat Conservation Plan (MSHCP) Consistency Analysis for Assessor's Parcel Numbers (APNs) 302-260-078, -079, -080 and -081. The project site consists of approximately 4.50 acres located north of Ramona Expressway in the City of Perris, County of Riverside, California.

1.1 Project Site Location

The project site consists of Riverside County Assessor's Parcel Numbers (APNs) 302-260-078, -079, -080 and -081. The 4.50-acre property is located on the northeast corner of Brennan Avenue and Ramona Expressway in the City of Perris, County of Riverside, California. Specifically, the project site is located within Township 4 South, Range 3 West in Section 6 of the *Perris* United States Geological Survey (USGS) 7.5' topographic quadrangle. The center point latitude and longitude for the project site are 33°50'43.98684" North and 117°14'23.1363" West (Figures 1 and 2).

1.2 Project Description

The project applicant proposes to build an industrial warehouse building and an associated parking lot that is expected to impact 100% of the site (Figure 3).

2.0 Methodology

2.1 Literature Review

HES conducted a literature review and reviewed aerial photographs and topographic maps of the project site and surrounding areas. A five-mile radius was used to identify sensitive species with the California Natural Diversity Data Base (CNDDDB), the U.S. Fish and Wildlife Service (USFWS) Endangered Species Lists, and the California Native Plant Society (CNPS) rare plant lists to obtain species information for the project area. The CNDDDB and USFWS critical habitat databases were utilized, together with Geographic Information System (GIS) software, to locate the previously recorded locations of sensitive plant and wildlife occurrences and designated critical habitat and determine the distance from the project site. Additionally, the Western Riverside County MSHCP was reviewed for information on known occurrences of sensitive species within Riverside County.

2.1.1 Western Riverside County MSHCP

The Western Riverside County MSHCP (Dudek and Associates 2003) is a comprehensive, multijurisdictional habitat conservation planning program for western Riverside County, California. The purpose of the Western Riverside County MSHCP is to preserve native habitats, and to this end, the plan focuses upon the habitat needs of multiple species rather than one

species at a time. The Western Riverside County MSHCP provides coverage/take authorization for some species listed under the federal or state Endangered Species Act (ESA) as well as non-listed special-status plant and wildlife species. It also provides mitigation for impacts to special-status species and their associated habitats.

Through agreements with the USFWS and California Department of Fish and Wildlife (CDFWG), 146 listed and special-status plant and animal species receive some level of coverage under the Western Riverside County MSHCP. Of the 146 covered species, the majority have no additional survey needs or conservation requirements. Furthermore, the Western Riverside County MSHCP provides mitigation for project-specific impacts to these species, thereby reducing the degree of impact to below a level of significance, pursuant to the California Environmental Quality Act (CEQA).

Several of the species covered under the Western Riverside County MSHCP have additional survey requirements. These include the riparian communities and associated species addressed in Section 6.1.2 of the Western Riverside County MSHCP document (“Protection of Species Associated with Riparian/Riverine Areas and Vernal Pools”), plants identified in Section 6.1.3 (“Narrow Endemic Plant Species”); and plants and animal species addressed in Section 6.3.2 (“Additional Survey Needs and Procedures”).

2.1.2 Project Relationship to the Western Riverside County MSHCP

The project area is located within the Western Riverside County MSHCP boundaries. The City of Perris, acting as the lead agency for the proposed project, is a permittee under the Western Riverside County MSHCP and, therefore, is afforded coverage under the state or federal ESAs for impacts to listed species covered by the plan. The City is required to document consistency with the Western Riverside County MSHCP in conjunction with any discretionary approvals for the project. As such, this report was prepared to provide all necessary information required to determine project consistency with the Western Riverside County MSHCP.

The project site is located outside of a MSHCP Criteria Cell. The project site is not located within a Cell Group, or within plan-defined areas requiring surveys for criteria area species, narrow endemic species, amphibian species, or mammalian species. Additionally, the project area does not contain any habitat that would be considered riparian/riverine areas as defined in Section 6.1.2 of the Western Riverside MSHCP, and no vernal pools were observed within the project boundaries. However, the site is located within plan-defined areas requiring surveys for burrowing owl (*Athene cunicularia*). A habitat assessment was conducted for burrowing owl following Step 1 of the Burrowing Owl Survey Instructions for the Western Riverside MSHCP. The habitat assessment determined that the site does provide suitable burrows/nesting opportunities for burrowing owl. Therefore, focused protocol burrowing owl (BUOW) surveys, following Step 2 of the Burrowing Owl Survey Instructions for the Western Riverside MSHCP,

were conducted during the breeding season of 2022. Survey dates and weather conditions are described in the table below.

Table 1. Focused Burrowing Owl Survey Information

Survey	Date	Survey Start Time	Survey End Time	Sunrise/Sunset	Weather
1	April 6, 2022	O810 hours	O830 hours	O628 hours 1913 hours	61 degrees Fahrenheit, 0% cloud cover, winds 0-1 miles per hour from the west.
2	April 13, 2022	O750 hours	O818 hours	O619 hours 1918 hours	64-65 degrees Fahrenheit, 0% cloud cover, winds 0-6 miles per hour from the southeast.
3	April 28, 2022	O601 hours	O730 hours	O601 hours 1930 hours	52 degrees Fahrenheit, 100% cloud cover, winds 1-8 miles per hour from the south.
4	May 5, 2022	O730 hours	O745 hours	O555 hours 1935 hours	60-61 degrees Fahrenheit, 0% cloud cover, winds 0-1 mile per hour from the east.

No burrowing owl or burrowing owl sign were found on site or within the 500-foot buffer during the focused surveys.

2.2 Field Survey

On March 21, 2022, HES conducted a field survey of the site. Ambient temperature at 8:30 A.M. was 46 degrees Fahrenheit, sunny with 15% cloud cover, with winds ranging from 0 to 1 mile per hour from the south. The purpose of the field survey was to document the existing habitat conditions, obtain plant and animal species information, view the surrounding land uses, assess the potential for state and federal waters, assess the potential for wildlife movement corridors, and assess the presence of constituent elements for critical habitat if present.

Linear transects spaced approximately 50 feet apart were walked across the project site for 100 percent coverage. All species observed were recorded. Global Positioning System (GPS) waypoints were taken to delineate specific habitat types, species locations, state or federal waters, and any other information that would be useful for the assessment of the project site. A comprehensive list of all plant and wildlife species that were detected during the field survey within the project site is included in Appendix A. Sensitive plant and wildlife species with the

potential to occur within the project area are listed in Appendix B. Representative site photographs were taken and are included within Appendix C.

3.0 Existing Conditions and Results

3.1 Environmental Setting

The 4.50-acre project site is located at the northeast corner of Ramona Expressway and Brennan Avenue in the City of Perris, Riverside County, California. The site is surrounded by industrial development to the north, south, and east, as well as residential development to the west. The property is relatively flat with elevations ranging from 1,630 feet to 1,643 feet above mean sea level (AMSL).

3.2 Soils

Two soil classes are identified to occur on the project site by the USDA Web Soil Survey (Appendix D, *Soils Map*). Soils at the project site are classified as follows:

- Pachappa fine sandy loam (PaA), 0 to 2 percent slopes; and
- Ramona sandy loam (RaA), 0 to 2 percent slopes, MLRA 19.

The soils above are not classified as hydric soils.

3.3 Plant and Habitat Communities

The 4.50-acre project site consists of ruderal habitat (Figure 4). Following is a description of this habitat type:

Ruderal

The project site contains approximately 4.50 acres of ruderal habitat. This area is comprised of sparse non-native vegetation such as Russian thistle (*Salsola tragus*), stinknet (*Oncosiphon pilulifer*), and London rocket (*Sisymbrium irio*). The property is open but has chain link fence around portions of the border.

3.4 Wildlife

General wildlife species documented on the project site or within the vicinity of the site includes the house finch (*Haemorhous mexicanus*), black phoebe (*Sayornis nigricans*) and say's phoebe (*Sayornis saya*).

3.5 Regional Connectivity/Wildlife Movement

Wildlife movement corridors link together areas of suitable habitat that are otherwise separated by rugged terrain, changes in vegetation, or human disturbances. The project area was evaluated

for its function as a wildlife corridor that species use to move between wildlife habitat zones. Usually, mountain canyons or riparian corridors are used by wildlife as corridors.

The project area was evaluated for its function as a wildlife corridor that species use to move between wildlife habitat zones. The project site consists of flat, ruderal land surrounded by urban development, including disturbed land, commercial buildings, and Interstate 215. No wildlife movement corridors were found to be present on the project site.

3.6 Sensitive Biological Resources

According to the CNDDDB, a total of 37 sensitive species of plants and 56 sensitive species of animals have the potential to occur on or within the vicinity of the project area. These include those species listed or candidates for listing by the U. S. Fish and Wildlife Service (USFWS), California Department of Fish and Wildlife (CDFW) and California Native Plant Society (CNPS). All habitats with the potential to be used by sensitive species were evaluated during the site visit and a determination has been made for the presence or probability of presence within this report. This section will address those species listed as Candidate, Rare, Threatened, or Endangered under the state and federal endangered species laws or directed to be evaluated under the Western Riverside Multiple Species Habitat Conservation Plan (MSHCP). Sensitive species which have a potential to occur will also be discussed in this section. Other special status species are addressed within Appendix B.

3.6.1 Sensitive Plant Resources

A total of fifteen plant species are listed as state and/or federal Threatened, Endangered, or Candidate species; are 1B.1 listed plants on the CNPS Rare Plant Inventory; or have been found to have a potential to exist on the project site. Below are descriptions of these species:

Chaparral sand-verbena

Chaparral sand-verbena (*Abronia villosa* var. *aurita*) is ranked 1B.1 in the CNPS Rare Plant Inventory. It is found in sandy areas of chaparral, coastal scrub, and desert dunes habitats. No habitat for this species is present on the project site. **This species is not present.**

Munz's onion

Munz's onion (*Allium munzii*) is a federally Endangered, state Threatened, and CNPS 1B.1 listed plant species. It is found in chaparral, coastal scrub, valley and foothill grasslands, cismontane woodland, and pinyon and juniper woodland. The project site does not have suitable habitat for this species. **This species is not present.**

San Diego ambrosia

San Diego ambrosia (*Ambrosia pumila*) is listed as federally Endangered and ranked 1B.1 in the CNPS Rare Plant Inventory. Its habitat includes wetlands in chaparral, coastal sage scrub, valley

and foothill grassland. It is commonly found in sandy loam or clay soil and sometimes in alkaline soils. This species persists where disturbance has been superficial. It is also sometimes found on margins or near vernal pools. No habitat for this species is present on the project site. **This species is not present.**

Marsh sandwort

Marsh sandwort (*Arenaria paludicola*) is a federally and state listed endangered species and is ranked 1B.1 in the CNPS rare plant inventory. It is found in freshwater marsh, wetland, and marsh and swamp habitats. No habitat for this species is present on the project site. **This species is not present.**

Jaeger's milk-vetch

Jaeger's milk-vetch (*Astragalus pachypus var. jaegeri*) is ranked 1B.1 in the CNPS Rare Plant Inventory. It is often found in dry ridges and valleys and open sandy slopes. Its habitat includes coastal scrub, chaparral, valley and foothill grassland, and cismontane woodland. No habitat for this species is present on the project site. **This species is not present.**

San Jacinto Valley crownscale

San Jacinto Valley crownscale (*Atriplex coronata var. notatior*) is a federally listed endangered species and is ranked 1B.1 in the CNPS rare plant inventory. Its habitat includes playas, valley and foothill grassland, and vernal pools. It is commonly found in the alkaline areas in the San Jacinto River Valley. No habitat for this species is present on the project site. **This species is not present.**

Parish's brittlescale

Parish's brittlescale (*Atriplex parishii*) is ranked 1B.1 in the CNPS Rare Plant inventory. Its habitat includes shadescale scrub, alkali sink, riparian, playas, vernal pools and wetland. It is usually found on drying alkali flats with fine soils. No habitat for this species is present on the project site. **This species is not present.**

Nevin's barberry

Nevin's barberry (*Berberis nevinii*) is a federally and state listed Endangered species and is ranked 1B.1 in the CNPS Rare Plant inventory. It is typically found on steep, north facing slopes or in low grade sandy washes. Its habitat includes chaparral, cismontane woodland, coastal scrub, and riparian scrub. No habitat for this species is present on the project site. **This species is not present.**

Thread-leaved brodiaea

The thread-leaved brodiaea (*brodiaea filifolia*) is a federally Threatened and state Endangered Species and is ranked 1B.1 in the CNPS Rare Plant Inventory. It is found in chaparral,

cismontane woodlands, coastal sage scrub, valley and foothill grasslands, vernal pools and wetland. No habitat for this species is present on the project site. **This species is not present.**

Smooth tarplant

Smooth tarplant (*Centromadia pungens ssp. laevis*) is ranked 1B.1 in the CNPS Rare Plant Inventory. The species occurs in habitats that include alkali playa, chenopod scrub, meadows and seeps, riparian woodlands, wetlands, and valley and foothill grasslands. No habitat for this species is present on the project site. **This species is not present.**

Parry's spineflower

Parry's spineflower (*Chorizanthe parryi var. parryi*) is ranked 1B.1 in the CNPS Rare Plant Inventory. The species occurs in dry, sandy soils on dry slopes and flats, sometimes at the interface of two vegetations types, such as chaparral and oak woodland. Its habitat includes coastal scrub, chaparral, cismontane woodland, valley and foothill grassland. No habitat for this species is present on the project site. **This species is not present.**

Slender-horned spineflower

Slender - horned spineflower (*Dodecahema leptoceras*) is a federally and state listed Endangered Species and is ranked 1B.1 in the CNPS Rare Plant Inventory. Its habitat includes chaparral, cismontane woodland, and coastal scrub (alluvial fan sage scrub). No habitat for this species exists on the project site. **This species is not present.**

Coulter's goldfields

Coulter's goldfields (*Lasthenia glabrata ssp.coulteri*) is ranked 1B.1 in the CNPS Rare Plant Inventory. This species is usually found on alkaline soils in playas, sinks, and grasslands and flowers during April through May. Its habitat includes alkali playas, marsh, swamp, salt marsh, vernal pool, and wetland. No habitat for this species is present on the project site. **This species is not present.**

Spreading navarretia

Spreading navarretia (*Navarretia fossalis*) is a federally listed Threatened Species and is ranked 1B.1 in the CNPS Rare Plant Inventory. Its habitat includes alkali playa, chenopod scrub, marsh and swamp, vernal pools, and wetlands. This species is typically found in swales and vernal pools, often surrounded by other habitat types. No habitat for this species is present on the project site. **This species is not present.**

California Orcutt grass

California Orcutt grass (*Orcuttia californica*) is a federally and state listed Endangered Species and is ranked 1B.1 in the CNPS Rare Plant Inventory. It is found in vernal pools. No habitat for this species is present on the project site. **This species is not present.**

3.6.2 Sensitive Animal Resources

A total of thirteen animal species listed as state and/or federal Threatened, Endangered, Candidate will be reviewed in this section. Sensitive species which have a potential to occur will also be discussed in this section. All sensitive species within a 5-mile radius of project area were reviewed and a complete list of those species is discussed within Appendix B. Below are descriptions of these species:

Tricolored blackbird

Tricolored blackbird (*Agelaius tricolor*) is a state listed Threatened Species and listed by the CDFW as a Species of Special Concern. The species occupies freshwater marshes with canopies of willows and other riparian trees. This species requires open accessible water and suitable foraging space. There is no habitat for this species on the project site. **This species is not present.**

Burrowing owl

Burrowing owl (*Athene cunicularia*) is a CDFW Species of Special Concern. This species is found in coastal prairie, coastal scrub, great basin grassland, great basin scrub, Mojave Desert scrub, Sonoran Desert scrub, and valley and foothill grassland. This species is typically found in open and dry annual or perennial grasslands, deserts, and scrublands characterized by low-growing vegetation. It is a subterranean nester and is dependent upon burrowing mammals, most notably the California ground squirrel. Suitable habitat for this species is present on the project site. Although suitable habitat occurs on the project site, this species was not observed during focused surveys (Refer to Appendix E). **This species is not present.**

Vernal pool fairy shrimp

Vernal pool fairy shrimp (*Branchinecta lynchi*) is a federally listed Threatened Species. This species is found in seasonal pools of water in valley and foothill grasslands. This species typically inhabits small, clear-water sandstone-depression pools and grassed swale, earth slump, or basalt-flow depression pools. The project site does not contain suitable habitat for this species. **This species is not present.**

Western snowy plover

Western snowy plover (*Charadrius alexandrinus nivosus*) is federally listed Threatened species and a CDFW Species of Special Concern. It is found in great basin standing waters, sand shore, and wetland. This species needs sandy, gravelly, or friable soils for nesting. The project site does not contain suitable habitat for this species. **This species is not present.**

Western yellow-billed cuckoo

Western yellow-billed cuckoo (*Coccyzus americanus occidentalis*) is a federally listed threatened and state listed endangered species. This species typically nests in riparian jungles of willows,

often mixed with cottonwoods, with a lower story of blackberry, nettles, or wild grape. It is found in riparian forest habitat. The project site does not contain suitable habitat for this species. **This species is not present.**

San Bernardino kangaroo rat

San Bernardino kangaroo rat (*Dipodomys merriami parvus*) is a federally listed Endangered Species, state listed Candidate Endangered Species, and a CDFW Species of Special Concern. It is found in coastal scrub habitat. This species is found in alluvial scrub vegetation on sandy loam substrates, characteristic of alluvial fans and flood plains. It needs early to intermediate seral stages. The project site does not contain suitable habitat for this species. **This species is not present.**

Stephen's kangaroo rat

Stephens' kangaroo rat (*Dipodomys stephensi*) is a federally listed Endangered and state listed Threatened Species. This species is found in coastal sage scrub with sparse vegetation cover, and in valley and foothill grasslands. This species prefers buckwheat, chamise, brome grass, and filaree and will burrow into firm soil. The project site does not have suitable habitat for this species. **This species is not present.**

Southwestern willow flycatcher

Southwestern willow flycatcher (*Empidonax traillii extimus*) is a federally and state listed endangered species. It is found in riparian woodland habitat in southern California. The project site does not contain suitable habitat for this species. **This species is not present.**

Quino checkerspot butterfly

Quino checkerspot butterfly (*Euphydryas editha quino*) is a federally listed Endangered Species. It is found in chaparral and coastal sage scrub. This species requires high densities of food plants, including *Plantago erecta*, *P. insularis*, and *Orthocarpus purpureus*. The project site does not have suitable habitat for this species. **This species is not present.**

Bald eagle

Bald eagle (*Haliaeetus leucocephalus*) is a state listed Endangered and CDFW Fully Protected species. This species is found in lower montane coniferous forest and old growth. They nest in large old-growth or tress with open branches, especially ponderosa pine (*Pinus ponderosa*). The project site does not contain suitable habitat for this species. **This species is not present.**

California black rail

California black rail (*Laterallus jamaicensis coturniculus*) is a state listed threatened species and is a CDFW Fully Protected Species. It inhabits freshwater marshes, wet meadows, and shallow margins of saltwater marshes bordering larger bays. This species needs water depths of about

one inch that do not fluctuate throughout the year and dense vegetation for nesting habitat. Its habitat includes brackish marsh, freshwater marsh, marsh and swamp, salt marsh, and wetland. The project site does not have suitable habitat for this species. **This species is not present.**

Coastal California gnatcatcher

Coastal California gnatcatcher (*Polioptila californica californica*) is a federally listed Threatened Species and CDFW Species of Special Concern. This species is found in coastal bluff scrub and coastal scrub habitat. This species is typically found in low, coastal sage scrub in arid washes, on mesas and slopes. The project site does not have suitable habitat for this species. **This species is not present.**

Riverside fairy shrimp

Riverside fairy shrimp (*Streptocephalus woottoni*) is a federally listed Endangered Species. This species is found in coastal scrub, valley and foothill grassland, vernal pool, and wetland habitat. This species typically inhabits seasonally astatic pools filled by winter/spring rains. The project site does not contain suitable habitat for this species. **This species is not present.**

Least Bell's vireo

Least Bell's vireo (*Vireo bellii pusillus*) is a federal and state listed Endangered Species. This species is found in riparian forest, riparian scrub, and riparian woodland. Nesting habitat of this species is restricted to willow and/or mulefat dominated riparian scrub along permanent or nearly permanent streams. The project site does not contain suitable habitat for this species. **This species is not present.**

3.6.3 Nesting Birds

Migratory non-game native bird species are protected under the federal Migratory Bird Treaty Act. Additionally, Sections 3503, 3503.5, and 3513 of the California Fish and Game Code prohibit take of all birds and their active nests. The project site contains or is bordered by trees that can support nesting songbirds during the nesting bird season, which is generally February 1 through September 15 although the nesting season may be extended due to weather and drought conditions.

3.7 Jurisdictional Waters

The project area does not contain any streams or drainages or riparian habitat. There are no CDFW, United States Army Corps of Engineers (USACE), or Regional Water Quality Control Board (RWQCB) jurisdictional waters within the project boundaries. Further, the project area does not contain any wetlands or vernal pools.

4.0 Project Impacts

4.1 Impacts to Habitats

The 4.50-acre project site contains predominantly ruderal habitat. The construction of the proposed industrial development is expected to impact the entire 4.50 acres of ruderal habitat on site (Figure 5).

4.2 Impacts to Sensitive Species

No sensitive species have a potential to occur on the project site; therefore, no sensitive species will be impacted by this project.

4.3 Impacts to Nesting Birds

The project site does not have trees or shrubs to support nesting songbirds. Although, the areas directly north and east of the project site contain trees that can support nesting songbirds during the nesting bird season. Implementation of the measures identified in the Recommendations section of this report (Section 6) will ensure that potential impacts to nesting birds are less than significant.

4.4 Impacts to Critical Habitat

The project is not located within designated federal critical habitat. No impact to critical habitat is expected to occur.

4.5 Impacts to Wildlife Movement Corridors

Wildlife movement corridors link together areas of suitable habitat that are otherwise separated by rugged terrain, changes in vegetation, or human disturbances. The project site was evaluated for its function as a wildlife corridor that species would use to move between wildlife habitat zones. Typically, mountain canyons or riparian corridors are used by wildlife as corridors; the project site does not contain these features. The project site consists of flat, ruderal land. No wildlife movement corridors were found to be present on the project site. No impacts to wildlife movement corridors are expected.

4.6 Conflict with Local Policies or Ordinances Protecting Biological Resources

No trees occur on site. Any project activities that have the potential to impact offsite trees will need to comply with City municipal code Section 19.71, Urban Forestry Establishment and Care. The removal or severe trimming of any trees within a public right of way or of any city street or city property would require prior issuance of a permit from the director of public works. The proposed project will not impact any offsite trees and therefore, development of the project site would not conflict with local policies or ordinances protecting biological resources.

4.7 Conflict with the Provisions of an Adopted Habitat Conservation Plan, Natural Community Conservation Plan, or Other Approved Local, Regional, or State Habitat Conservation Plan

The project is within the Western Riverside MSHCP. If Western Riverside MSHCP guidelines and requirements are followed, no conflicts are expected.

4.8 State and Federal Drainages

The project area does not contain any streams, drainages, or riparian habitat; therefore, no impacts to state or federal jurisdictional drainages will result from project implementation.

5.0 Western Riverside County MSHCP Consistency Analysis

5.1 MSHCP Requirements

The project site is located outside of a MSHCP Criteria Cell. The project site is not located within a Criteria Cell or Cell Group. A discussion of the applicable Western Riverside County MSHCP requirements follows:

Section 6.1.2 Species Associated with Riparian/Riverine Habitat and Vernal Pools

The project site does not contain habitat that may be considered riparian/riverine areas as defined in Section 6.1.2 of the Western Riverside County MSHCP. Due to the lack of suitable riparian habitat on the project site, focused surveys for riparian/riverine bird species listed in Section 6.1.2 of the MSHCP are not warranted.

Vernal pools are seasonal depressional wetlands that occur under Mediterranean climate conditions of the west coast and in glaciated conditions of northeastern and midwestern states. They are covered by shallow water for variable periods from winter to spring but may be completely dry most of the summer and fall. Vernal pools are usually associated with hard clay layers or bedrock, which helps keep water in the pools. Vernal pools and seasonal depressions usually are dominated by hydrophytic plants, hydric soils, and evidence of hydrology.

The entire site was evaluated for the presence of habitat capable of supporting branchiopods. The site was evaluated as described in the USFWS Survey Guidelines for the Listed Large Branchiopods (May 31, 2016). The project area is primarily comprised of sandy loam. The onsite soils do not allow for water pooling on the site for any significant length of time after rain events. No vernal pools, swales, or vernal pool mimics such as ditches, borrow pits, cattle troughs, or cement culverts with signs of pooling water were found on the site. In addition, the site does not contain areas that showed signs of ponding water, hydrophytic vegetation, or soils typical of vernal pools that would be suitable for large branchiopods.

Section 6.1.3 Sensitive Plant Species

The project site is not located within the Western Riverside County MSHCP Narrow Endemic Plant Species Survey Area (NEPSSA) pursuant to Section 6.1.3 of the MSHCP. Therefore, the NEPSSA requirements are not applicable to the project.

Section 6.1.4 Urban/Wildlands Interface Guidelines

The project site is not located within or adjacent to a Western Riverside County MSHCP Conservation Area; therefore, the project site is not required to address Section 6.1.4 of the Western Riverside County MSHCP.

Section 6.3.2 Additional Surveys and Procedures

The project site is not located within the Western Riverside County MSHCP additional survey areas for amphibians, mammals, or any special linkage areas. In addition, the project site is not located within the Western Riverside County MSHCP Criteria Area Plant Species Survey Area (CAPSSA) pursuant to Section 6.3.2 of the Western Riverside County MSHCP. However, the project site is located within the Western Riverside County MSHCP additional survey area for burrowing owl.

The habitat assessment conducted on the site found that the project site does provide suitable burrows/nesting opportunities for burrowing owl and the closest CNDDDB occurrence was less than a mile away. Therefore, focused surveys for this species were conducted on the project site in April and May 2022 (Appendix E). Well-drained soils, ground squirrels and potential burrows were observed on the site. Approximately one suitable burrow was identified within the 500-foot buffer. However, burrowing owl signs such as molted feathers, pellets, prey remains, or whitewash were not found. Further, no burrowing owl were observed on the project site. Based on the absence of burrowing owl and burrowing owl evidence within the study area, it can be concluded that the study area is not currently in use by burrowing owl.

However, due to the fact that the project site is located within the Western Riverside County MSHCP burrowing owl survey area, a 30-day preconstruction survey is required prior to the commencement of project activities (e.g. vegetation clearing, clearing and grubbing, tree removal, site watering) to ensure that no owls have colonized the site in the days or weeks preceding project activities. If BUOW are found to have colonized the project site prior to the initiation of construction, the project proponent will immediately inform RCA and the Wildlife Agencies and will need to prepare a Burrowing Owl Protection and Relocation Plan for approval by RCA and the Wildlife Agencies prior to initiating ground disturbance. If ground-disturbing activities occur but the site is left undisturbed for more than 30 days, a pre-construction survey will again be necessary to ensure burrowing owl has not colonized the site since it was last disturbed. If burrowing owl is found, the same coordination described above will be necessary.

6.0 Recommendations

Implementation of the following measures will mitigate any potential impacts resulting from project activities.

Burrowing Owl

- Due to the fact that the project site is located within the Western Riverside County MSHCP burrowing owl survey area, a 30-day preconstruction survey is required prior to the commencement of project activities (e.g. vegetation clearing, clearing and grubbing, tree removal, site watering) to ensure that no owls have colonized the site in the days or weeks preceding project activities.
- If BUOW are found to have colonized the project site prior to the initiation of construction, the project proponent will immediately inform RCA and the Wildlife Agencies and will need to prepare a Burrowing Owl Protection and Relocation Plan for approval by RCA and the Wildlife Agencies prior to initiating ground disturbance.
- If ground-disturbing activities occur but the site is left undisturbed for more than 30 days, a pre-construction survey will again be necessary to ensure burrowing owl has not colonized the site since it was last disturbed. If burrow owl is found, the same coordination described above will be necessary.

Nesting Birds

- It is recommended that vegetation removal be conducted outside the nesting season for migratory birds to avoid direct impacts. The nesting season is generally between February 1 and September 15.
- If vegetation removal will occur during the migratory bird nesting season (generally between February 1 and September 15 although the nesting season may be extended due to weather and drought conditions), it is recommended that pre-construction nesting bird surveys be performed within three days prior to vegetation removal.
- If active nests are found during nesting bird surveys, they shall be flagged, and a 200-foot buffer shall be fenced around the nests.
- A biological monitor shall visit the site once a week during ground disturbing activities to ensure all fencing is in place and no sensitive species are being impacted.

7.0 Certification

I hereby certify that the statements furnished above and in the attached exhibits present the data and information required for this biological evaluation, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief.



Date 03/08/2023

Signed _____

PROJECT MANAGER

Fieldwork Performed By:

Elizabeth Gonzalez

ASSOCIATE BIOLOGIST

Sarah Gulyas

ASSOCIATE BIOLOGIST

Sarah Vasquez

ASSOCIATE BIOLOGIST

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FIGURES

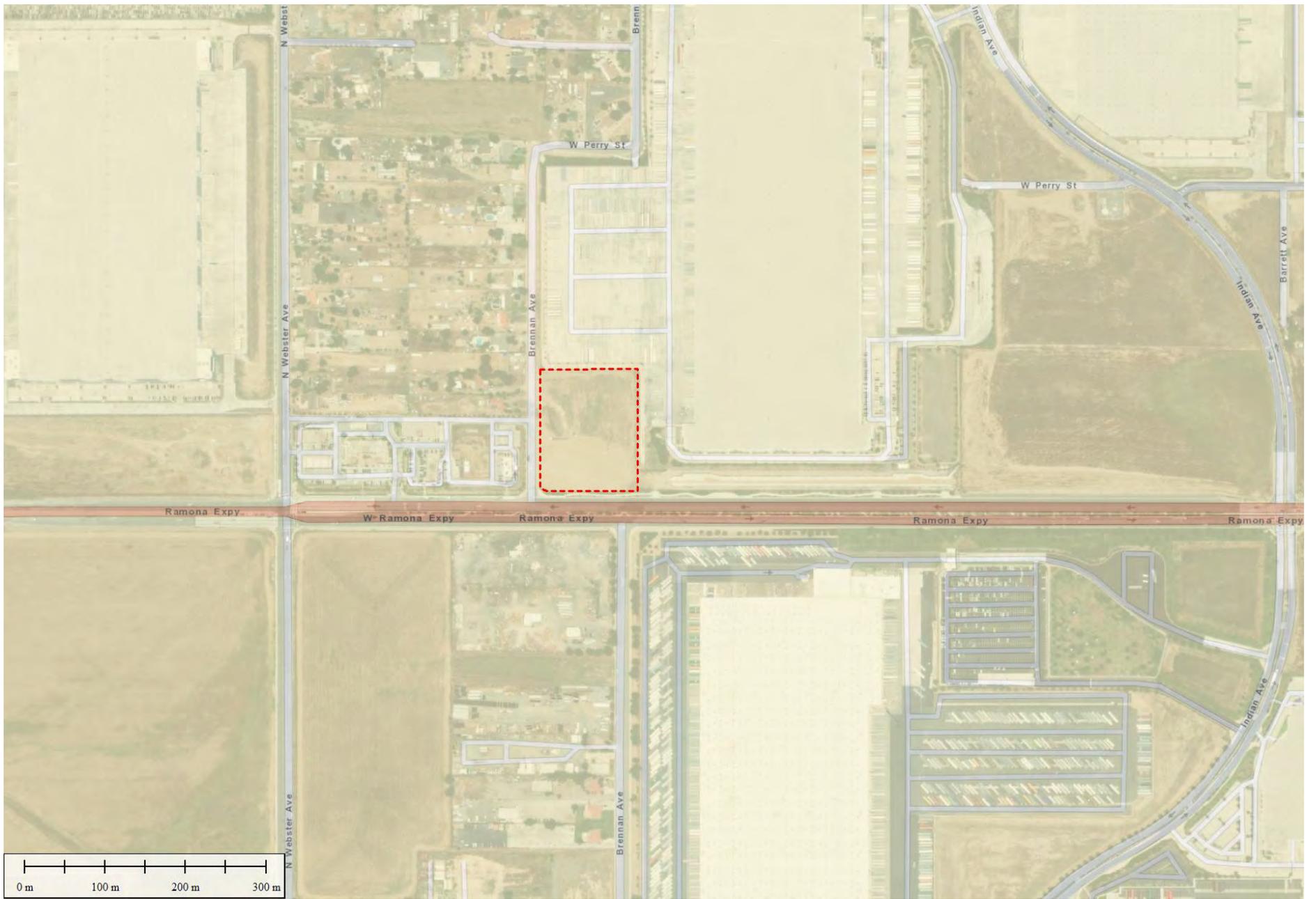


Figure 1
 Location Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

 Project Site Boundary



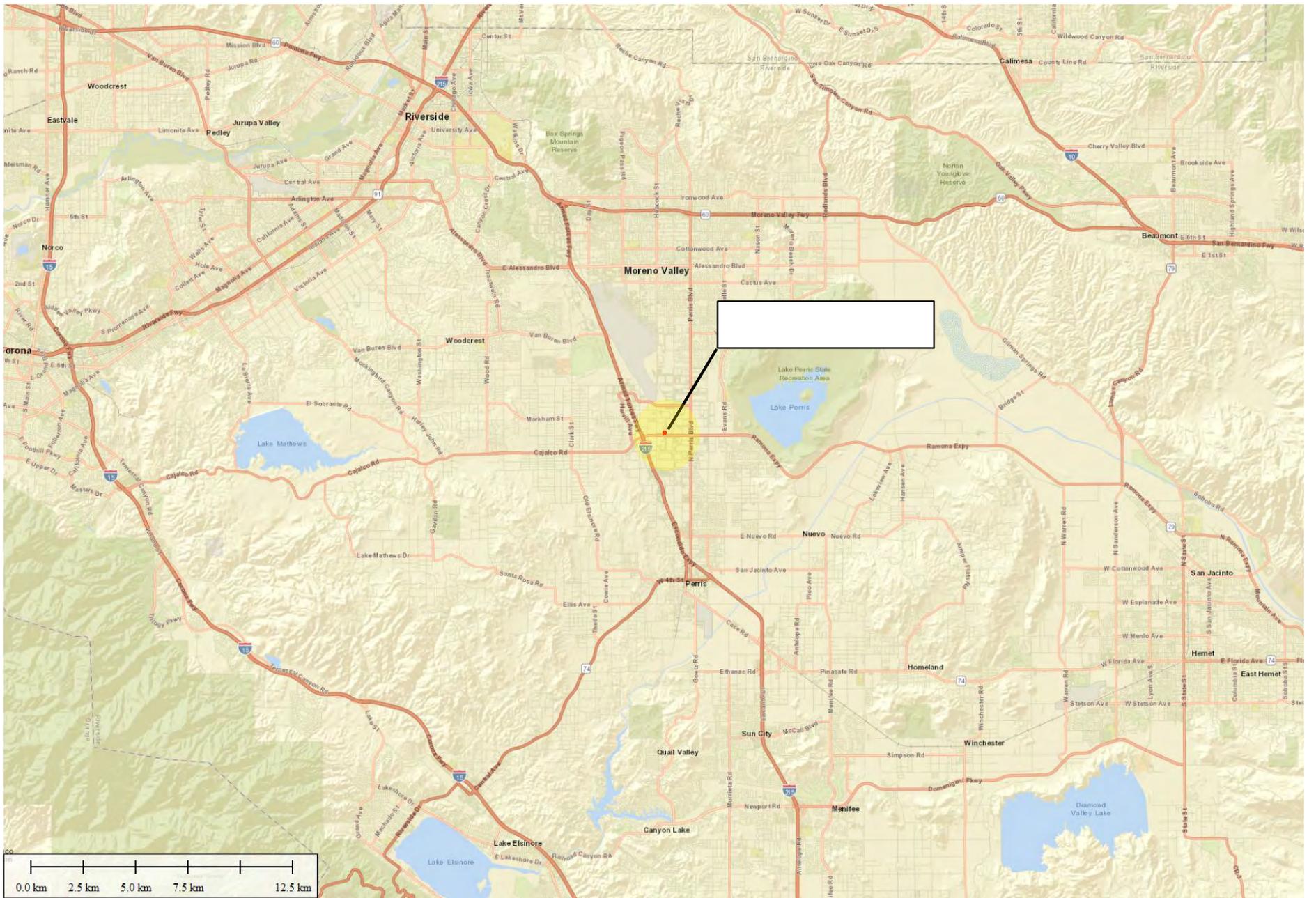


Figure 2
 Vicinity Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

 Project Site Boundary





Figure 3

Project Plans Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

 Project Site Boundary





Figure 4

Habitat Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

-  Project Site Boundary
-  Ruderal Habitat





Figure 5

Impact Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

-  Project Site Boundary
-  Ruderal Habitat



APPENDIX A

Species List

Plant List

Alloxylon flammeum

Red silky oak

Amsinckia sp.

Fiddleneck sp.

Bromus sp.

Bromus sp.

Erodium cicutarium

Redstem filaree

Kali tragus

Russian thistle

Malva parviflora

Cheeseweed

Olea europaea

Olive tree

Oncosiphon pilulifer

Stinknet

Sisymbrium irio

London rocket

Animal List

Haemorhous mexicanus

House finch

Sayornis nigricans

Black Phoebe

Sayornis saya

Say's Phoebe

Sturnella neglecta

Western Meadowlark

APPENDIX B

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Abronia villosa</i> var. <i>aurita</i>	chaparral sand-verbena	Dicots	None	None	1B.1	Chaparral Coastal scrub Desert dunes	Chaparral, coastal scrub, desert dunes.	Sandy areas. -60-1570 m.	No suitable habitat is present on site. This species is not present.
<i>Allium marvinii</i>	Yucaipa onion	Monocots	None	None	1B.2	Chaparral	Chaparral.	In openings on clay soils. 850-1070 m.	No suitable habitat is present on site. This species is not present.
<i>Allium munzii</i>	Munz's onion	Monocots	Endangered	Threatened	1B.1	Chaparral Cismontane woodland Coastal scrub Pinon & juniper woodlands Valley & foothill grassland	Chaparral, coastal scrub, cismontane woodland, pinyon and juniper woodland, valley and foothill grassland.	Heavy clay soils; grows in grasslands and openings within shrublands or woodlands. 375-1040 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Ambrosia pumila</i>	San Diego ambrosia	Dicots	Endangered	None	1B.1	Chaparral Coastal scrub Valley & foothill grassland	Chaparral, coastal scrub, valley and foothill grassland.	Sandy loam or clay soil; sometimes alkaline. In valleys; persists where disturbance has been superficial. Sometimes on margins or near vernal pools. 3-580 m.	No suitable habitat is present on site. This species is not present.
<i>Arenaria paludicola</i>	marsh sandwort	Dicots	Endangered	Endangered	1B.1	Freshwater marsh Marsh & swamp Wetland	Marshes and swamps.	Growing up through dense mats of Typha, Juncus, Scirpus, etc. in freshwater marsh. Sandy soil. 3-170 m.	No suitable habitat is present on site. This species is not present.
<i>Astragalus pachypus</i> var. <i>jaegeri</i>	Jaeger's milk-vetch	Dicots	None	None	1B.1	Chaparral Cismontane woodland Coastal scrub Valley & foothill grassland	Coastal scrub, chaparral, valley and foothill grassland, cismontane woodland.	Dry ridges and valleys and open sandy slopes; often in grassland and oak-chaparral. 365-1040 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Atriplex coronata</i> var. <i>notator</i>	San Jacinto Valley crownscale	Dicots	Endangered	None	1B.1	Alkali playa Valley & foothill grassland Vernal pool Wetland	Playas, valley and foothill grassland, vernal pools.	Alkaline areas in the San Jacinto River Valley. 35-460 m.	No suitable habitat is present on site. This species is not present.
<i>Atriplex parishii</i>	Parish's brittlescale	Dicots	None	None	1B.1	Alkali playa Chenopod scrub Meadow & seep Vernal pool Wetland	Vernal pools, chenopod scrub, playas.	Usually on drying alkali flats with fine soils. 4-1420 m.	No suitable habitat is present on site. This species is not present.
<i>Atriplex serenana</i> var. <i>davidsonii</i>	Davidson's saltscale	Dicots	None	None	1B.2	Coastal bluff scrub Coastal scrub	Coastal bluff scrub, coastal scrub.	Alkaline soil. 0-480 m.	No suitable habitat is present on site. This species is not present.
<i>Berberis nevinii</i>	Nevin's barberry	Dicots	Endangered	Endangered	1B.1	Chaparral Cismontane woodland Coastal scrub Riparian scrub	Chaparral, cismontane woodland, coastal scrub, riparian scrub.	On steep, N-facing slopes or in low grade sandy washes. 90-1590 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Brodiaea filifolia</i>	thread-leaved brodiaea	Monocots	Threatened	Endangered	1B.1	Chaparral Cismontane woodland Coastal scrub Valley & foothill grassland Vernal pool Wetland	Chaparral (openings), cismontane woodland, coastal scrub, playas, valley and foothill grassland, vernal pools.	Usually associated with annual grassland and vernal pools; often surrounded by shrubland habitats. Occurs in openings on clay soils. 15-1030 m.	No suitable habitat is present on site. This species is not present.
<i>Calochortus plummerae</i>	Plummer's mariposa-lily	Monocots	None	None	4.2	Chaparral Cismontane woodland Coastal scrub Lower montane coniferous forest Valley & foothill grassland	Coastal scrub, chaparral, valley and foothill grassland, cismontane woodland, lower montane coniferous forest.	Occurs on rocky and sandy sites, usually of granitic or alluvial material. Can be very common after fire. 60-2500 m.	No suitable habitat is present on site. This species is not present.
<i>Calochortus weedii</i> var. <i>intermedius</i>	intermediate mariposa-lily	Monocots	None	None	1B.2	Chaparral Coastal scrub Valley & foothill grassland	Coastal scrub, chaparral, valley and foothill grassland.	Dry, rocky calcareous slopes and rock outcrops. 60-1575 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Caulanthus simulans</i>	Payson's jewelflower	Dicots	None	None	4.2	Chaparral Coastal scrub	Chaparral, coastal scrub.	Frequently in burned areas, or in disturbed sites such as streambeds; also on rocky, steep slopes. Sandy, granitic soils. 90-2200 m.	No suitable habitat is present on site. This species is not present.
<i>Centromadia pungens</i> ssp. <i>laevis</i>	smooth tarplant	Dicots	None	None	1B.1	Alkali playa Chenopod scrub Meadow & seep Riparian woodland Valley & foothill grassland Wetland	Valley and foothill grassland, chenopod scrub, meadows and seeps, playas, riparian woodland.	Alkali meadow, alkali scrub; also in disturbed places. 5-1170 m.	No suitable habitat is present on site. This species is not present.
<i>Chloropyron maritimum</i> ssp. <i>maritimum</i>	salt marsh bird's-beak	Dicots	Endangered	Endangered	1B.2	Coastal dunes Marsh & swamp Salt marsh Wetland	Marshes and swamps, coastal dunes.	Limited to the higher zones of salt marsh habitat. 0-10 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Chorizanthe parryi</i> var. <i>parryi</i>	Parry's spineflower	Dicots	None	None	1B.1	Chaparral Cismontane woodland Coastal scrub Valley & foothill grassland	Coastal scrub, chaparral, cismontane woodland, valley and foothill grassland.	Dry slopes and flats; sometimes at interface of 2 vegetation types, such as chaparral and oak woodland. Dry, sandy soils. 90-1220 m.	No suitable habitat is present on site. This species is not present.
<i>Chorizanthe polygonoides</i> var. <i>longispina</i>	long-spined spineflower	Dicots	None	None	1B.2	Chaparral Coastal scrub Meadow & seep Ultramafic Valley & foothill grassland Vernal pool	Chaparral, coastal scrub, meadows and seeps, valley and foothill grassland, vernal pools.	Gabbroic clay. 30-1630 m.	No suitable habitat is present on site. This species is not present.
<i>Dodecahema leptoceras</i>	slender-horned spineflower	Dicots	Endangered	Endangered	1B.1	Chaparral Cismontane woodland Coastal scrub	Chaparral, cismontane woodland, coastal scrub (alluvial fan sage scrub).	Flood deposited terraces and washes; associates include <i>Encelia</i> , <i>Dalea</i> , <i>Lepidospartum</i> , etc. Sandy soils. 200-765 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Dudleya multicaulis</i>	many-stemmed dudleya	Dicots	None	None	1B.2	Chaparral Coastal scrub Valley & foothill grassland	Chaparral, coastal scrub, valley and foothill grassland.	In heavy, often clayey soils or grassy slopes. 1-910 m.	No suitable habitat is present on site. This species is not present.
<i>Harpagonella palmeri</i>	Palmer's grapplinghook	Dicots	None	None	4.2	Chaparral Coastal scrub Valley & foothill grassland	Chaparral, coastal scrub, valley and foothill grassland.	Clay soils; open grassy areas within shrubland. 20-955 m.	No suitable habitat is present on site. This species is not present.
<i>Lasthenia glabrata</i> ssp. <i>coulteri</i>	Coulter's goldfields	Dicots	None	None	1B.1	Alkali playa Marsh & swamp Salt marsh Vernal pool Wetland	Coastal salt marshes, playas, vernal pools.	Usually found on alkaline soils in playas, sinks, and grasslands. 1-1375 m.	No suitable habitat is present on site. This species is not present.
<i>Lepidium virginicum</i> var. <i>robinsonii</i>	Robinson's pepper-grass	Dicots	None	None	4.3	Chaparral Coastal scrub	Chaparral, coastal scrub.	Dry soils, shrubland. 4-1435 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Myosurus minimus</i> ssp. <i>apus</i>	little mousetail	Dicots	None	None	3.1	Valley & foothill grassland Vernal pool Wetland	Vernal pools, valley and foothill grassland.	Alkaline soils. 20-640 m.	No suitable habitat is present on site. This species is not present.
<i>Nama stenocarpa</i>	mud nama	Dicots	None	None	2B.2	Marsh & swamp Wetland	Marshes and swamps.	Lake shores, river banks, intermittently wet areas. 15-815 m.	No suitable habitat is present on site. This species is not present.
<i>Navarretia fossalis</i>	spreading navarretia	Dicots	Threatened	None	1B.1	Alkali playa Chenopod scrub Marsh & swamp Vernal pool Wetland	Vernal pools, chenopod scrub, marshes and swamps, playas.	San Diego hardpan and San Diego claypan vernal pools; in swales and vernal pools, often surrounded by other habitat types. 15-850 m.	No suitable habitat is present on site. This species is not present.
<i>Orcuttia californica</i>	California Orcutt grass	Monocots	Endangered	Endangered	1B.1	Vernal pool Wetland	Vernal pools.	10-660 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
Senecio aphanactis	chaparral ragwort	Dicots	None	None	2B.2	Chaparral Cismontane woodland Coastal scrub	Chaparral, cismontane woodland, coastal scrub.	Drying alkaline flats. 20-1020 m.	No suitable habitat is present on site. This species is not present.
Sidalcea neomexicana	salt spring checkerbloom	Dicots	None	None	2B.2	Alkali playa Chaparral Coastal scrub Lower montane coniferous forest Mojavean desert scrub Wetland	Playas, chaparral, coastal scrub, lower montane coniferous forest, Mojavean desert scrub.	Alkali springs and marshes. 3-2380 m.	No suitable habitat is present on site. This species is not present.
Southern Coast Live Oak Riparian Forest	Southern Coast Live Oak Riparian Forest	Riparian	None	None		Riparian forest			This is not present.
Southern Cottonwood Willow Riparian Forest	Southern Cottonwood Willow Riparian Forest	Riparian	None	None		Riparian forest			This is not present.
Southern Riparian Scrub	Southern Riparian Scrub	Riparian	None	None		Riparian scrub			This is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
Southern Sycamore Alder Riparian Woodland	Southern Sycamore Alder Riparian Woodland	Riparian	None	None		Riparian woodland			This is not present.
Symphotrichum defoliatum	San Bernardino aster	Dicots	None	None	1B.2	Cismontane woodland Coastal scrub Lower montane coniferous forest Marsh & swamp Meadow & seep Valley & foothill grassland	Meadows and seeps, cismontane woodland, coastal scrub, lower montane coniferous forest, marshes and swamps, valley and foothill grassland.	Vernally mesic grassland or near ditches, streams and springs; disturbed areas. 3-2045 m.	No suitable habitat is present on site. This species is not present.
Texosporium sancti-jacobi	woven-spored lichen	Lichens	None	None	3	Chaparral	Chaparral.	Open sites; in California with Adenostoma fasciculatum, Eriogonum, Selaginella. Found on soil, small mammal pellets, dead twigs, and on Selaginella. 60-870 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Rare Plant Rank	Habitats	General Habitat	Micro Habitat	Presence/Absence
Tortula californica	California screw moss	Bryophytes	None	None	1B.2	Chenopod scrub Valley & foothill grassland	Chenopod scrub, valley and foothill grassland.	Moss growing on sandy soil. 45-750 m.	No suitable habitat is present on site. This species is not present.
Trichocoronis wrightii var. wrightii	Wright's trichocoronis	Dicots	None	None	2B.1	Marsh & swamp Meadow & seep Riparian forest Vernal pool Wetland	Marshes and swamps, riparian forest, meadows and seeps, vernal pools.	Mud flats of vernal lakes, drying river beds, alkali meadows. 5-435 m.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Accipiter cooperii	Cooper's hawk	Birds	None	None	CDFW_WL-Watch List IUCN_LC-Least Concern	Cismontane woodland Riparian forest Riparian woodland Upper montane coniferous forest	Woodland, chiefly of open, interrupted or marginal type.	Nest sites mainly in riparian growths of deciduous trees, as in canyon bottoms on river floodplains; also, live oaks.	No suitable habitat is present on site. This species is not present.
Agelaius tricolor	tricolored blackbird	Birds	None	Threatened	BLM_S-Sensitive CDFW_SSC-Species of Special Concern IUCN_EN-Endangered NABCI_RWL-Red Watch List USFWS_BCC-Birds of Conservation Concern	Freshwater marsh Marsh & swamp Swamp Wetland	Highly colonial species, most numerous in Central Valley and vicinity. Largely endemic to California.	Requires open water, protected nesting substrate, and foraging area with insect prey within a few km of the colony.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Aimophila ruficeps canescens</i>	southern California rufous-crowned sparrow	Birds	None	None	CDFW_WL-Watch List	Chaparral Coastal scrub	Resident in Southern California coastal sage scrub and sparse mixed chaparral.	Frequents relatively steep, often rocky hillsides with grass and forb patches.	No suitable habitat is present on site. This species is not present.
<i>Anniella stebbinsi</i>	Southern California legless lizard	Reptiles	None	None	CDFW_SSC-Species of Special Concern USFS_S-Sensitive	Broadleaved upland forest Chaparral Coastal dunes Coastal scrub	Generally south of the Transverse Range, extending to northwestern Baja California. Occurs in sandy or loose loamy soils under sparse vegetation. Disjunct populations in the Tehachapi and Piute Mountains in Kern County.	Variety of habitats; generally in moist, loose soil. They prefer soils with a high moisture content.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Aquila chrysaetos	golden eagle	Birds	None	None	BLM_S-Sensitive CDF_S-Sensitive CDFW_FP-Fully Protected CDFW_WL-Watch List IUCN_LC-Least Concern	Broadleaved upland forest Cismontane woodland Coastal prairie Great Basin grassland Great Basin scrub Lower montane coniferous forest Pinon & juniper woodlands Upper montane coniferous forest Valley & foothill grassland	Rolling foothills, mountain areas, sage-juniper flats, and desert.	Cliff-walled canyons provide nesting habitat in most parts of range; also, large trees in open areas.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Arizona elegans occidentalis	California glossy snake	Reptiles	None	None	CDFW_SSC- Species of Special Concern		Patchily distributed from the eastern portion of San Francisco Bay, southern San Joaquin Valley, and the Coast, Transverse, and Peninsular ranges, south to Baja California.	Generalist reported from a range of scrub and grassland habitats, often with loose or sandy soils.	No suitable habitat is present on site. This species is not present.
Artemisiospiza belli belli	Bell's sage sparrow	Birds	None	None	CDFW_WL- Watch List	Chaparral Coastal scrub	Nests in chaparral dominated by fairly dense stands of chamise. Found in coastal sage scrub in south of range.	Nest located on the ground beneath a shrub or in a shrub 6-18 inches above ground. Territories about 50 yds apart.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Asio otus	long-eared owl	Birds	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern USFWS_BCC-Birds of Conservation Concern	Cismontane woodland Great Basin scrub Riparian forest Riparian woodland Upper montane coniferous forest	Riparian bottomlands grown to tall willows and cottonwoods; also, belts of live oak paralleling stream courses.	Require adjacent open land, productive of mice and the presence of old nests of crows, hawks, or magpies for breeding.	No suitable habitat is present on site. This species is not present.
Aspidoscelis hyperythra	orange-throated whiptail	Reptiles	None	None	CDFW_WL-Watch List IUCN_LC-Least Concern USFS_S-Sensitive	Chaparral Cismontane woodland Coastal scrub	Inhabits low-elevation coastal scrub, chaparral, and valley-foothill hardwood habitats.	Prefers washes and other sandy areas with patches of brush and rocks. Perennial plants necessary for its major food: termites.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Aspidoscelis tigris stejnegeri</i>	coastal whiptail	Reptiles	None	None	CDFW_SSC- Species of Special Concern		Found in deserts and semi-arid areas with sparse vegetation and open areas. Also found in woodland and riparian areas.	Ground may be firm soil, sandy, or rocky.	No suitable habitat is present on site. This species is not present.
<i>Athene cunicularia</i>	burrowing owl	Birds	None	None	BLM_S-Sensitive CDFW_SSC- Species of Special Concern IUCN_LC- Least Concern USFWS_BCC- Birds of Conservation Concern	Coastal prairie Coastal scrub Great Basin grassland Great Basin scrub Mojavean desert scrub Sonoran desert scrub Valley & foothill grassland	Open, dry annual or perennial grasslands, deserts, and scrublands characterized by low-growing vegetation.	Subterranean nester, dependent upon burrowing mammals, most notably, the California ground squirrel.	Suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Bombus crotchii	Crotch bumble bee	Insects	None	None			Coastal California east to the Sierra-Cascade crest and south into Mexico.	Food plant genera include Antirrhinum, Phacelia, Clarkia, Dendromecon, Eschscholzia, and Eriogonum.	No suitable habitat is present on site. This species is not present.
Branchinecta lynchi	vernal pool fairy shrimp	Crustaceans	Threatened	None	IUCN_VU-Vulnerable	Valley & foothill grassland Vernal pool Wetland	Endemic to the grasslands of the Central Valley, Central Coast mountains, and South Coast mountains, in astatic rain-filled pools.	Inhabit small, clear-water sandstone-depression pools and grassed swale, earth slump, or basalt-flow depression pools.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Buteo regalis	ferruginous hawk	Birds	None	None	CDFW_WL-Watch List IUCN_LC-Least Concern	Great Basin grassland Great Basin scrub Pinon & juniper woodlands Valley & foothill grassland	Open grasslands, sagebrush flats, desert scrub, low foothills and fringes of pinyon and juniper habitats.	Eats mostly lagomorphs, ground squirrels, and mice. Population trends may follow lagomorph population cycles.	No suitable habitat is present on site. This species is not present.
Campylorhynchus brunneicapillus sandiegensis	coastal cactus wren	Birds	None	None	CDFW_SSC-Species of Special Concern USFS_S-Sensitive USFWS_BCC-Birds of Conservation Concern	Coastal scrub	Southern California coastal sage scrub.	Wrens require tall opuntia cactus for nesting and roosting.	No suitable habitat is present on site. This species is not present.
Ceratochrysis longimala	Desert cuckoo wasp	Insects	None	None					No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Chaetodipus californicus femoralis	Dulzura pocket mouse	Mammals	None	None	CDFW_SSC- Species of Special Concern	Chaparral Coastal scrub Valley & foothill grassland	Variety of habitats including coastal scrub, chaparral and grassland in San Diego County.	Attracted to grass- chaparral edges.	No suitable habitat is present on site. This species is not present.
Chaetodipus fallax fallax	northwestern San Diego pocket mouse	Mammals	None	None	CDFW_SSC- Species of Special Concern	Chaparral Coastal scrub	Coastal scrub, chaparral, grasslands, sagebrush, etc. in western San Diego County.	Sandy, herbaceous areas, usually in association with rocks or coarse gravel.	No suitable habitat is present on site. This species is not present.
Charadrius nivosus nivosus	western snowy plover	Birds	Threatened	None	CDFW_SSC- Species of Special Concern NABCI_RWL- Red Watch List	Great Basin standing waters Sand shore Wetland	Sandy beaches, salt pond levees and shores of large alkali lakes.	Needs sandy, gravelly or friable soils for nesting.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Cicindela senilis frosti</i>	senile tiger beetle	Insects	None	None		Mud shore/flats Wetland	Inhabits marine shoreline, from Central California coast south to salt marshes of San Diego. Also found at Lake Elsinore.	Inhabits dark-colored mud in the lower zone and dried salt pans in the upper zone.	
<i>Circus hudsonius</i>	northern harrier	Birds	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern USFWS_BCC-Birds of Conservation Concern	Coastal scrub Great Basin grassland Marsh & swamp Riparian scrub Valley & foothill grassland Wetland	Coastal salt and freshwater marsh. Nest and forage in grasslands, from salt grass in desert sink to mountain cienagas.	Nests on ground in shrubby vegetation, usually at marsh edge; nest built of a large mound of sticks in wet areas.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Coccyzus americanus occidentalis</i>	western yellow-billed cuckoo	Birds	Threatened	Endangered	BLM_S-Sensitive NABCI_RWL-Red Watch List USFS_S-Sensitive	Riparian forest	Riparian forest nester, along the broad, lower flood-bottoms of larger river systems.	Nests in riparian jungles of willow, often mixed with cottonwoods, with lower story of blackberry, nettles, or wild grape.	No suitable habitat is present on site. This species is not present.
<i>Coleonyx variegatus abbotti</i>	San Diego banded gecko	Reptiles	None	None	CDFW_SSC-Species of Special Concern	Chaparral Coastal scrub	Coastal and cismontane Southern California.	Found in granite or rocky outcrops in coastal scrub and chaparral habitats.	No suitable habitat is present on site. This species is not present.
<i>Crotalus ruber</i>	red-diamond rattlesnake	Reptiles	None	None	CDFW_SSC-Species of Special Concern USFS_S-Sensitive	Chaparral Mojavean desert scrub Sonoran desert scrub	Chaparral, woodland, grassland, and desert areas from coastal San Diego County to the eastern slopes of the mountains.	Occurs in rocky areas and dense vegetation. Needs rodent burrows, cracks in rocks or surface cover objects.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Diadophis punctatus modestus	San Bernardino ringneck snake	Reptiles	None	None	USFS_S-Sensitive		Most common in open, relatively rocky areas. Often in somewhat moist microhabitats near intermittent streams.	Avoids moving through open or barren areas by restricting movements to areas of surface litter or herbaceous veg.	No suitable habitat is present on site. This species is not present.
Dipodomys merriami parvus	San Bernardino kangaroo rat	Mammals	Endangered	Candidate Endangered	CDFW_SSC-Species of Special Concern	Coastal scrub	Alluvial scrub vegetation on sandy loam substrates characteristic of alluvial fans and flood plains.	Needs early to intermediate seral stages.	No suitable habitat is present on site. This species is not present.
Dipodomys stephensi	Stephens' kangaroo rat	Mammals	Endangered	Threatened	IUCN_EN-Endangered	Coastal scrub Valley & foothill grassland	Primarily annual and perennial grasslands, but also occurs in coastal scrub and sagebrush with sparse canopy cover.	Prefers buckwheat, chamise, brome grass and filaree. Will burrow into firm soil.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Elanus leucurus	white-tailed kite	Birds	None	None	BLM_S-Sensitive CDFW_FP-Fully Protected IUCN_LC-Least Concern	Cismontane woodland Marsh & swamp Riparian woodland Valley & foothill grassland Wetland	Rolling foothills and valley margins with scattered oaks and river bottomlands or marshes next to deciduous woodland.	Open grasslands, meadows, or marshes for foraging close to isolated, dense-topped trees for nesting and perching.	No suitable habitat is present on site. This species is not present.
Empidonax traillii extimus	southwestern willow flycatcher	Birds	Endangered	Endangered	NABCI_RWL-Red Watch List	Riparian woodland	Riparian woodlands in Southern California.		No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Emys marmorata	western pond turtle	Reptiles	None	None	BLM_S-Sensitive CDFW_SSC-Species of Special Concern IUCN_VU-Vulnerable USFS_S-Sensitive	Aquatic Artificial flowing waters Klamath/North coast flowing waters Klamath/North coast standing waters Marsh & swamp Sacramento/San Joaquin flowing waters Sacramento/San Joaquin standing waters South coast flowing waters South coast standing waters Wetland	A thoroughly aquatic turtle of ponds, marshes, rivers, streams and irrigation ditches, usually with aquatic vegetation, below 6000 ft elevation.	Needs basking sites and suitable (sandy banks or grassy open fields) upland habitat up to 0.5 km from water for egg-laying.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Eremophila alpestris actia	California horned lark	Birds	None	None	CDFW_WL-Watch List IUCN_LC-Least Concern	Marine intertidal & splash zone communities Meadow & seep	Coastal regions, chiefly from Sonoma County to San Diego County. Also main part of San Joaquin Valley and east to foothills.	Short-grass prairie, "bald" hills, mountain meadows, open coastal plains, fallow grain fields, alkali flats.	No suitable habitat is present on site. This species is not present.
Eumops perotis californicus	western mastiff bat	Mammals	None	None	BLM_S-Sensitive CDFW_SSC-Species of Special Concern WBWG_H-High Priority	Chaparral Cismontane woodland Coastal scrub Valley & foothill grassland	Many open, semi-arid to arid habitats, including conifer and deciduous woodlands, coastal scrub, grasslands, chaparral, etc.	Roosts in crevices in cliff faces, high buildings, trees and tunnels.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Euphydryas editha quino	quino checkerspot butterfly	Insects	Endangered	None		Chaparral Coastal scrub	Sunny openings within chaparral and coastal sage shrublands in parts of Riverside and San Diego counties.	Hills and mesas near the coast. Need high densities of food plants <i>Plantago erecta</i> , <i>P. insularis</i> , and <i>Orthocarpus purpurescens</i> .	No suitable habitat is present on site. This species is not present.
Haliaeetus leucocephalus	bald eagle	Birds	Delisted	Endangered	BLM_S-Sensitive CDF_S-Sensitive CDFW_FP-Fully Protected IUCN_LC-Least Concern USFS_S-Sensitive	Lower montane coniferous forest Oldgrowth	Ocean shore, lake margins, and rivers for both nesting and wintering. Most nests within 1 mile of water.	Nests in large, old-growth, or dominant live tree with open branches, especially ponderosa pine. Roosts communally in winter.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Icteria virens	yellow-breasted chat	Birds	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern	Riparian forest Riparian scrub Riparian woodland	Summer resident; inhabits riparian thickets of willow and other brushy tangles near watercourses.	Nests in low, dense riparian, consisting of willow, blackberry, wild grape; forages and nests within 10 ft of ground.	No suitable habitat is present on site. This species is not present.
Lanius ludovicianus	loggerhead shrike	Birds	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern	Broadleaved upland forest Desert wash Joshua tree woodland Mojavean desert scrub Pinon & juniper woodlands Riparian woodland Sonoran desert scrub	Broken woodlands, savannah, pinyon-juniper, Joshua tree, and riparian woodlands, desert oases, scrub and washes.	Prefers open country for hunting, with perches for scanning, and fairly dense shrubs and brush for nesting.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Lasiurus xanthinus	western yellow bat	Mammals	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern WBWG_H-High Priority	Desert wash	Found in valley foothill riparian, desert riparian, desert wash, and palm oasis habitats.	Roosts in trees, particularly palms. Forages over water and among trees.	No suitable habitat is present on site. This species is not present.
Laterallus jamaicensis coturniculus	California black rail	Birds	None	Threatened	BLM_S-Sensitive CDFW_FP-Fully Protected IUCN_NT-Near Threatened NABCI_RWL-Red Watch List	Brackish marsh Freshwater marsh Marsh & swamp Salt marsh Wetland	Inhabits freshwater marshes, wet meadows and shallow margins of saltwater marshes bordering larger bays.	Needs water depths of about 1 inch that do not fluctuate during the year and dense vegetation for nesting habitat.	No suitable habitat is present on site. This species is not present.
Lepus californicus bennettii	San Diego black-tailed jackrabbit	Mammals	None	None		Coastal scrub	Intermediate canopy stages of shrub habitats and open shrub / herbaceous and tree / herbaceous edges.	Coastal sage scrub habitats in Southern California.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Neolarra alba	white cuckoo bee	Insects	None	None			Known only from localities in Southern California.	Cleptoparasitic in the nests of perdita bees.	No suitable habitat is present on site. This species is not present.
Neotoma lepida intermedia	San Diego desert woodrat	Mammals	None	None	CDFW_SSC-Species of Special Concern	Coastal scrub	Coastal scrub of Southern California from San Diego County to San Luis Obispo County.	Moderate to dense canopies preferred. They are particularly abundant in rock outcrops, rocky cliffs, and slopes.	No suitable habitat is present on site. This species is not present.
Nyctinomops femorosaccus	pocketed free-tailed bat	Mammals	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern WBWG_M-Medium Priority	Joshua tree woodland Pinon & juniper woodlands Riparian scrub Sonoran desert scrub	Variety of arid areas in Southern California; pine-juniper woodlands, desert scrub, palm oasis, desert wash, desert riparian, etc.	Rocky areas with high cliffs.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Onychomys torridus ramona	southern grasshopper mouse	Mammals	None	None	CDFW_SSC-Species of Special Concern	Chenopod scrub	Desert areas, especially scrub habitats with friable soils for digging. Prefers low to moderate shrub cover.	Feeds almost exclusively on arthropods, especially scorpions and orthopteran insects.	No suitable habitat is present on site. This species is not present.
Perognathus longimembris brevinasus	Los Angeles pocket mouse	Mammals	None	None	CDFW_SSC-Species of Special Concern	Coastal scrub	Lower elevation grasslands and coastal sage communities in and around the Los Angeles Basin.	Open ground with fine, sandy soils. May not dig extensive burrows, hiding under weeds and dead leaves instead.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Phrynosoma blainvillii	coast horned lizard	Reptiles	None	None	BLM_S-Sensitive CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern	Chaparral Cismontane woodland Coastal bluff scrub Coastal scrub Desert wash Pinon & juniper woodlands Riparian scrub Riparian woodland Valley & foothill grassland	Frequents a wide variety of habitats, most common in lowlands along sandy washes with scattered low bushes.	Open areas for sunning, bushes for cover, patches of loose soil for burial, and abundant supply of ants and other insects.	No suitable habitat is present on site. This species is not present.
Plegadis chihi	white-faced ibis	Birds	None	None	CDFW_WL-Watch List IUCN_LC-Least Concern	Marsh & swamp Wetland	Shallow freshwater marsh.	Dense tule thickets for nesting, interspersed with areas of shallow water for foraging.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Polioptila californica californica</i>	coastal California gnatcatcher	Birds	Threatened	None	CDFW_SSC-Species of Special Concern NABCI_YWL-Yellow Watch List	Coastal bluff scrub Coastal scrub	Obligate, permanent resident of coastal sage scrub below 2500 ft in Southern California.	Low, coastal sage scrub in arid washes, on mesas and slopes. Not all areas classified as coastal sage scrub are occupied.	No suitable habitat is present on site. This species is not present.
<i>Salvadora hexalepis virgultea</i>	coast patch-nosed snake	Reptiles	None	None	CDFW_SSC-Species of Special Concern	Coastal scrub	Brushy or shrubby vegetation in coastal Southern California.	Require small mammal burrows for refuge and overwintering sites.	No suitable habitat is present on site. This species is not present.
<i>Setophaga petechia</i>	yellow warbler	Birds	None	None	CDFW_SSC-Species of Special Concern	Riparian forest Riparian scrub Riparian woodland	Riparian plant associations in close proximity to water. Also nests in montane shrubbery in open conifer forests in Cascades and Sierra Nevada.	Frequently found nesting and foraging in willow shrubs and thickets, and in other riparian plants including cottonwoods, sycamores, ash, and alders.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
<i>Socalchemmis icenoglei</i>	icenogle's socalchemmis spider	Arachnids	None	None		Coastal scrub	Known only from the type locality in the vicinity of Winchester, Riverside County.		No suitable habitat is present on site. This species is not present.
<i>Spea hammondi</i>	western spadefoot	Amphibians	None	None	BLM_S-Sensitive CDFW_SSC-Species of Special Concern IUCN_NT-Near Threatened	Cismontane woodland Coastal scrub Valley & foothill grassland Vernal pool Wetland	Occurs primarily in grassland habitats, but can be found in valley-foothill hardwood woodlands.	Vernal pools are essential for breeding and egg-laying.	No suitable habitat is present on site. This species is not present.
<i>Spinus lawrencei</i>	Lawrence's goldfinch	Birds	None	None	IUCN_LC-Least Concern NABCI_YWL-Yellow Watch List USFWS_BCC-Birds of Conservation Concern	Broadleaved upland forest Chaparral Pinon & juniper woodlands Riparian woodland	Nests in open oak or other arid woodland and chaparral, near water. Nearby herbaceous habitats used for feeding.	Closely associated with oaks.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Streptocephalus woottoni	Riverside fairy shrimp	Crustaceans	Endangered	None	IUCN_EN-Endangered	Coastal scrub Valley & foothill grassland Vernal pool Wetland	Endemic to Western Riverside, Orange, and San Diego counties in areas of tectonic swales/earth slump basins in grassland and coastal sage scrub.	Inhabit seasonally astatic pools filled by winter/spring rains. Hatch in warm water later in the season.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Taxidea taxus	American badger	Mammals	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern	Alkali marsh Alkali playa Alpine Alpine dwarf scrub Bog & fen Brackish marsh Broadleaved upland forest Chaparral Chenopod scrub Cismontane woodland Closed-cone coniferous forest Coastal bluff scrub Coastal dunes Coastal prairie Coastal scrub Desert dunes Desert wash Freshwater marsh Great Basin grassland Great Basin scrub Interior	Most abundant in drier open stages of most shrub, forest, and herbaceous habitats, with friable soils.	Needs sufficient food, friable soils and open, uncultivated ground. Preys on burrowing rodents. Digs burrows.	No suitable habitat is present on site. This species is not present.

Scientific Name	Common Name	Taxon Group	Federal List	State List	Other Status	Habitats	General Habitat	Micro Habitat	Presence/Absence
Vireo bellii pusillus	least Bell's vireo	Birds	Endangered	Endangered	IUCN_NT-Near Threatened NABCI_YWL-Yellow Watch List	Riparian forest Riparian scrub Riparian woodland	Summer resident of Southern California in low riparian in vicinity of water or in dry river bottoms; below 2000 ft.	Nests placed along margins of bushes or on twigs projecting into pathways, usually willow, Baccharis, mesquite.	No suitable habitat is present on site. This species is not present.
Xanthocephalus xanthocephalus	yellow-headed blackbird	Birds	None	None	CDFW_SSC-Species of Special Concern IUCN_LC-Least Concern	Marsh & swamp Wetland	Nests in freshwater emergent wetlands with dense vegetation and deep water. Often along borders of lakes or ponds.	Nests only where large insects such as Odonata are abundant, nesting timed with maximum emergence of aquatic insects.	No suitable habitat is present on site. This species is not present.

APPENDIX C



Ramona Expressway along southern border of site followed by commercial development in the distance. View looking southwest.



Fence along northern border of site followed by cement lined drainage and pine trees (*Pinus* sp.). View looking northwest.



Ruderal vegetation including stinknet (*Oncosiphon pilulifer*) and London rocket (*Sisymbrium irio*). View looking south.



Ruderal habitat on site where impacts will take place. View looking northwest.



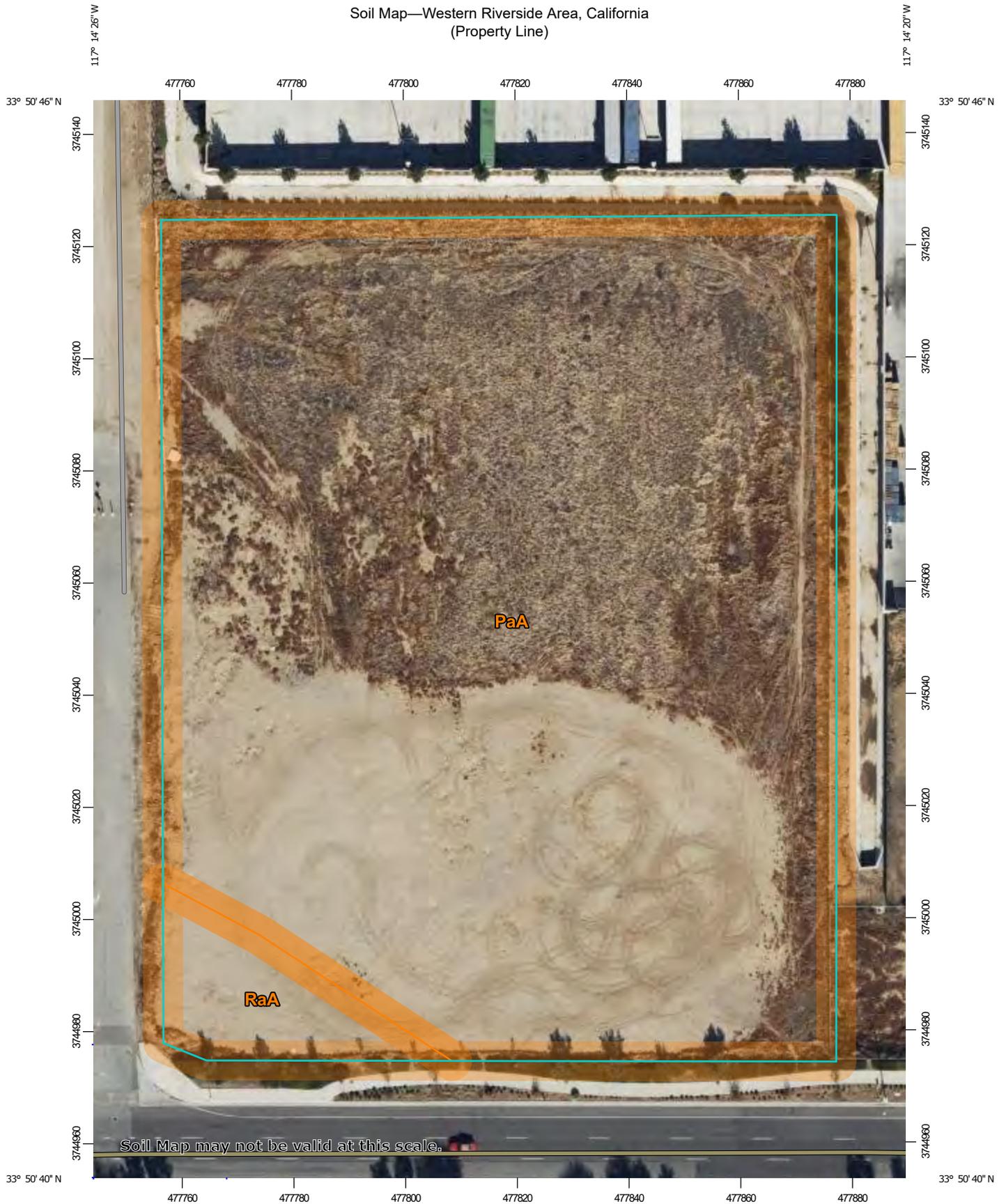
Commercial building in neighboring parcel to the east. View looking northeast.



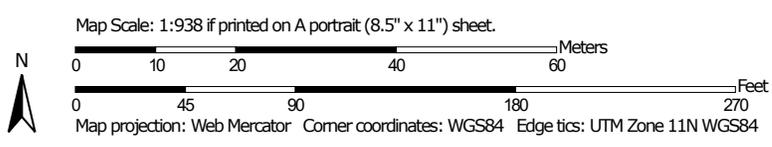
Pine trees along eastern border of site. View looking south.

APPENDIX D

Soil Map—Western Riverside Area, California
(Property Line)



Soil Map may not be valid at this scale.



MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)

Soils

 Soil Map Unit Polygons

 Soil Map Unit Lines

 Soil Map Unit Points

Special Point Features



Blowout



Borrow Pit



Clay Spot



Closed Depression



Gravel Pit



Gravelly Spot



Landfill



Lava Flow



Marsh or swamp



Mine or Quarry



Miscellaneous Water



Perennial Water



Rock Outcrop



Saline Spot



Sandy Spot



Severely Eroded Spot



Sinkhole



Slide or Slip



Sodic Spot



Spoil Area



Stony Spot



Very Stony Spot



Wet Spot



Other



Special Line Features

Water Features



Streams and Canals

Transportation



Rails



Interstate Highways



US Routes



Major Roads



Local Roads

Background



Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service

Web Soil Survey URL:

Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Western Riverside Area, California

Survey Area Data: Version 14, Sep 13, 2021

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Nov 23, 2020—Feb 6, 2021

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
PaA	Pachappa fine sandy loam, 0 to 2 percent slopes	4.3	95.4%
RaA	Ramona sandy loam, 0 to 2 percent slopes, MLRA 19	0.2	4.6%
Totals for Area of Interest		4.5	100.0%

APPENDIX E



Memorandum

Date: July 1, 2022
To: EPD Solutions, Inc.
From: Juan J. Hernandez, Hernandez Environmental Services
Subject: Focused Burrowing Owl Survey Report for APNs 302-260-078 through -081

This memorandum provides the methods and results of a Western Riverside County Multiple Species Habitat Conservation Plan (MSHCP) burrowing owl (*Athene cunicularia*) (BUOW) survey for Assessor's Parcel Numbers (APNs) 302-260-078, -079, -080, and -081 located within Riverside County, California.

Project Location

The approximate 4.50-acre project site is located on the northeast corner of Brennan Avenue and the Ramona Expressway in the City of Perris, County of Riverside, California. Specifically, the project site is located within Township 4 South, Range 3 West in Section 6 of the *Perris* United States Geological Survey (USGS) 7.5' topographic quadrangle. The center point latitude and longitude for the project site are 33°50'43.98684" North and 117°14'23.1363" West (Figures 1 and 2).

Project Description

The project proposes to build an industrial warehouse building and an associated parking lot that is expected to impact 100% of the site (Figure 3).

Project Contact Information

Owner/Applicant: EPD Solutions
2355 Main Street, Suite 100
Irvine, CA 92614

Principal Investigator: Juan J. Hernandez
Hernandez Environmental Services
17037 Lakeshore Drive
Lake Elsinore, CA 92530
(909) 772-9009

Field Survey Methods

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909.772.9009*

HES implemented the three steps as described in the *Burrowing Owl Survey Instructions for the Western Riverside County Multiple Species Habitat Conservation Plan Area*. The General Biological Assessment and Western Riverside MSHCP Consistency Analysis prepared for the project determined that focused surveys for BUOW would be required due to the presence of suitable habitat documented during the March 21, 2022, habitat assessment. In accordance with the *Burrowing Owl Survey Instructions for the Western Riverside County Multiple Species Habitat Conservation Plan Area*, focused burrow and focused BUOW surveys (Part A and Part B, respectively) were conducted on four separate days during the 2022 nesting season: April 6, April 13, April 28, and May 5. Survey times, weather, and sunrise/sunset information is described in Table 1 below.

Table 1. Survey Information

Survey	Date	Survey Start Time	Survey End Time	Sunrise/Sunset	Weather
1	April 6, 2022	0810 hours	0830 hours	0628 hours 1913 hours	61 degrees Fahrenheit, 0% cloud cover, winds 0-1 miles per hour from the west.
2	April 13, 2022	0750 hours	0818 hours	0619 hours 1918 hours	64-65 degrees Fahrenheit, 0% cloud cover, winds 0-6 miles per hour from the southeast.
3	April 28, 2022	0601 hours	0730 hours	0601 hours 1930 hours	52 degrees Fahrenheit, 100% cloud cover, winds 1-8 miles per hour from the south.
4	May 5, 2022	0730 hours	0745 hours	0555 hours 1935 hours	60-61 degrees Fahrenheit, 0% cloud cover, winds 0-1 mile per hour from the east.

Surveys were conducted from one hour before sunrise to two hours after sunrise or two hours before sunset to one hour after sunset and during weather that was conducive to observing owls outside their burrows and detecting BUOW sign. The surveys were not conducted during rain, high winds (> 20 miles per hour), dense fog, or temperatures above 90 degrees Fahrenheit. Surveys involved walking through potentially suitable habitat within the survey area. The pedestrian survey transects were spaced approximately 30 to 50 feet apart to allow 100 percent visual coverage of the ground surface. Special attention was paid to those habitat areas that appeared to provide suitable habitat for BUOW. Where permission to access the buffer areas could not be obtained, the biologist visually inspects adjacent habitats with binoculars (Figure 4).

All encountered burrows or structure entrances were checked for the presence of BUOW, molted feathers, cast pellets, prey remains, eggshell fragments, tracks, or excrement. Natural or man-made structures and debris piles that could support BUOW were also surveyed. The locations of

all suitable BUOW habitat, potential burrows, BUOW sign, and any BUOW observed was recorded and mapped with a handheld Global Positioning System (GPS) unit.

All wildlife species encountered visually or audibly during the field survey were identified and recorded in field notes. Binoculars were used to aid in the identification of observed wildlife. Representative site photographs were taken and are included within Appendix A.

Results

The project site supports one habitat community: ruderal habitat that is sparsely vegetated with non-native vegetation such as Russian thistle (*Salsola tragus*), stinknet (*Oncosiphon pilulifer*), and London rocket (*Sisymbrium irio*). Soil at the project site is classified as Pachappa fine sandy loam (PaA), 0 to 2 percent slopes; and Ramona sandy loam (RaA), 0 to 2 percent slopes, MLRA 19. The project site property is relatively flat with elevations ranging from 1,630 feet to 1,643 feet above mean sea level (AMSL). The site is surrounded by industrial development to the north, south, and east, as well as residential development to the west.

The habitat assessment conducted on March 21, 2022, found that the project site and portions of the surrounding buffer area do provide suitable habitat and burrows/nesting opportunities for BUOW. Evidence of ground squirrel activity was observed, the site consisted of open ruderal habitat and was surrounded by industrial development, Ramona Expressway, and residential development. Approximately one suitable burrow was identified and recorded in the study area (Figure 5). BUOW signs such as molted feathers, cast pellets, and excrement found on rock outcroppings were not found. All burrows are considered inactive and not in use by burrowing owl. No BUOW were observed on the project site.

Based on the absence of BUOW and BUOW evidence (i.e., scat, pellets, and feathers) within the study area, it can be concluded that the study area is not in use by BUOW.

Recommendations

Due to the fact that the project site is located within the Western Riverside County MSHCP burrowing owl survey area, a 30-day preconstruction survey is required prior to the commencement of project activities (e.g. vegetation clearing, clearing and grubbing, tree removal, site watering) to ensure that no owls have colonized the site in the days or weeks preceding project activities. If BUOW are found to have colonized the project site prior to the initiation of construction, the project proponent will immediately inform RCA and the Wildlife Agencies and will need to prepare a Burrowing Owl Protection and Relocation Plan for approval by RCA and the Wildlife Agencies prior to initiating ground disturbance.

Certification

I hereby certify that the statements furnished above and in the attached exhibits present data and information required for this biological evaluation, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief.

Date: July 1, 2022



Juan J. Hernandez
Principal Biologist

Enclosures:

- Figure 1: Location Map
- Figure 2: Vicinity Map
- Figure 3: Project Plans
- Figure 4: Survey Area Map
- Figure 5: Survey Results Map
- Appendix A: Site Photographs

FIGURES

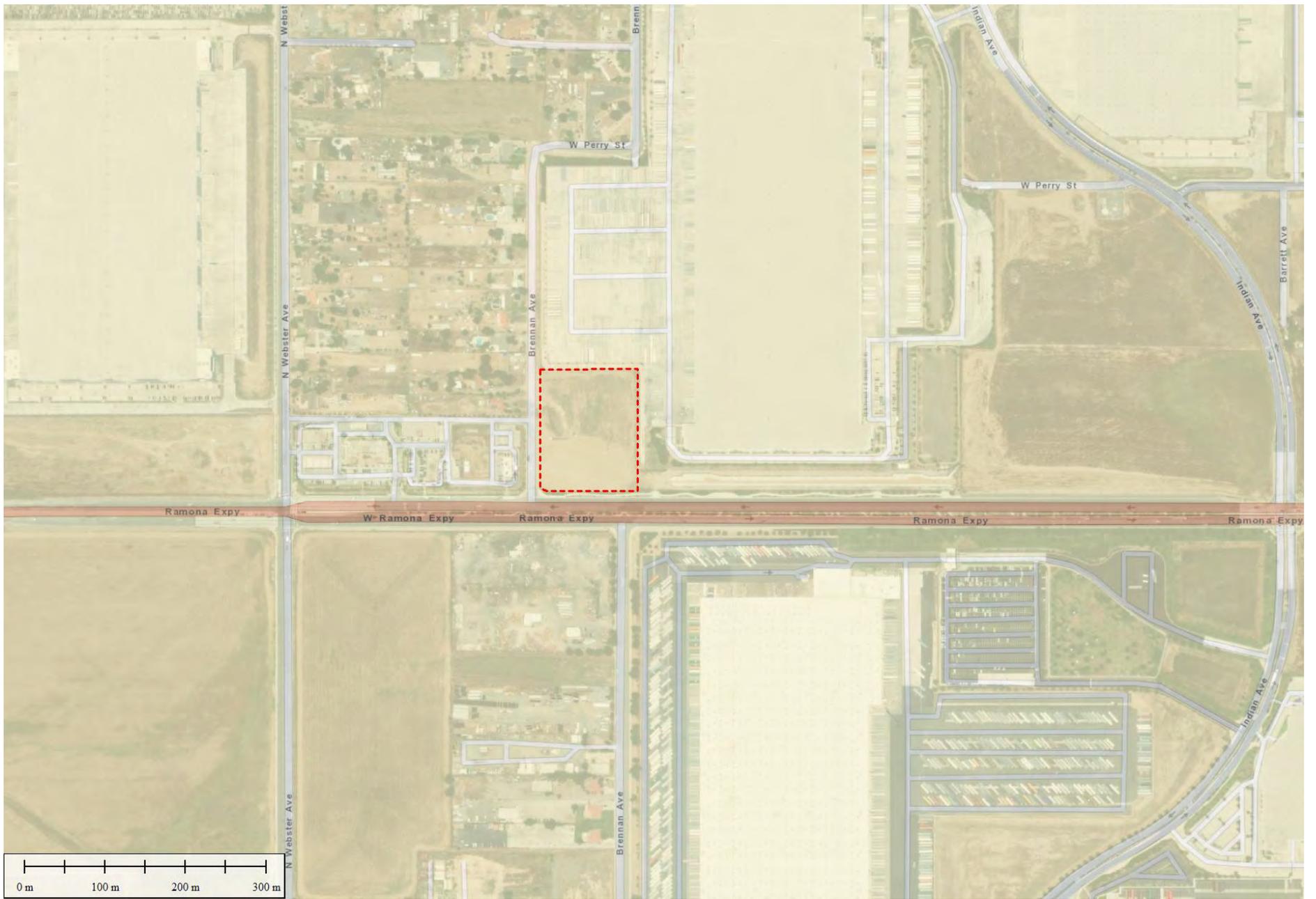


Figure 1
 Location Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

 Project Site Boundary



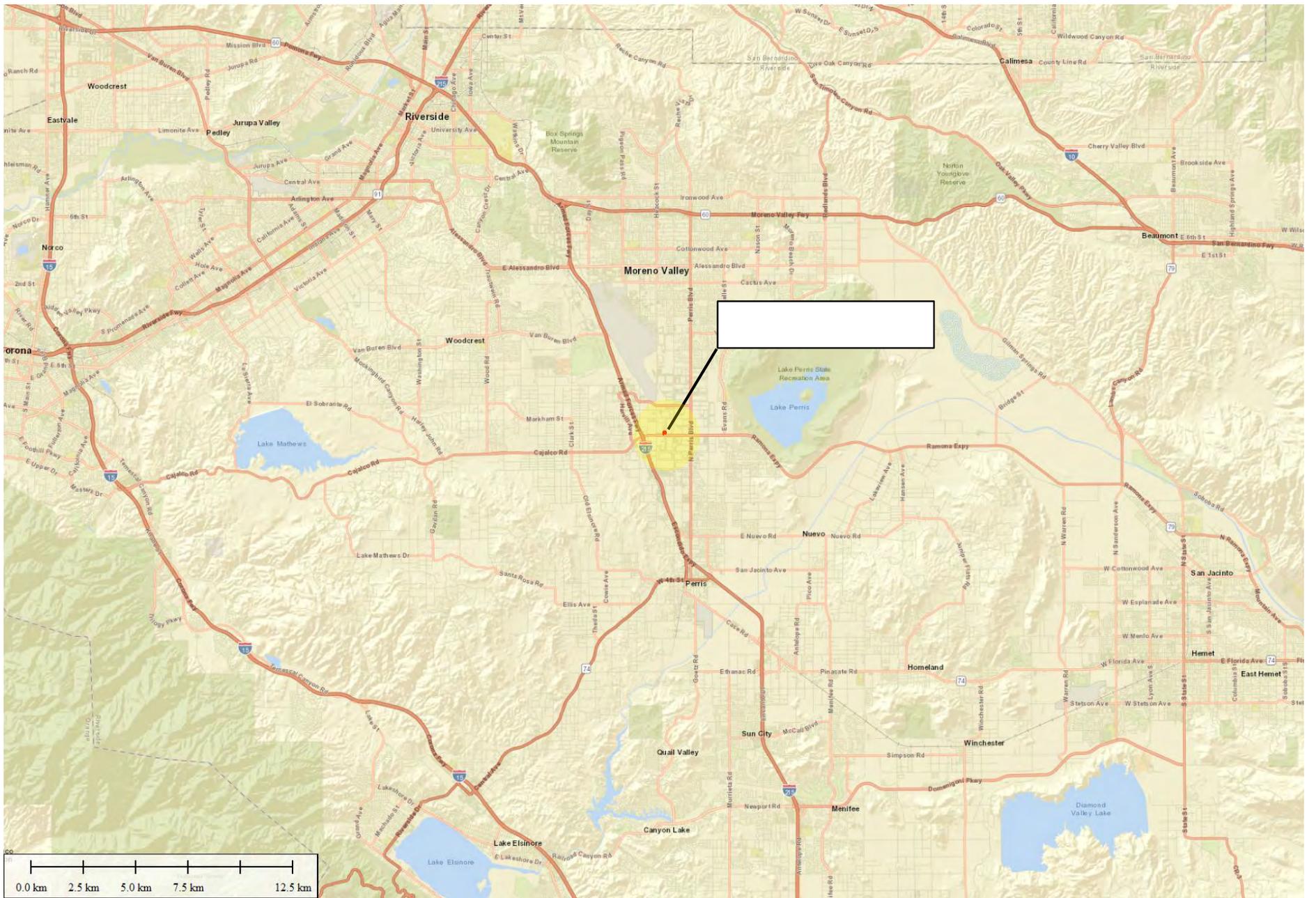
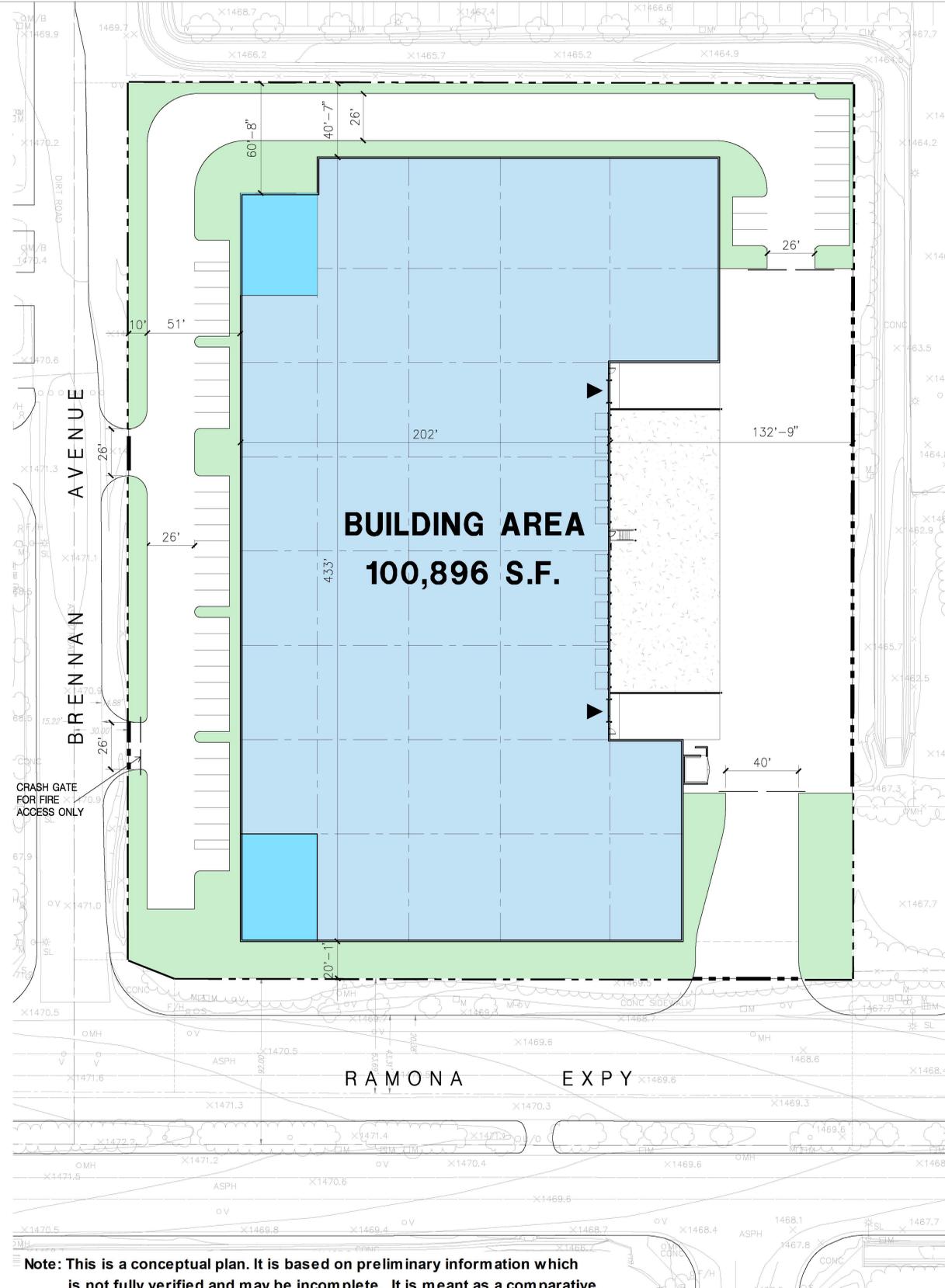


Figure 2
 Vicinity Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

 Project Site Boundary





Note: This is a conceptual plan. It is based on preliminary information which is not fully verified and may be incomplete. It is meant as a comparative aid in examining alternate development strategies and any quantities indicated are subject to revision as more reliable information becomes available.

Aerial Map



Legend

- POTENTIAL OFFICE WITH 2ND FLOOR
- WAREHOUSE
- DRIVE THRU DOOR



Tabulation

SITE AREA	
in sq. ft.	195,270 s.f.
in acres	4.5 ac
BUILDING AREA	
Office 1st floor	3,000 s.f.
Office 2nd floor	3,000 s.f.
warehouse	94,896 s.f.
TOTAL	100,896 s.f.
COVERAGE	
Office: if exceed 10% of GFA	n/a
Warehouse:	
1st 20K @ 1/1,000 sf	20 stalls
2nd 20K @ 1/2,000 sf	10 stalls
above 40K @ 1/5,000 sf	12 stalls
TOTAL	42 stalls
AUTO PARKING PROVIDED	
Standard (9'x19')	44 stalls
Zoning Ordinance	
Zoning Designation - Perris Valley Commercial Center SP (PVCC-SP) - Light Industrial	
MAXIMUM FLOOR AREA RATIO	
F.A.R. - 0.75	
MAXIMUM BUILDING HEIGHT	
Height - 50'	
SETBACKS	
Ramona Expy. - 20'	
Brennan Ave. - 10'	
Side / Rear - 0'	
LANDSCAPE REQUIRED	
Percentage	12%
LANDSCAPE PROVIDED	
Percentage	14.0%
in s. f.	27,312 s.f.



Conceptual Site Plan NEC Ramona Expy & Brennan Ave

WESTPORT PROPERTIES



Figure 4
 BUOW Survey Area Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

Legend

- Project Site Boundary
- 500 Foot Buffer
- Transect
- Area Viewed with Binoculars





Figure 5
 BUOW Survey Results Map
 APNs 302-260-078, -079, -080, & -081
 City of Perris, Riverside County, California

- Legend**
-  Project Site Boundary
 -  500 Foot Buffer
 -  Inactive Burrow



APPENDIX A



Ramona Expressway along southern border of site followed by commercial development in the distance. View looking southwest.



Fence along northern border of site followed by cement lined drainage and pine trees (*Pinus* sp.). View looking northwest.



Ruderal vegetation including stinknet (*Oncosiphon pilulifer*) and London rocket (*Sisymbrium irio*). View looking south.



Ruderal habitat on site where impacts will take place. View looking northwest.



Commercial building in neighboring parcel to the east. View looking northeast.



Pine trees along eastern border of site. View looking south.